

What is Sustainable Construction?

Sustainable construction is a set of processes to assist the industry deliver built assets that –

- enhance the quality of life and offer customer satisfaction;
- offer flexibility and the potential to cater for user changes in the future;
- provide and support desirable natural and social environments; and maximise the efficient use of resources.

What the Action Plan will achieve

Over three years this implementation should result in –

- procurement in line with value for money principles on the basis of whole life costs;
 - less waste during construction and in operation;
 - targets for energy and water consumption for new projects that meet at least current best practice for construction type and which contribute significantly to the achievement of Government objectives;
 - the protection of habitat and species; and
- targets developed in terms of ‘respect for people’ for all procurement.

Government Construction Clients Group

GCCG brings together representatives from all Government bodies with an involvement in construction. Its purpose is to ensure the effective promotion of best practice and efficiency throughout the public sector.

Improving the
Government
Construction
Client

Achieving Sustainability In Construction Procurement

Sustainability Action Plan



Government Construction Clients Group

SUSTAINABILITY ACTION PLAN

Theme	What we do			What this will achieve
	By March 2004	By March 2005	By March 2006	
Re-Use Existing Built Assets	<ul style="list-style-type: none"> 70% of projects to use 'whole life cost' assessment as part of the technical appraisal for decision to build new or refurbish/re-use existing assets. 25% of projects to have criteria for evaluation of sustainability included in procurement procedures. 	<ul style="list-style-type: none"> 100% of projects to use 'whole life cost' assessment as part of the technical appraisal for decision to build new or refurbish/re-use existing assets. 70% of projects to have criteria for evaluation of sustainability included in procurement procedures. 	<ul style="list-style-type: none"> 100% of projects to use 'whole life cost' assessment as part of the technical appraisal for decision to build new or refurbish/re-use existing assets. 100% of projects to have criteria for evaluation of sustainability included in procurement procedures. 	<p>Over three years:</p> <ul style="list-style-type: none"> procurement in line with value for money principles on the basis of whole life costs; less waste during construction and in operation; targets for energy and water consumption for new projects that meet at least current best practice for construction type and which contribute significantly to the achievement of Government objectives; the protection of habitat and species taking due account of the Biodiversity in Northern Ireland – Recommendations to Government for a Biodiversity Strategy; targets developed in terms of 'respect for people' for procurement of the government estate; an increased number of new construction projects achieving 'excellent' under the BREEAM (or similar) assessment scheme; an increased number of refurbishment projects achieving at least 'very good' rating under the BREEAM or similar assessment scheme; a better working environment and increased productivity; increased engagement with local communities as part of the decision making process; and improved industry performance against Egan targets.
Design For Minimum Waste	<ul style="list-style-type: none"> <i>All projects to have plans to meet targets in line with the Waste Management Strategy for Northern Ireland</i> 			
Aim For Lean Construction	<ul style="list-style-type: none"> <i>Targets have already been set through 'Achieving Excellence'</i> 			
Minimise Energy In Construction And Use	<ul style="list-style-type: none"> <i>All new projects to set targets for 'in use' energy consumption which meet at least current best practice for construction type.</i> Include in the specifications for projects relevant performance requirements for energy consumption during construction and in operation. 	<ul style="list-style-type: none"> 50% of projects to measure and report as part of post project reviews, performance against established energy consumption benchmarks. 	<ul style="list-style-type: none"> 100% of projects to measure and report as part of post project reviews, performance against established energy consumption benchmarks. 	
Do Not Pollute	<ul style="list-style-type: none"> 25% of projects to include in the specifications performance criteria for contractors in relation to pollution. 	<ul style="list-style-type: none"> 70% of projects to include in the specifications performance criteria for contractors in relation to pollution. 	<ul style="list-style-type: none"> 100% of projects include in the specifications performance criteria for contractors in relation to pollution. 	
Preserve And Enhance Bio-Diversity	<ul style="list-style-type: none"> <i>Government bodies to take due account of the Biodiversity in Northern Ireland – Recommendations to Government for a Biodiversity Strategy</i> 			
Conserve Water Resources	<ul style="list-style-type: none"> <i>Set targets for water consumption which meet at least current best practice for construction type.</i> Include in the specifications for projects performance requirements for water consumption during construction and in operation. 	<ul style="list-style-type: none"> 50% of projects measure and report as part of post project reviews, performance against water consumption benchmarks where established. 	<ul style="list-style-type: none"> 100% of projects measure and report as part of post project reviews, performance against water consumption benchmarks where established. 	
Respect for People	<ul style="list-style-type: none"> 25% of projects to have procedures for procurement which include criteria for the evaluation of competence, resources and commitment of designers and contractors in relation to health and safety, training and engagement with local communities. All new projects carried out under the Considerate Contractors Scheme or similar. 30% of projects to monitor user satisfaction following occupation. 	<ul style="list-style-type: none"> 50% of projects to have procedures for procurement which include criteria for the evaluation of competence, resources and commitment of designers and contractors in relation to health and safety, training and engagement with local communities. 70% of projects to monitor user satisfaction following occupation. 	<ul style="list-style-type: none"> 100% of projects to have procedures for procurement which include criteria for the evaluation of competence, resources and commitment of designers and contractors in relation to health and safety, training and engagement with local communities. 100% of projects to monitor user satisfaction following occupation. 	
Set Targets	<ul style="list-style-type: none"> Check progress against implementation plan at six-month intervals and report as part of 'Achieving Excellence' updates. 25% of all new projects to carry out environmental assessment using BREEAM or equivalent, all new build projects assessed to achieve a 'good' or better rating. 	<ul style="list-style-type: none"> Review and up-date targets in implementation plans at six-month intervals and report as part of 'Achieving Excellence' updates. 70% of all new projects to carry out environmental assessment using BREEAM or equivalent, all new build projects assessed to achieve a 'very good' or better rating. (Refurbishment projects to achieve at least a 'good' rating.) 	<ul style="list-style-type: none"> Review and up-date targets in implementation plans at six-month intervals and report as part of 'Achieving Excellence' updates. All new projects to carry out environmental assessment using BREEAM or equivalent, all new build projects to achieve an 'excellent' rating. (Refurbishment projects to achieve at least 'very good' rating.) 	
<ul style="list-style-type: none"> Use existing and new Performance Indicators (for sustainability and respect for people as they are developed) to monitor progress and continuous improvement. 				

*Actions/Targets listed in italics contribute to already established initiatives.