



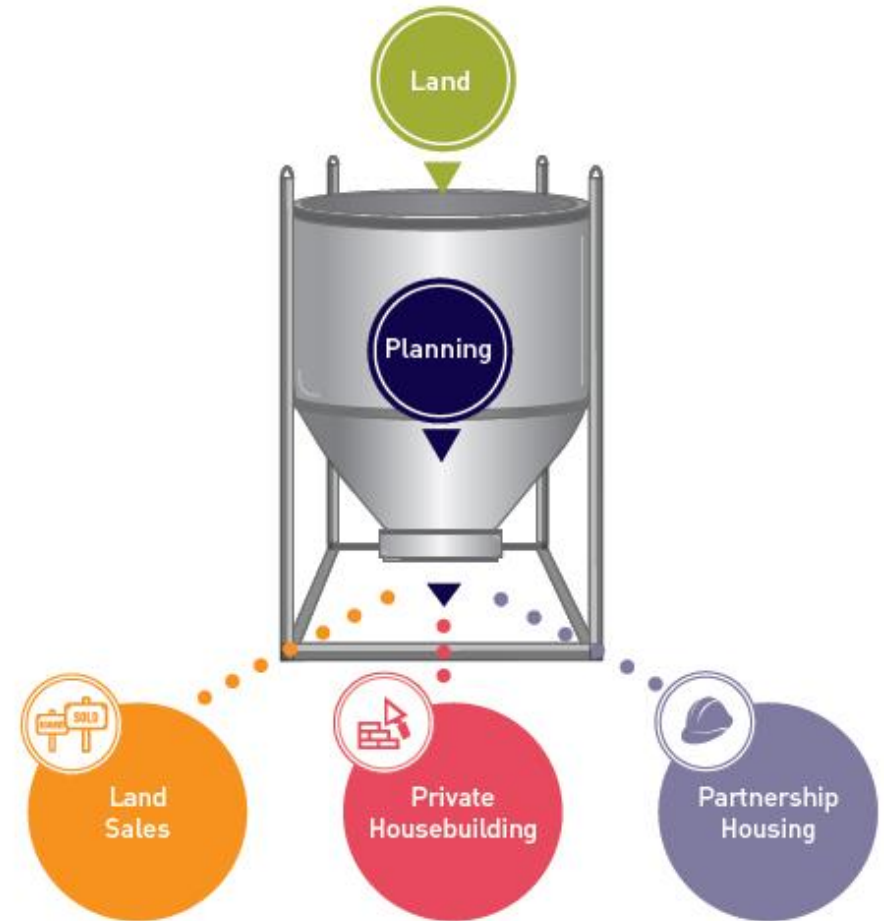
Cheshunt Lakeside

Borough of Broxbourne

Mike Butler
Senior Project Manager



- ❑ Established 2005
- ❑ Land trading and property development
- ❑ Brownfield regeneration specialists
- ❑ Self-build delivery since 2015
- ❑ 150 staff
- ❑ Complex regeneration schemes in the south and south-east regions
- ❑ Business strategy and model – developments and partnerships
- ❑ 15 live construction sites
- ❑ Circa 1,700 homes under construction



Our Principles



Safety First

We do not compromise on safety



Lasting Legacy

Our ambitious developments combine quality, value and sustainability to create a lasting legacy



Our Biggest Asset

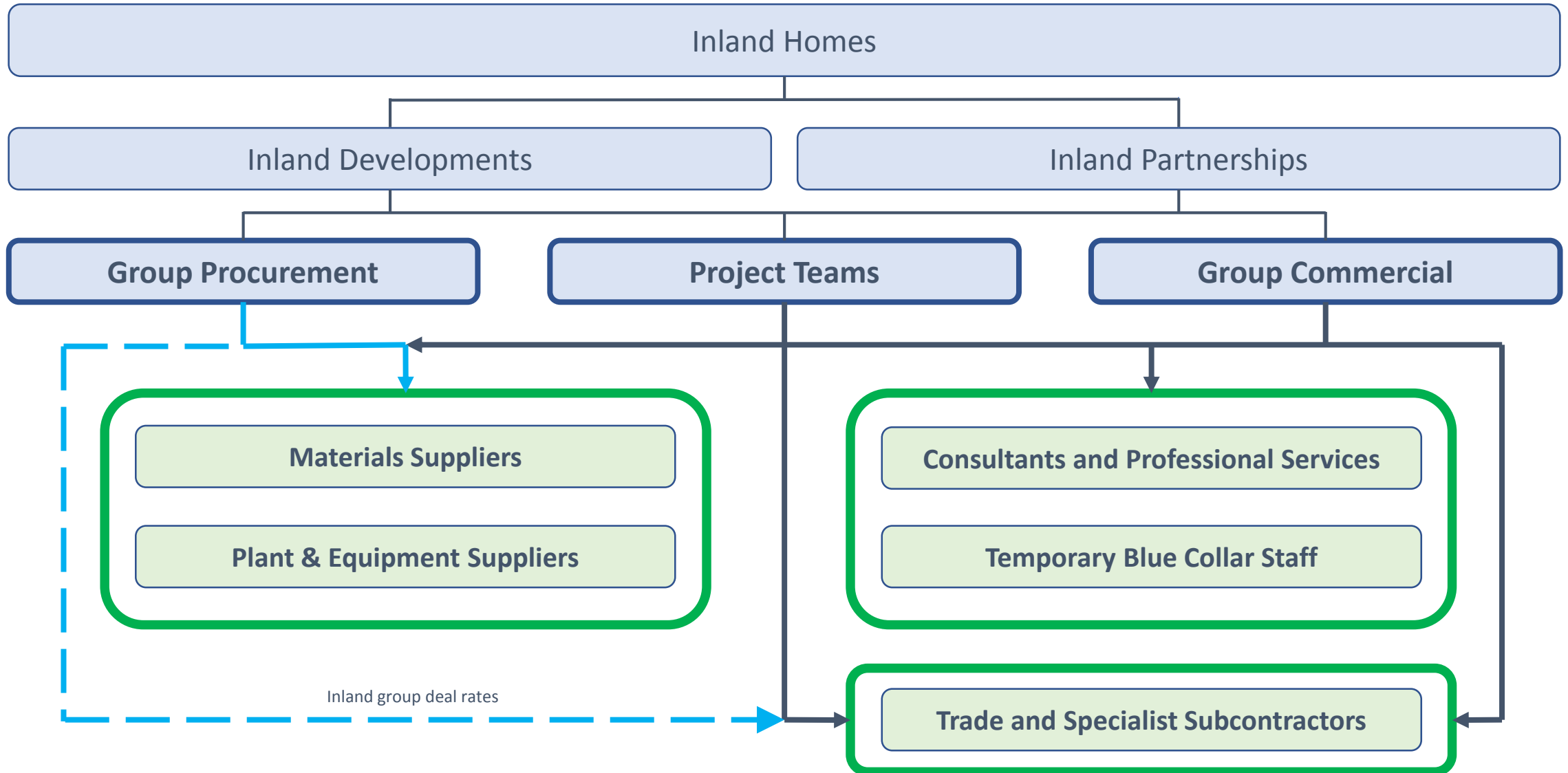
We attract talented new people, give them responsibility, and successfully retain experienced employees, all of which give us a competitive edge



Stronger Together

We value our supply chain partners, recognising we are stronger together

Supply Chain

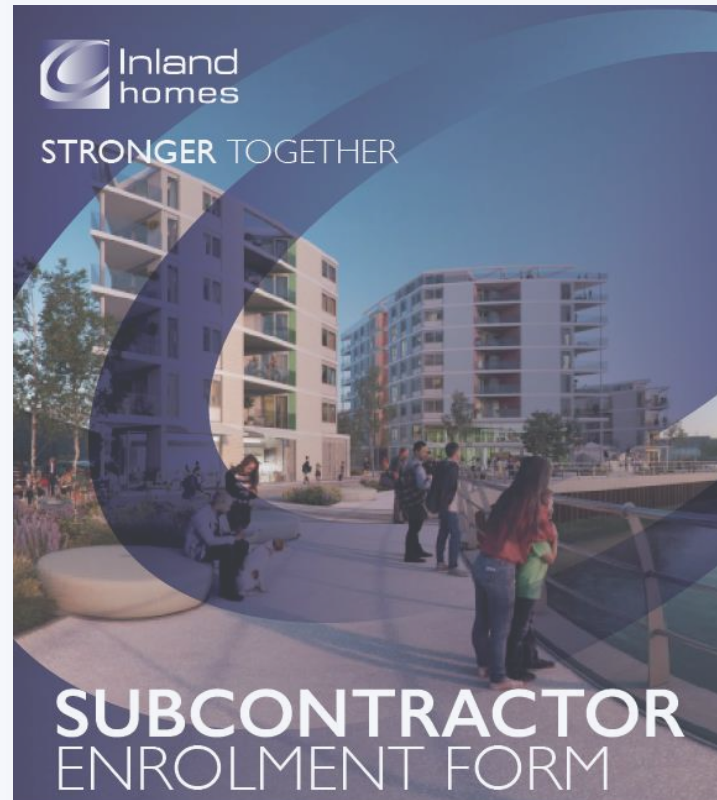


Supply Chain Procurement:

Subcontractors, Consultants, Services



- Supplier contacts Inland Homes
- Introductory meeting
- Pre-qualification
 - Construction Line
 - Credit check
- Invitation to Tender
 - References
 - Interview
 - Site visit
- Tender submission
- Subcontractor Proposal
- Inland Operating Board sign-off
- Subcontractor Enrolment
- Contract



Company name:

Date completed:

Contact Details

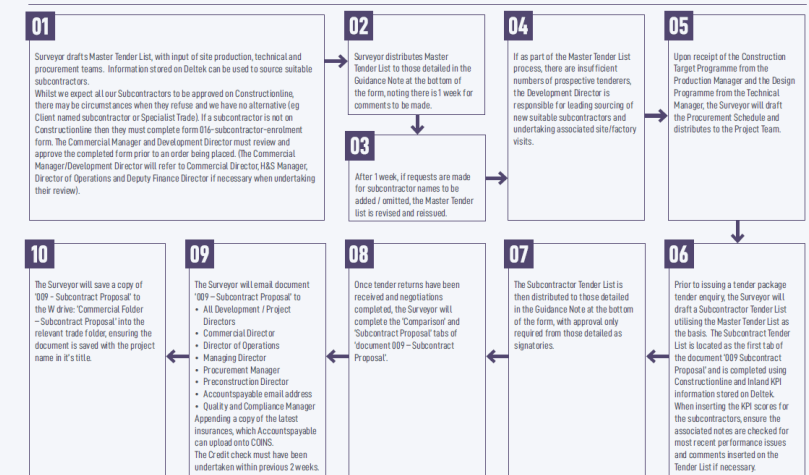
Name:

Tel:

Email:

PRO-016-A

SUBCONTRACT PROCUREMENT PROCESS



PRO-015-B

SUBCONTRACT PROPOSAL



COM-009-B

Contract:	
Contract Number:	
Date:	
Trade:	

TENDER RESULTS

Subcontractor Name	Gross Total	Discount %	Discount Value	Nett Total
Internal Budget	£0.00	n/a	n/a	£0.00
0	£0.00			£0.00
0	£0.00			£0.00
0	£0.00			£0.00

Supply Chain Procurement:

Materials, Plant & Equipment

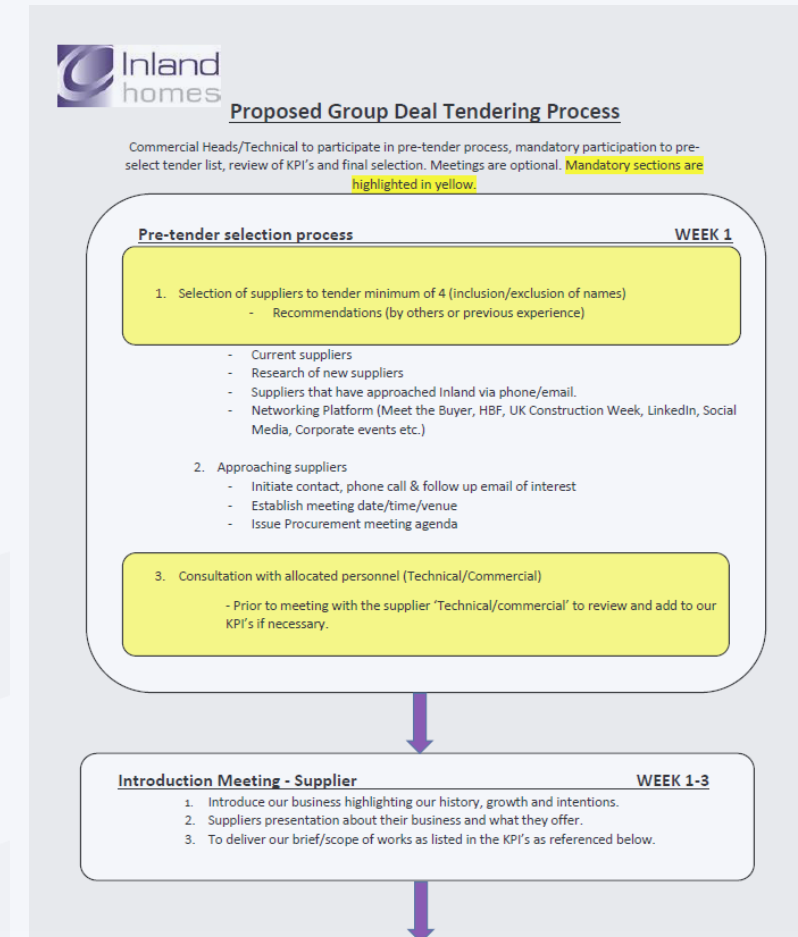


- ❑ Supplier contacts Inland Homes
- ❑ Group deal or individual project / tender
- ❑ Introductory meeting
- ❑ Pre-qualification
 - ❑ Credit check
- ❑ Issue enquiry pack:
 - ❑ Scope / brief
 - ❑ Draft trading agreement
 - ❑ Sustainable Procurement Plan
 - ❑ Stronger Together Plan
- ❑ Supplier tender submission
- ❑ Tender analysis
- ❑ Decision and final meeting
- ❑ Within 5-7 weeks from first contact

STRONGER TOGETHER PLAN
Health, Safety, Environment & Quality Management
Subcontract Document

Subcontractor Name
Date

STRONGER TOGETHER



Supply Chain Collaboration



- ❑ Stronger Together – Inland Homes core principle
- ❑ Flexible procurement strategy – centralised and local
- ❑ Mutual understanding - clear brief and scope of works
- ❑ Collaborative working:
 - ❑ Planning
 - ❑ Co-ordination
 - ❑ Control
- ❑ KPIs
- ❑ Relationship Managers
- ❑ Two-way monitoring and feedback
- ❑ Supply Chain Conference



Burnham Yard
London End
Beaconsfield
Buckinghamshire
HP9 2JH

t. 01494 762450
f. 01494 765897
e. info@inlandplc.com



STRONGER TOGETHER

Cheshunt Lakeside

- ❑ Delamare Road, Cheshunt
- ❑ Location of former Tesco HQ buildings
- ❑ Acquired by Inland Homes 2016
- ❑ Land assembly
- ❑ Inland Homes Regional Office
- ❑ Outline planning application – consent August 2019
- ❑ S106 Agreement – £14m

Former Tesco HQ Sites



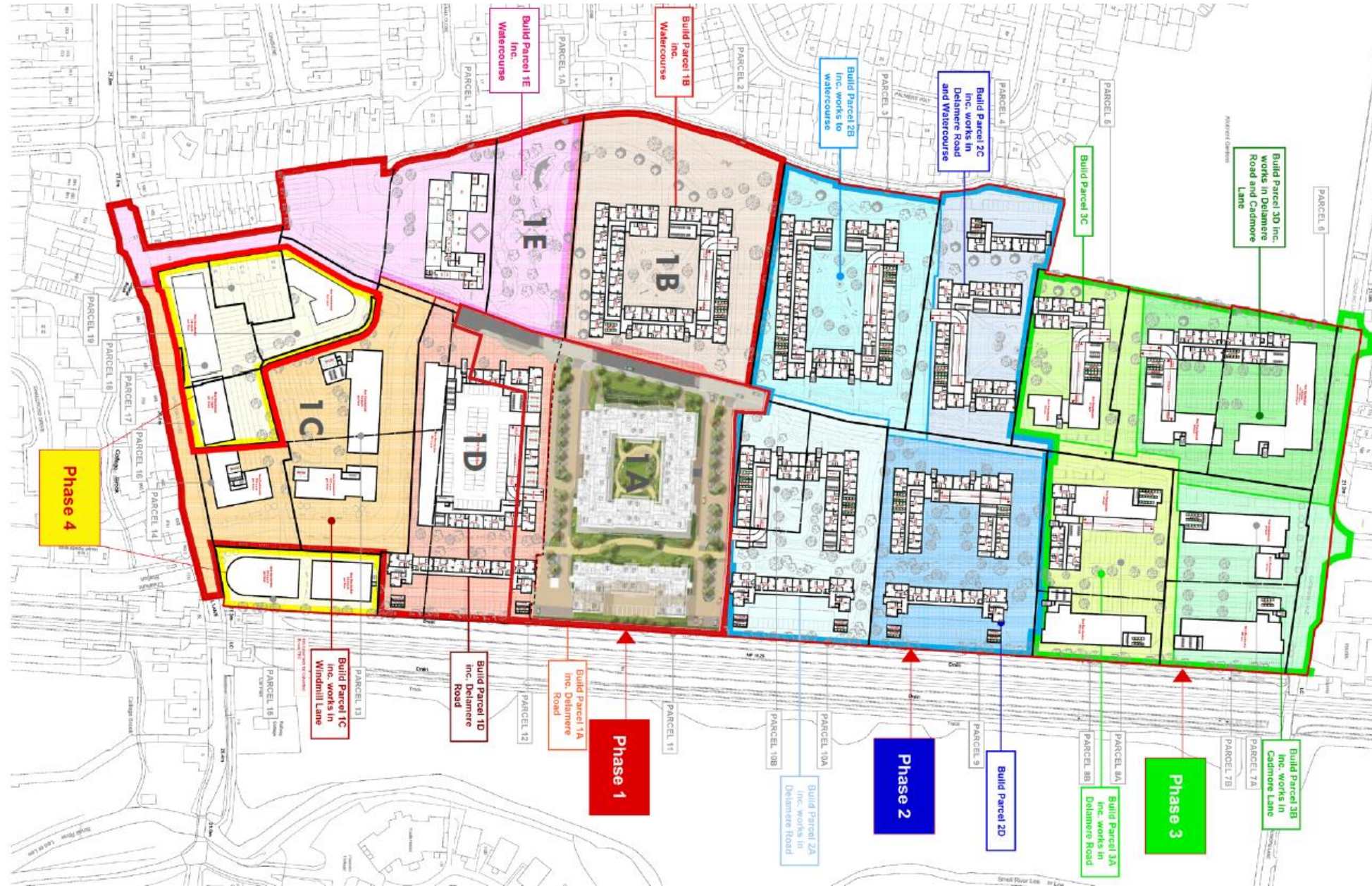
Inland Homes Regional Office



Cheshunt Lakeside Masterplan



- ❑ Residential-led regeneration scheme
- ❑ Outline planning and Reserved Matters
- ❑ 1,725 units
- ❑ 19,000m2 of commercial space
- ❑ 2FE Primary School
- ❑ New loop road
- ❑ 4 main phases (planning)
- ❑ 12 sub-phases of residential construction
- ❑ Sequence of redevelopment



Community benefits from Cheshunt Lakeside

Direct economic benefits of new development and construction, a positive long-term legacy for the town of Cheshunt and a £14m package of community benefits secured under the S106 Agreement:

- ❑ Two form-of-entry primary school and nursery
- ❑ New loop road - featuring new bus stops - that will enable greatly improved local links to Cheshunt railway station
- ❑ Contributions including:
 - ❑ Lee Valley Regional Park - £0.75m
 - ❑ Local sports /recreation (e.g. young mariners/Laura Trott Centre) - £0.63m
 - ❑ New bus service - £1.5m
 - ❑ The Old Pond - £2.1m
 - ❑ Cheshunt station - £0.25m
 - ❑ Highways - £2.65m
 - ❑ Sustainable transport (cycling, walking, car club) - £0.9m
 - ❑ Health - £0.5m
 - ❑ Secondary education - £4.5m

Employment, Skills & Training Plan:

- Apprentices – Hertford Regional College
- Kick Start – Broxbourne BC
- Work Experience and Vacancies – DoWP
- Industry Insight Days and Webinars
- Local Suppliers – Herts Chamber of Commerce
- Advertising vacancies via local agencies

Newsletters and Cheshunt Lakeside website

Local residents groups – WERA, Russells Ride LAG

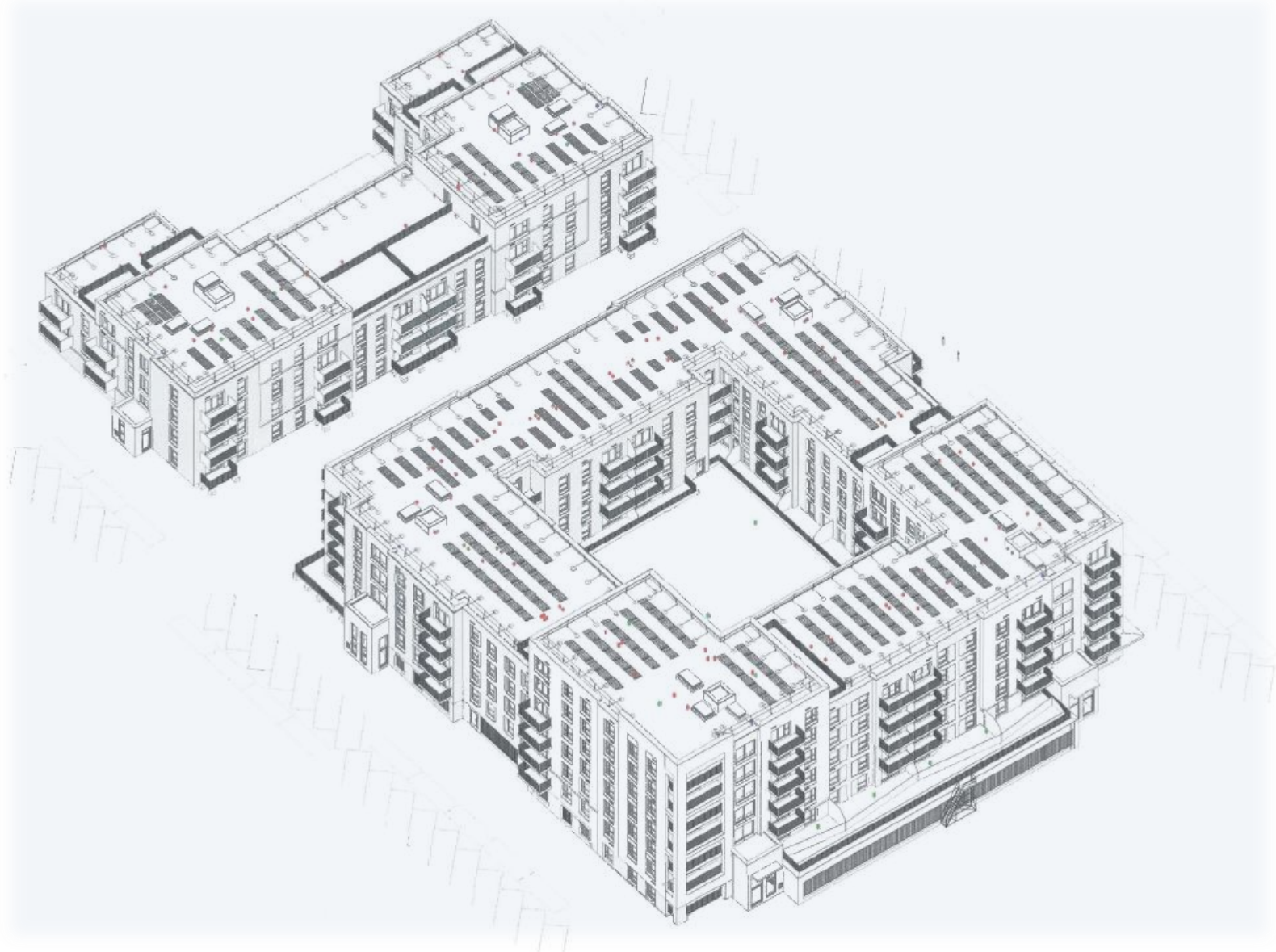
Sponsorships:

- Broxbourne Community Awards
- Valle Dance Academy
- Herts Young Mariners
- Broxbourne Girls United FC



Phase 1A – Under Construction

- ❑ Inland Partnerships
- ❑ B3 Living – Broxbourne based housing association
- ❑ 195 mixed-tenure apartments
- ❑ Two buildings
- ❑ 3-7 storeys
- ❑ RC frame construction
- ❑ Construction started November 2020
- ❑ Civils, substructures and superstructures in progress
- ❑ Due for completion early 2023



Orders Placed

Groundwork
RC Frame
Lifts
Balconies
Lightning Protection
Tower Crane

Kitchens
Bricks and Blocks
MSA
Metal Cavity Trays

Out to Tender

Screed
SFS
Scaffolding
Brickwork
Windows & Doors
Plumbing & Mechanical
Electrical
Dry lining
Fire stopping

Future Procurement

Carpentry
Roof finishes
Photovoltaics
Decorating
Ceramic tiling
Floor finishes
Landscaping
Fencing

Various materials supply
orders, including: sanitary
ware, timber, wardrobes

Future Phases in 2021 – 1B and 1C



Phase 1B

- 205 apartments
- Anticipated start *Autumn 2021

Phase 1C (Parcel 14)

- 22 apartments + commercial space
- Anticipated start *Summer 2021

*subject to planning approval



Phase 1B and 1C – Supply Chain Procurement



Getting involved...



Cheshunt Lakeside Website – www.cheshuntlakeside.co.uk



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homes

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Inland Homes

SALES WEBSITE >



WELCOME TO CHESHUNT LAKESIDE

Cheshunt Lakeside is set to become a vibrant new mixed-use community for Cheshunt.

We would like to hear from you



Contact email – info@cheshuntlakeside.co.uk



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If you have any queries or wish to request further information, you can get in contact with us about the scheme in the following ways:

Call our dedicated community line on: **0800 170 7270**
Email us at: **info@cheshuntlakeside.co.uk**
Alternatively, you can email us using the contact form:

General enquiry ▼

Last name

Phone number

Email Address

Your enquiry

The information you provide through the website will be held under 2020 GDPR. I confirm I accept the terms

[SUBMIT >](#)



Thank you

