



Project Status: Under Construction

Project Description:

Design, Build, Finance & Operate Northwood Headquarters

The Northwood Headquarters site is home to the UK's national operational defence headquarters, employing some 2,000 military and civilian personnel. A range of Headquarters are resident on the site including the Permanent Joint Headquarters (PJHQ) of the Chief of Joint Operations and the Maritime Operations Centre. In addition, it is home to one of the worldwide NATO Headquarters, thereby forming a key element in the strategic defence capability of the UK and its defence partners.

The Construction works phased over a 5 year period, comprises a mixture of refurbishment and new build of both residential and non-residential buildings to enhance both the condition and functionality of the site.

The services provided include grounds and building maintenance, catering, cleaning, laundry, waste management, provision of secretarial support, pest control, security, travel management and CIS support. Services provision commences in October 2006.

The redevelopment is one which retains the best qualities of the site, both natural and built. It seeks to redesign the layout of the buildings and spaces and provide high quality facilities which will ensure the continued use of this site for its current functions and activities. Although internally the benefits of the proposals are substantial, from an external point of view the development will have a minimal impact.

LOCATION

Northwood, Middlesex

CLIENT

Ministry of Defence

CONCESSION AWARD

July 2006

CONCESSION PERIOD

25 years

CONSTRUCTION PERIOD

60 months

START OF SERVICE

October 2006

FUNDING REQUIREMENT

£195m

EQUITY PROVIDERS

Carillion Private Finance, HSBC Infrastructure Fund

SOURCE OF DEBT

DEPFA Bank plc

ARCHITECT

Scott Brownrigg