

Local Labour Agreement

Greenheys Redevelopment

April 2023

Executive Summary

This plan has been produced to detail what the client expects from the awarded construction contractor in order to demonstrate its commitment to local employment during the construction phase of the Greenheys new-build project.

Economy Benefits Overview

The employment and local economy benefits resulting from the Greenheys construction scheme are expected to be considerable. Applying the average spend per full time equivalent (FTE) in the Construction sector in the North West, suggests around 550 FTE job years will be supported over the construction period and these jobs will generate total Gross Value Added (GVA) of £42.6m over the same period. On an annual basis these figures convert to around 280 FTE jobs and £21.3m GVA generation. It is also expected that a further approximate 180 FTE job years and £11.4m GVA will be generated indirectly from the scheme due to economic multiplier effects of the construction sector.

For further information on the construction phase economic benefits, refer to the Ekosgen October 2022 'Greenheys Building MSP Redevelopment: Headline Strategic and Economic Benefits' report.

Labour Action Plan

Directly Employed Labour

The awarded contractor will endeavour to direct employment labour from within the local geographical area in line with any key performance indications outlined in the contract. They should employ a tier structure as follows:

Tier 1 - Targeted postcode area (M1, M2, M3, M4, M5, M6, M7, M8, M9, M11, M12, M13, M14, M15 and M40)

Tier 2 - 'M' postcode area (Greater Manchester)

Tier 3 - North West postcode areas (OL, SK, WN, WA and BL)

Tier 4 - National

Tier 5 - International

The client expects that the awarded contractor will be able to employ 60% of direct employment from Tier 1 to Tier 3 zones.

Employment type (New entrant, Apprentices, Graduate, Work Placement, or Other)

The awarded contractor is expected to work with local skill providers and partners to provide a number of employment/placement opportunities throughout the duration of the project in line with any key performance indications outlined in the contract.

Sub-contractors

The awarded contractor will endeavour to subcontract works to subcontractors from within the local geographical area in line with any key performance indications outlined in the contract. They should employ a tier structure as follows:

- Tier 1 - Greater Manchester area
- Tier 2 - North West area
- Tier 3 - National
- Tier 4 - International

The client expects that the awarded contractor will be able to employ 60% of subcontractors from either Tier 1 or Tier 2 zones, and provide required evidence throughout the reporting process.

Suppliers

The awarded contractor will endeavour to specify and place orders with local suppliers from the local geographical area. They should employ a tier structure as follows:

- Tier 1 - Greater Manchester area
- Tier 2 - North West area
- Tier 3 - National
- Tier 4 - International

The client expects that the awarded contractor will be able to specify that 70% of suppliers will be from Tier 1-3 suppliers. The client will provide a list of preferred suppliers that are aligned with the client's charter principles.

Voluntary, Community, Social Enterprises (VCSEs)

The client and contractor both will seek opportunities to support local voluntary, community and social enterprises, which will be reported through financial contributions made and volunteering hours in line with any key performance indications outlined in the contract.

Holy Name RC Primary School, Cornerstones and the Local Community Centre will be offered first refusal on the reuse of suitable surplus furniture and equipment from the existing buildings to be demolished.