

Travelodge Hotels - UK Wide

Client: Travelodge Hotels Limited

Role: Project Managers, Quantity Surveyors, Employer's Agents, Tenant's Agents and CDM Co-ordinators



Description:

Wakemans have been working for several years with Travelodge the UK wide hotel chain, and are currently employed in a number of roles: as Project Managers, Quantity Surveyors, Employer's Agents, Tenant's Agents and CDM Co-ordinators.

With an approximate value in excess £40m, Wakemans are working on a programme of new build, extension and refurbishment schemes to Travelodges across the UK, in some instances offering adjoining Bar Cafe and Workspace Business & Conference facilities. Travelodges are fitted out to a standard specification.

Significant Features:

More unusual projects have included the renovation of listed buildings - These include the York Hotel in Bath and a disused Railway Station in Durham.



Significant Achievements:

Wakemans have facilitated the production and update of a range of standard working documentation including:

- The creation of a financial reporting system including direct FF&E works fees and acquisition costs which has been adopted as the standard by Travelodge.
- Production of costed model documentation, adopted as a basis to negotiate with preferred/partner Contractors and thus help achieve an optimum solution for all projects
- Responsibility for the update of Standard Employer's Requirements, Tenants Requirements and FF&E ordering documents.

Regular Team meetings are held and shared project experiences enable improved processes and the smooth delivery of projects, for example:

- Bathroom pod to be improved for ease of installation as a result of sharing information between all parties.
- Occupation within one week of the construction works being completed with the majority of loose furniture and equipment being delivered and installed prior to Practical Completion.
- Projects with minimal defects directly reducing disruption to hotel operation.