



Amiri
CONSTRUCTION

Construction.
The Amiri Way.

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Love building

Construction the Amiri Way ———

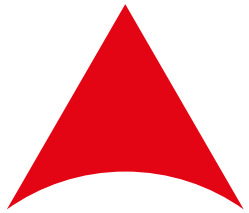


Since 2005 the Construction division of Amiri has been **operating across southern central England**, delivering a wide range of schemes in the education, industrial, office, retail, leisure and residential sectors.

Our projects typically range from £1 million up to around £16 million, with **over 30% repeat business** over the last five years and around 50% of our work being on a design and build basis.



Homes.... the Amiri Way



Amiri
HOMES

Amiri Homes is a long-term strategic plan of the leadership team to reinforce the Amiri Group's presence within the residential market – harnessing the reputation of Amiri to create a new identity in the development sector.

Led by Adrian Cator as Managing Director, Amiri Homes collaborates with a variety of partners; land owners, promoters, local authorities, registered housing providers, and funders to deliver higher quality housing developments and new communities within the south-central region.



Direct to Delight ———



We take the DIRECT approach to delighting our clients with a truly exceptional project experience.



At Amiri we are passionate about what we do and want our clients to know that their project is important to us. We are problem solvers and bring new ideas, with fresh eyes, to deliver our clients' vision. We will listen and learn from you, delivering exactly what you want with no surprises.

We have developed our DIRECT approach that makes sure that the Amiri experience delivers a delighted client and an environment for people to enjoy.



Dedication

Dedication by the team, led by a Director, committed to delivering your project without compromise.



Innovation

Innovation is considered and developed as standard. Our innovation may not revolutionise the world but our know-how and knowledge will bring you a better build.



Responsiveness

As a listening organisation we will adapt our work to suit your evolving needs.



Expectation

Expectation of a great project experience is what we set right from the beginning. Accept nothing less.



Communication

Communication makes a great team and our open approach to engagement at all levels ensures we build lasting relationships.



Trust

Trust is what turns a good project experience into the Amiri project experience – exceptional.



Delivering for clients
since 2005
....the Amiri way.



We are currently on site at Platinum Jubilee Business Park which Amiri was appointed by the New Forest District Council to build five single-storey industrial units and two two-storey office units providing 49,458 square feet of employment space to the market.

The project forms part of a larger mixed-use development located that is located at land at Crow Lane and will take approximately 46 weeks to build.



Platinum Jubilee Business Park, Ringwood



This contract, our second at Swanwick Marina and fifth with Premier Marinas creates the new centre piece Pavilion building and Bridgehead to the pontoons for berth holders.

The new Pavilion provides a flexible, two storey floor plan that offers up to 14 new business units on a berth-front site immediately adjacent to the new bridgehead and will be home to the sales offices for a number of prestigious luxury yacht brands.

The new bridgehead provides secure trolley and refuse storage as well as dry security gate access to the marina berths – enhancing the experience for berth holders.



New Sales Building, Swanwick Marina



We are currently on site with a new conference facility that will showcase the global impact of European space activities is being built in the UK. The centre – which is due to open in November 2022 – will form part of ESA's European Centre for Space Applications and Telecommunications (ECSAT), which is bthe ased at Harwell Campus in Oxfordshire.

It will serve as a focal point to promote space-based collaboration and innovation, hosting events that highlight to a global audience the role of space activities in the UK, Europe and across the world. The centre is set to add to ESA's existing contributions to Harwell's thriving community of commercial, public and academic enterprises.

Driven by the booming UK space industry, the campus is undergoing rapid expansion. The conference facility will support this growth by reinforcing ties across Harwell's health, quantum, energy and space clusters.

The centre will provide cutting-edge, adaptable meeting facilities, including a conference hall for 300 people that can be subdivided into smaller rooms and two meeting rooms for 25 people, as well as breakout areas, exhibition space, dedicated rooms for interpreters, and catering facilities.



Conference Centre, European Space Agency



Merston, Natures Way Food – Chichester

'We have recently completed our ninth and tenth projects with Amiri. From being responsive in pre-construction negotiations to supporting our potential lettings visits and marketing efforts they offer a full service to us as a client. Their delivery exceeds expectations given our extensive experience of the sector.'

Jeremy Sharland, Development Director at Kingsbridge Estates

We have recently completed our 9th and 10th project with Kingsbridge Estates – one of the leading South coast developers, specialising in industrial and commercial units.

Our working relationship with Kingsbridge has been proven across industrial schemes from £0.5m extension projects up to £14m, 137,000sqft food packhouse and office projects and we are currently delivering a 12 unit 55,000sqft industrial project at Spring Industrial Park, Havant and a £1.2m office fit-out and extension scheme to a headline city centre site in Southampton.



Project Spring – Havant



Drayton, Natures Way Food – Chichester



Wights Salad (left) Merston (right) – Chichester

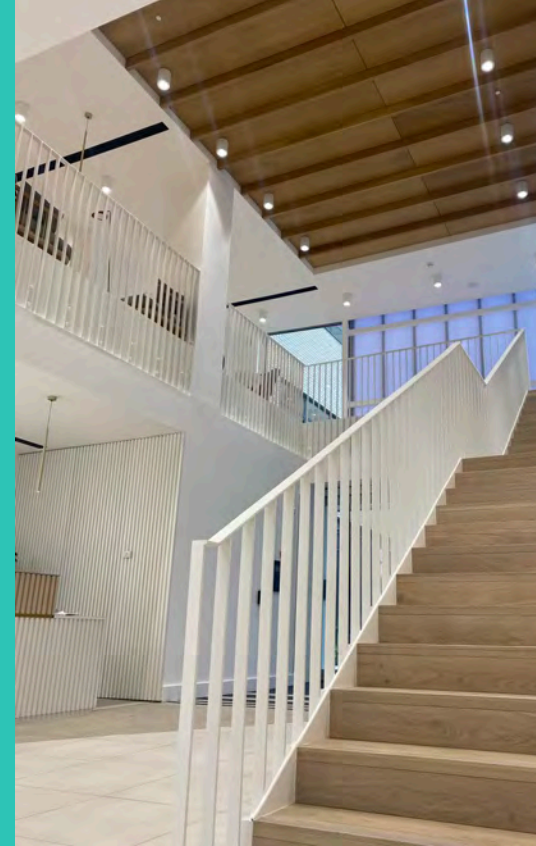


The Directors definitely now feel that we have achieved what we set out to do and have delivered an exemplar Southampton City Centre office building, a real statement of intent from Kingsbridge!

Jeremy Sharland, Development Director at Kingsbridge Estates

This is our 10th Amiri was awarded a £1.2m extension and refurbishment project to Charlotte Place in the centre of Southampton. The works include an extension to the front of the building to create a new and enhanced reception and first floor area, a new staircase, and refurbishment works to the new first floor and breakout space, with the aim of bringing the level of quality and finish that is previously unseen in the Southampton Office market.

This project is Amiri's ninth project with Kingsbridge Estates, a leading developer of commercial space in the South.



Charlotte Place, Southampton



Winner of the RIBA South Regional Awards 2020

Winner the Structural Timber award 2019

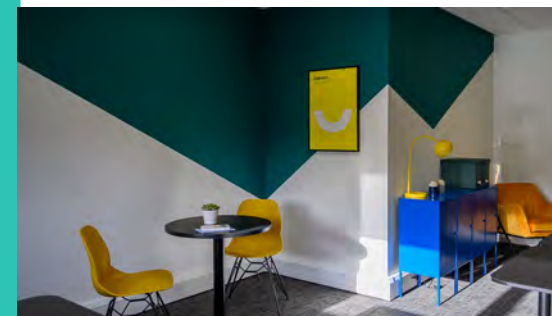
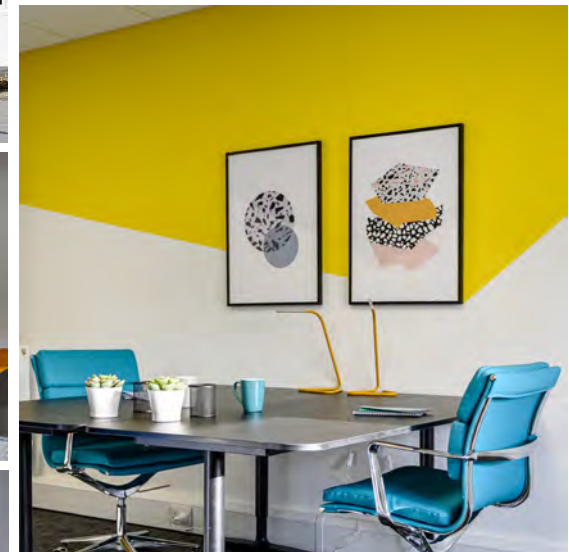


Promega HQ, University of Southampton Science Park

This contract involved the construction of a 16,000 sqft, single and two-storey bespoke office building that will provide ‘something special that is both beautiful and functional from the inside out’.

Features include a double height atrium space to split the building into two wings, teaching and laboratory areas, temperature sensitive storage facilities, main office accommodation and meeting areas, welfare space, green roof, gym area with lockers & showers, and a terrace with a balcony. Extensive landscaping to create attractive green spaces was also a hugely important aspect of this build.

The development sits almost directly opposite the Amiri built Benham 5, and is the fourth Amiri project on the campus.



Bizspace, Whiteley

'Just wanted to say thank you very much for all your help with the Fareham build. I have been involved with a number of acquisitions, refurb and builds but would like to say that this one was one of the really good ones I have been involved.

Ian, Wayne and John and the rest of the Amiri team did a really great job and when we had a few issues arise, they were very quickly and efficiently dealt with. It was a real pleasure to work with you all.'

New design and build of 70 offices to rent in Fareham at Steel House range from 170 - 424 sq ft, each offered as a blank canvas for you to make your personal mark in your business' new home. Every office space has plenty of natural light, access to building-wide, high-speed Wi-Fi and the centre has a communal breakout area - shared space for informal meetings and relaxing - as well free parking and shower facilities.



2019 Winner 'Development of the Year (Commercial, Residential)' at the South Coast Property Awards

The construction of a terrace block of 5 retail units for major high street names. The contract also involved the construction of a Costa drive thru and external enabling working for a McDonalds, adult and mini football pitches with associated car park, Section 278 works, public car park, services yard and landscaping.

This was a short, fast-track programme that required real-time rescheduling and detailing to ensure the project moved forward. Key VE solutions were developed and delivered by us including a drainage solution that managed to avoid closing lanes on the A32.

Our contract programme of 38 weeks was delivered 2 weeks early to the delight of the client.



Brockhurst Gate Retail Park, Portsmouth



The design & build of four new retail units totalling 46,575 sq ft to a shell & core standard; coupled with external service roads and yard, parking, associated drainage, and ancillary infrastructure works. Offsite S278 works were also completed after the build was complete.

The new Mill Lane Retail Park, with specialist fit out contractors to go in and add the retail units' individual touches which are part of four major retailers including Lidl, Home Bargains, and Costa Coffee.

We used lime stabilisation for the ground remediation solution.



Mill Lane Retail Park, Alton



Andrew Ulliyott, Director at Jason Powers Consultants Ltd

This project completed March 21 – the contract comprised of three phases, all of these projects ran alongside each other concurrently. This the first unit to be redeveloped as part of a modernisation of the Business Park and alongside the new steel framed industrial unit there was a need to enhance the access and statutory service provision to the site. The project was located amongst a live working business park which we had close liaison with the surrounding units to ensure our works didn't impact any of their work.

Shortly after commencement the scheme was let to Owtons Traditional Family Butchers - one of the premier wholesale butchers and farm shop proprietors in the country – and the fit out of the unit was negotiated so that the tenant's needs could be co-ordinated with the base build design and the programme streamlined.



Owtons Butchery, Chalcroft Business Park



Construction of 15 industrial units in three blocks and associated external works. The existing structures, slabs and foundations have been demolished by others in advance. The site is placed in-between two railway lines, a good working relationship with Network Rail is essential. This is critical as one side is one of the main lines to London and on the other side is a main line to Basingstoke.

This project has started in the middle of the COVID-19 pandemic so it has been essential that the site set up take into account social distancing. The site team have doubled the number of cabins so that they are able to have socially distanced meetings. They have hand sanitizer placed at numerous places around site and the cabins. Inductions are held and COVID is a main talking point within it as well as temperature's being taken when anyone signs in.



Midleton Industrial Estate, Guildford



The first of these is in St Stephen's Road. A five-floor building, containing seven one-bedroom flats and four two-bedroom flats - incorporating metal artwork screening on the ground floor and car parking at ground level - will result in affordable rental flats right in the centre of Bournemouth.

Working with BCP Council, the building will be constructed to the 'Passivhaus' standard, which requires around 90 per cent less energy than standard UK buildings; utilizing ground source heat pumps (GSHPs) that have pipes in the ground to extract heat from the earth. This energy is then used to warm radiators and generate hot water in the properties. Passivhaus achieves excellent indoor comfort with no draughts, condensation or mould, with temperatures that are comfortable in both summer and winter.



Cabbage Patch, Bournemouth



A specialist precision engineering business producing high-end components for the aerospace industry relocated their operation from a number of buildings in to one purpose-built unit. The 3,120m² building is predominantly single-storey, containing production, with mezzanine areas to the airfield side to provide office and welfare space.

Expertise we brought to the project included intensive M&E coordination, precision cleaning and specialist vibration and building stabilization.

The building is heated by a ground-source heat pump serving an underfloor heating matrix – providing an incredibly stable environment (+/-1 C° regardless of outside temperature, open doors etc.).



UTP, Solent Airport – Lee on the Solent



Design and build of a new construction skill centre for Fareham College, part funded by the Solent LEP. This facility was built for Fareham College in Hampshire, completed on time and to budget within the existing live site campus. Home for the College's pioneering Civil Engineering and Groundworks Apprenticeship (CEGA) and will deliver more than 1,600 groundwork and civil engineering apprenticeships in its first five years.

For a building contract of this size, in this sector, on an active business park with a shared access, within the proximity of the Fareham Innovation Centre, the Daedalus Airfield and the CEMAST site for Fareham College, the site logistics and methods of construction are key to the success, in terms of planning, quality and cost. The project received £2.8m funding from Solent LEP and achieved BREEAM Very Good.

The contract is so unique and a tribute to true collaboration within the industry, not only this but the project is, and will, improve outcomes for the industry as a whole.



'On behalf of Fareham College, our students and our staff, I would like to formally thank you for your support you have provided our students by hosting work experience this year.'

Nigel Duncan, Principal and Chief Executive at Fareham College

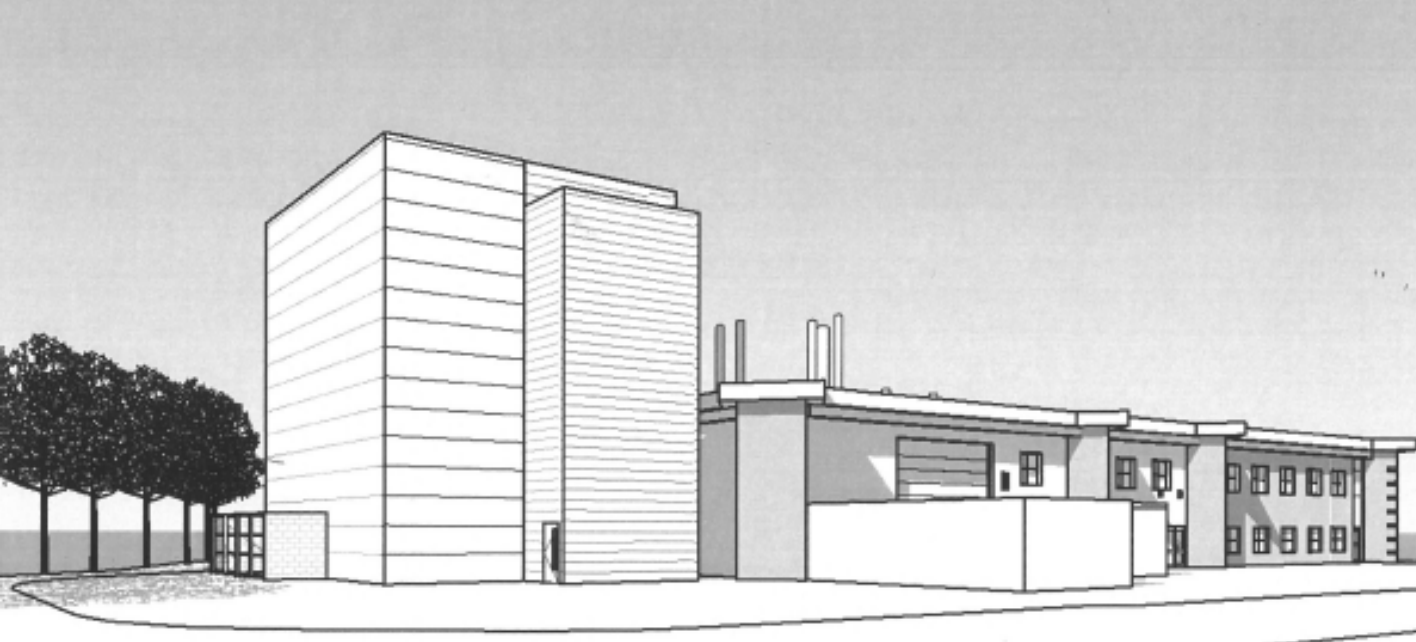
CETC, Fareham College, Solent Airport Campus



Wynnstay Properties PLC working with Aitchison Developments Amiri Construction to build a 3-unit trade counter development at Bedford Road, Petersfield. Known as Phase Two, Parkers Trade Park, the scheme is located in the main commercial area of the town and comprises three units totalling 12,750 sq ft. Units 1 and 2 measuring 4,500 sq ft and 3,750 sq ft respectively have been pre-let to Screwfix and Tool Station, the third unit of 4,500 sq ft is available to let. The project is a return to Bedford Road for Amiri who completed Phase One of the scheme in 2007 for a previous developer.



Bedford Road, Petersfield



Erection of new 15m high Fibre Draw Tower and two storey link to existing building, both of which will be clean rooms. Construction of three new external compounds, one new external low-voltage cabin and a new sub-station along with strip out of the existing warehouse, conference room and first floor office. Creation of new escape route and external escape door, clean rooms with various ISO classifications. Demo of existing first floor lobby and access to warehouse mezzanine.

'I'm very much kept in the loop. It's also good to see Amiri Directors visiting the site regularly including your MD, Martin. Amiri definitely care about their projects.'



Lumenisity, Romsey



The provision of 54 number 1 and 2 bed apartments for affordable rent and 17 number for shared ownership.

There is 6 wheelchair user rooms and other rooms that are adaptable. A day care centre is run from the communal area and this facility is also available to residents. Each apartment has a Tunstall call facility/ automation as required. All apartments have a balcony with view into the courtyard or across adjacent properties/ well landscaped grounds.

There were multiple stakeholders on this project – the ultimate client, the end user client, Places for People who run the care home and Hampshire County Council who take care of the day to day running of the day care centre from the facility that tenants can also use.



Nightingale Lodge, Romsey



Amiri Construction have secured the design and build of the £11 million, 44 unit later living Lymington Gate development in Lymington, Hampshire. The scheme is a 3-storey apartment community, that provides 34 parking spaces and mobility scooter store and is on Stanford Hill in Lymington.

The project is due to be completed in the Summer 2023.

This project is for our key client, Lifestory who were formerly Pegasus Life.



Pegasus Lymington Gate, Lymington



Amiri are building a 13-bedroom assisted living accommodation in Paulsgrove, Portsmouth. This consists of 5 no 4-bedroom flats, designed for families that may have disabled children and 8 no 1-bedroom flats, designed for families who need live in carers. There will also be a reception area and communal rooms with associated works.

At the heart of the Paulsgrove housing estate, the site has been derelict for the last 9 years. Portsmouth City Council are in need of assisted living properties, this will come as a much-needed development. The development is going to be named Patey Court after Councillor Jim Patey.

Amiri are installing ground source heat pumps and solar panels on the roof. This will provide the building with a sustainable future and provide Portsmouth City Council with renewable energy. The building will be categorised as BREAAAM Excellent.



Longdean Lodge (Patey Court), Portsmouth



The scheme at Andover provided 15 new affordable apartments on the site of the old Merrie Monk public house. As one of the very few projects that the client has bought from the open market, they were keen to see excellent value for money and the scheme was won in competitive tender.

The apartments at the time of building had high specification for the use of alternative energy sources which meant that the scheme exceeded the standard that was required for the Practice for Sustainable Homes.



Merrie Monk, Andover



The redevelopment of a brownfield site and construction of a large single-storey garden centre of approximately 3,500m² and extensive car parking and landscaping incorporating a client fit-out team. The new building is on an existing nursery site and includes a modern farm shop, restaurant, butchery and plant centre.

Four-hundred Koi Carp were safely netted out and re-homed and yellow-legged mining bees living around the pond got new homes close by.



Scan for case study



Rosebourne Garden Centre, Aldermaston

"We are very pleased with the way Amiri approached and delivered the project. We were kept fully informed at all stages and the project was delivered on time. The onsite management team were very efficient and we are happy to recommend Amiri as main contractor".

Neville Prest, Managing Director,
Rosebourne Garden Centre.

Finalist for the South RIBA
Regional Awards 2020

Winners of the Structural
Timber award 2020



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Promega HQ, University of Southampton Science Park



We have undertaken four projects for this prestigious Client. Two schemes shown required the remodelling and refurbishment of two existing buildings to create 18 luxury holiday apartments. One of the buildings also required adding a third-storey and extension to the north elevation. The elevations also receive extensive refurbishment and updating and will be finished with cedar cladding over painted masonry below window sill level. The café was a new build as part of the whole marina facilities redevelopment.



Scan for case
study



Café and holiday accommodation, Chichester Marina

“Half way through, we had to change direction but unfazed, Amiri embraced the new vision, re-scoped and re-quoted and delivered to schedule. That level of flexibility in a supplier is worth its weight in gold”.

John Cervenka, Premier Marinas' Operations Director

Chichester Marina



Amiri were delighted to return to Lord Wandsworth College recently to carry out two further projects. The works involved the refurbishment and extension of the existing dining-room and kitchen on both ground and first-floor levels together with associated services, fire escapes, external works, and the infill covering of the existing lightwells at roof level.

We also completed a new relief road and coach park complete with lighting and drainage swales.



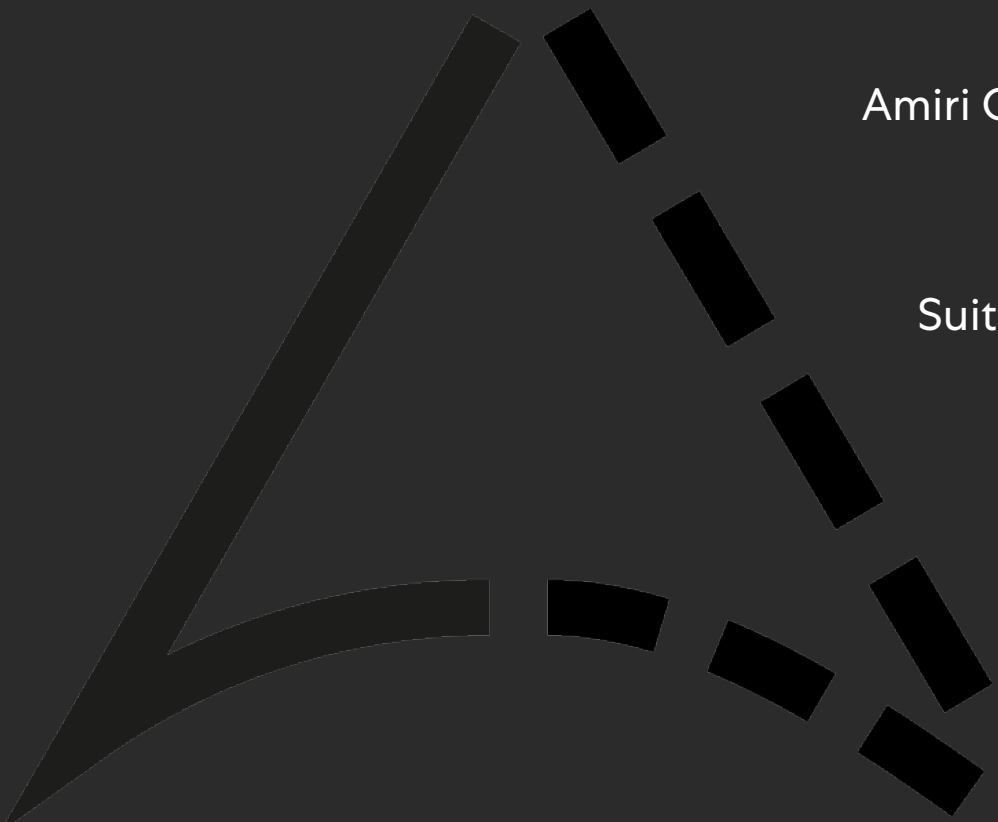
Dining Hall, Lord Wandsworth College



This £1 million scheme consists of an exposed Douglas Fir Frame structure that is brick and slate clad to provide the school with a new performing arts centre. The auditorium holds up to 200 on a half hexagonal fixed seating arrangement and there are contemporary lighting, sound and control systems, reception lobby, two practice rooms, boiler room and common areas. The works also include minor modifications and alterations to the existing building, an upgrade to the existing incoming services, drainage works and external landscaping. The Ludgrove project was one of a number carried out at independent schools in Berkshire.



Performing Arts Centre, Ludgrove School, Wokingham



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