



Ian Bownes, Managing Director

Like the rest of the country, we were saddened by the recent passing of Her Majesty Queen Elizabeth II and send our sympathies and condolences to the Royal Family at this difficult time.

Over a period of 3 years, we had the pleasure of working with the Royal Collection Trust at the Palace of Holyroodhouse in Edinburgh and the team at Colorado Construction are proud of the part they played in the restoration of a Palace which played such a part in the HM Queen Elizabeth's final journey to Windsor.

Like most of the UK, we observed the Bank Holiday for her State Funeral, as a mark of respect. As well as paying tribute to HM Queen Elizabeth, for her incredible 70 years of service, we offer His Majesty King Charles III our best wishes as he takes over as Monarch.

Since our last Newsletter we have continued to be busy on a variety of Projects, some of which are detailed below.

We hope you enjoy our Autumn Newsletter. If you would like more information, or want to contact us, please visit [www.colorado-group.com](http://www.colorado-group.com) or contact us at [info@colorado-group.com](mailto:info@colorado-group.com)

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Managing Director

### **Lochranza Distillery**



Preparations are under way for the Works to start to accommodate 4nr 13,000 litre washbacks (fermenters) linked to the existing distillery process at Lochranza Distillery in Arran. A new visitor entrance incorporating a feature stair and lift will provide accessible access to the distillery hall and visitor tour. The new building will extend over 2 floors with a mezzanine deck to the washback area. The Colorado team will be headed up by Angus Soutter, supported by Construction Director, David McGinival and Quantity Surveyor Nick Hughes.



### **Glen Turner**



We have been working at Glen Turner in Bathgate for 15 years now, initially assisting with the development of the design during the feasibility and preconstruction period, and multiple warehouses later we are well underway with the development of the Northfield area of the distillery. This will see the creation of 5nr new whisky maturation warehouses, with the first 2 imminently set to be handed over to the Client.

Over the spring/summer the site team benefited from the dry weather to complete some challenging muck shifting activities on a typical area of boggy West Lothian land. Work is now commencing on the next 3nr warehouses, which are due to be completed next spring/summer.

### Belhaven Brewery



Our team are back at Belhaven Brewery on the East Lothian coast. Works are now ongoing to refurbish the whole site to allow Belhaven Brewery to put in a new keggling plant. These works consist of the construction of a new water treatment building, the partial demolition of the main building and pre construction to enable the reconfiguration of the keggling plant and all associated works.

### Edinburgh Trams



Many of you will be familiar with the Edinburgh Tram works, taking the tram line from York Place down to Leith. Colorado Construction were proud to be asked by Morrison Utility Services to work on this historic project, reconstructing the Category A east wall at South Leith Parish Church graveyard.

3D scans taken before works commenced, so that particular care was taken in preparing the replacement stone for rebuilding the wall and the memorials.

Works are now largely complete for Colorado.

### Drive Through Bakery, Turpie Road, Leven



Artists Impression of the new bakery

Work has started on the Stephens Bakery in Leven, Fife. This drive through bakery on Turpie Road, Leven will also give customers the chance to buy in-store and should create around 20 jobs in the local area. The Team are preparing the project for hand-over in the coming weeks.

We are also working with the Client to develop a plan for their next phase of their expansion, with a bakery on Main Street, Halbeath, Dunfermline. The hope is that the Halbeath Bakery will follow on from the Leven one.

### Inchdairnie Distillery

Our relationship with Inchdairnie Distillery, a lower tier COMAH site in Fife, continues apace as, in addition to maintenance works which have been carried out under an ongoing contract, there has been an additional project to design and construct 2 new maturation warehouses (numbered 13-14) next to the existing warehouses with enabling works for future units to be added. This project also included the construction of a New Finishing Warehouse and an extension to the existing Control Room - additional foul and surface water drainage has been incorporated and connected into the existing systems and pond. The additional development is set within the existing recently completed operational whisky distillery production and storage facility and will be handed over to the client imminently.



### “Highland Bling”

Those who have been following the progress of the house at Loch Awe in our recent newsletters, may have seen the recent article by Oliver Wainwright for The Guardian – if not, you can read it at <https://colorado-group.com/ardteale-house/>

The Development continues to attract much comment, but we love it – then again, we are biased.



### Easter Dalmeny



One of our more recent projects is the refurbishment of Easter Dalmeny Steading, located on the Dalmeny Estate to the western edge of Edinburgh. Works will include repairs to the external fabric of the building, including the roof, and internal works to fit out offices within the existing steading building. These photos show the start of the project and how it is now, part way through the internal works. Our team is headed up by Andy Raeburn and works should be completed by the end of this year.



### Grassmarket Community Project

We were delighted that, after overcoming some supply chain issues, we



have handed over The Grassmarket Community Project in Edinburgh. This project is located at the roundabout at the bottom of Candlemaker Row, where The Grassmarket becomes The Cowgate. Their café is open again, part of Edinburgh’s ethical coffee chain, where great coffee is served and customers that can are invited to pay forward to help others experience the same. More information on this great facility, doing fantastic things for the community, can be found at [www.grassmarket.org](http://www.grassmarket.org)



### Community Support



We were delighted to take part in a Recruitment Fair with The West Lothian Council Access2Employment team earlier this month. We made new Business contacts and spoke to lots of people, young and not so young, about the Construction Industry. Follow up

actions are underway to capture positive outcomes from a very worth while event within our local community.

### Scottish Whisky Award Sponsorship

We are delighted to be sponsoring the Winners Drinks at the annual Scottish Whisky Awards in Edinburgh on Wednesday 30<sup>th</sup> November. This independent competition is judged by a panel of experts, drawn from across the sector and promises to be a great evening. Our senior team will be in attendance so if you are going along, come and say hello - we’re likely to be the noisy ones!



## Colorado Team News

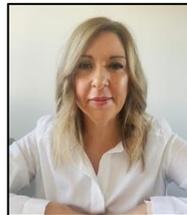
### Welcome to new Team Members!



Matthew Gaughan (left) has been working at Glen Turner in Bathgate on work experience for the summer. Matthew is studying a Bachelor's Degree in Civil Engineering at the University of Edinburgh.



Owen Hynes (left) has joined the Commercial Dept as a Trainee Quantity Surveyor. Owen joins us from Glasgow Caledonia University with an MSc in Quantity Surveying.



Tracy Aziz (left) joins us as a Buyer and Pre-Construction Assistant, working with Mark Hamilton & Jim Wetherall in Estimating and assisting the Commercial Team on Buying.

### Looking to the Future of Construction

Two new apprentices have started College, starting the formal process of learning their chosen trade.



**Sean Barker** (left) has started his Painting and Decorating Apprenticeship after working with us for a number of weeks while waiting for the College place to become available.

**Connor Ramsay** (right) has commenced his Joinerwork Apprenticeship after working on our sites via a Sub-Contractor. Connor has now joined the Company to commence his career with Colorado.



We wish both all the very best with this new stage in their development.

### Other Team News

**Denis Kilcullen** – Denis has been off recovering from his 2<sup>nd</sup> knee operation. Rumours are he has wasted no time on site teaching the young team how to quick march.

**Mason Jordan** and his partner Olivia are getting married in October – we wish them many years of happiness together.

**Stephen McGeough** leaves us this month – he has been a key member of the team at Glen Turner but sadly for us he and his family are moving north to start a new challenge, within a new Industry for him. We wish Stephen and his family all the best for this exciting change for them all.

**Duncan Scott** went ahead with his plans to retire this year, despite our efforts to get him to stay on a bit. Plans appear to revolve around resting, enjoying not having to drive into Edinburgh every day and catching more rugby. No doubt there will be a list of home jobs to be getting on with too. We are sure that it was the right decision for him. Duncan, we wish you and family all the best for the future, enjoy the slower pace.

**Michelle Gemmell** takes early retirement from her Pre-Construction role next month to spend more time with her family – look out for her wild swimming in a loch near you!



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