



CIPFA Conference
Bruce Mann
Executive Director,
Government Property Unit
Finance Director
Cabinet Office


1 

Structure
Three Topics


- Efficiency
- Workplace Transformation
- Surplus

One Theme
"Should we talk?"



2 

Efficiency

3 

“Treasury Building”



4

CabinetOffice

Cabinet Office building



CabinetOffice

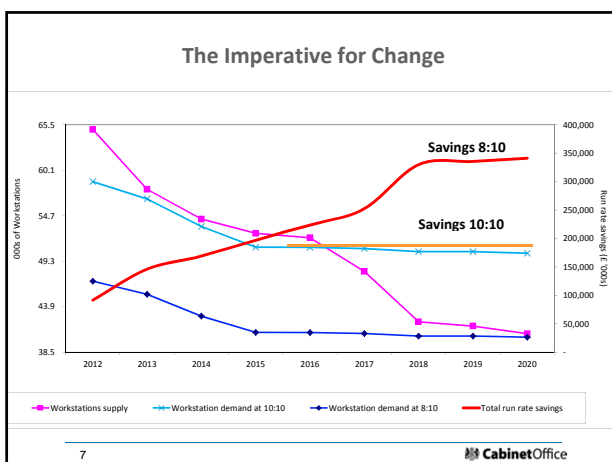
Disposals...

- Consult with departments at an early stage
- Divide into core and non-core
- Keep freeholds where possible
- Alternative uses
- Look at creative uses...

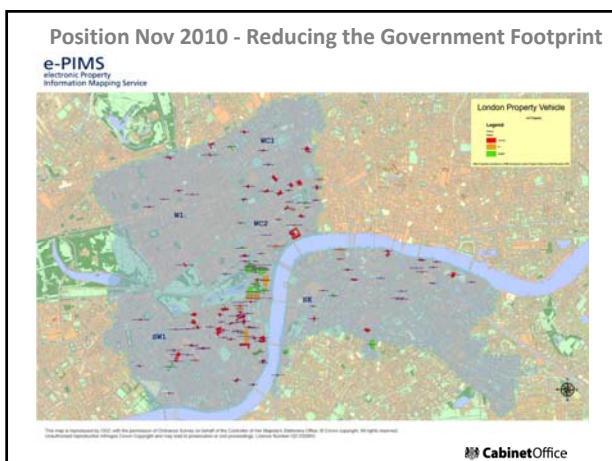


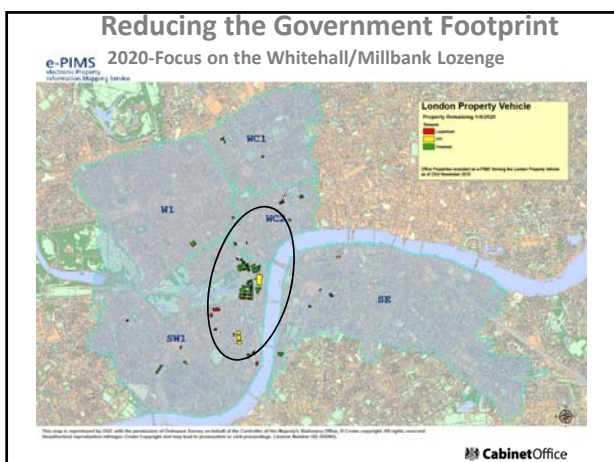
6

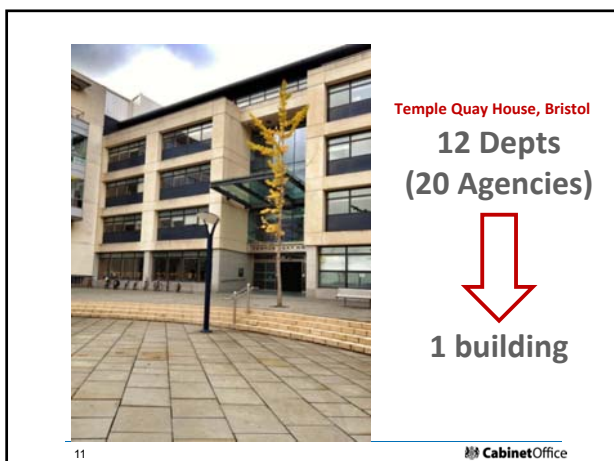
CabinetOffice

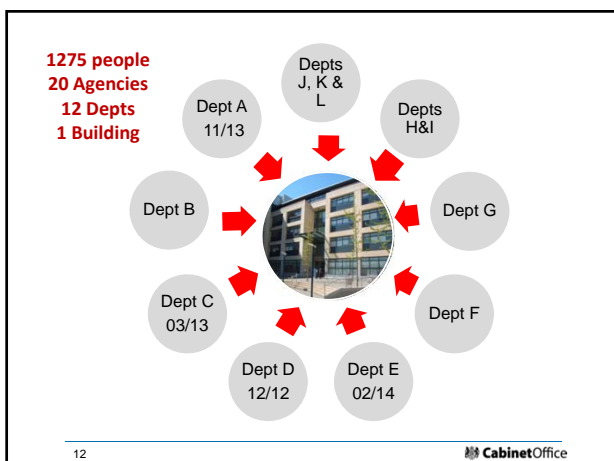












Consolidation...

- 6 areas in initial "wave" – London, Bristol, Birmingham, Manchester/Liverpool, Newcastle (Tyne & Wear), Leeds/Bradford
- 2nd wave – NW Corridor, S Yorkshire, Nottingham/Derby, Croydon to Brighton
- Consult at an early stage
- Hubs within the place based strategies
- Links with new models of occupancy, working – 8sq.m/FTE, 8:10 desk sharing
- Improve the delivery of Government services
- Drive jobs, economic growth and regeneration



RDN PROJECT – Map of Place-based Strategies across the Regions

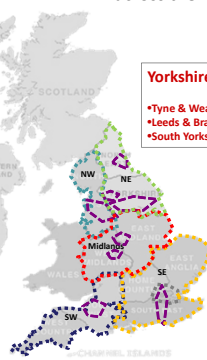
North West
•Liverpool – 43%
•Manchester – 46%
•North West Corridor – Warrington, Widnes Runcorn & Crewe – 35%
•+PRESTON WIDER PUBLIC SECTOR CONSOLIDATION

Yorkshire, Humber & North East
•Tyne & Wear – 32%
•Leeds & Bradford – 43%
•South Yorkshire – 60%

Midlands
•Birmingham/Solihull – 53%
•Nottingham/Derby – 48%

South East
•South Coast to London – 62%

South West
•Bristol – 44% reduction
•Exeter
•+ BRISTOL CITY DEAL



Workplace Transformation

Civil Service Reform Plan

- Making a modern employment offer for staff:
- 'Creating a decent working environment for all staff, with modern workplaces enabling flexible working, substantially improving IT tools and streamlining security requirements to be less burdensome for staff'



16

CabinetOffice

5 Characteristics of a Flexible Environment

- Desk-sharing to reduce costs
- Work done in a number of settings
- Behavioural and managerial change
- IT that can be used away from base
- Easier security and access



17

CabinetOffice



18

CabinetOffice

The Four 'H' Menu for Civil Servants

- Home
- Hub
- HQ
- Host



19

UNCLASSIFIED

CabinetOffice

Revolution but not Rocket Science

- Common Civil Service Pass
- Mobile yet secure IT
- Shared Facilities
 - Canteens, Meeting rooms etc.



20

CabinetOffice

Physical Space Constraints...



They didn't have the same security clearance as us, so we had to keep them out...

21

CabinetOffice

IT Constraints...





**“You should have received it by now!
We’re not allowed to transmit confidential information
by telephone, fax, or e-mail, so I sent it telepathically.”**

22 

Potential Outcomes

- Substantial savings are made in office, IT and security costs
- Managers report higher productivity from teams from de-construction of IT and security barriers
- Senior civil servants report better cross-Government working
- Civil servants report satisfaction with their working environment and work: life balance



23 

Designing the Genuinely Flexible Building

- Space for:
 - Formal meetings
 - Informal discussions between a few team players
 - Places to talk over coffee
 - Places to relax for reading or for the difficult issue
 - Some confidential space
- Is the desk doomed?



24 

The Informal Contract-Past

- In return for:
 - Keeping regular hours
 - Sticking to your part of the task
 - Complying with management instruction
- The Organisation will provide :
 - A consistent space that conveys status
 - A wealth of administrative support
 - A ready made social network
 - Work detached from home

25

The Informal Contract-Future?

- In return for:
 - Accepting cost-sharing
 - Working on own initiative
 - Engaging in team development
 - A more managed environment
- The organisation will provide:
 - A working space to suit the individual
 - A base camp with satellite options
 - A healthier and cheaper working lifestyle
 - A career moulded around home life

26

Surplus

27

