



Cadbury was one of adi Group's initial customers in 1990 and adi Facilities Management is proud of its twenty five year partnership, based on a track record of trust and quality service. In 2010, Cadbury was sold to Kraft Foods, who changed its name to Mondelez International in 2012

"Over the last two years, adi Facilities Management has made a major contribution to the operational performance of our distribution facility at Minworth. Costs are significantly down and operational effectiveness has never been as good.

Thank you to the onsite team for their enthusiasm, professionalism and flexibility. It has been a pleasure to work in partnership with adi Facilities Management."

adi Facilities Management provides:

- Modular approach, self-delivery model, customer focussed
- Compliance driven
- Open and transparent costing models

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The Opportunity

In summer 2013, adi Facilities Management successfully won a new three year Total Facilities Management (TFM) contract to manage the facilities at Cadbury's chilled distribution warehouse at Minworth, near Birmingham.

The contract, which started in January 2014, covers cleaning, security and engineering maintenance solutions, including infrastructure, buildings and machinery services. The overall package includes compliance, maintenance and repair.

The Solution

Our customised "fit for purpose" solution has focused on reducing costs, introducing new pre-planning processes along with better proactive scheduling and resource planning. This has been achieved by restructuring the facilities team (from eight onsite support staff to four), whilst maintaining an agreed level of operational efficiency and effectiveness.

The Benefits

- The Total Facilities Management model is a tailored solution which introduces standard processes and rationalisation to produce an individual "tried and tested" output, which is directly compatible with the customer's working practices and key stakeholders.
- It is a "needs must" rather than a "wish list" approach, that drives out unnecessary costs and inefficiencies.
- In the first year of the contract, personnel restructuring resulted in operating costs being reduced by 20% (saving £300k), with a projected further £450k saving in 2015. This equates to an overall 50% saving in the TFM contractual costs, with further savings still to be achieved.
- Operational efficiency has also significantly improved, with the vital 19 crane availability measure improving from circa 50% to over 75%, as a result of installing the patented adi maintenance system.