Defence Workbook
2026/27

C4 Projects

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OX4 2JY

Portsmouth

Pure Offices Portsmouth,
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Portsmouth, Hampshire, PO6 4TZ

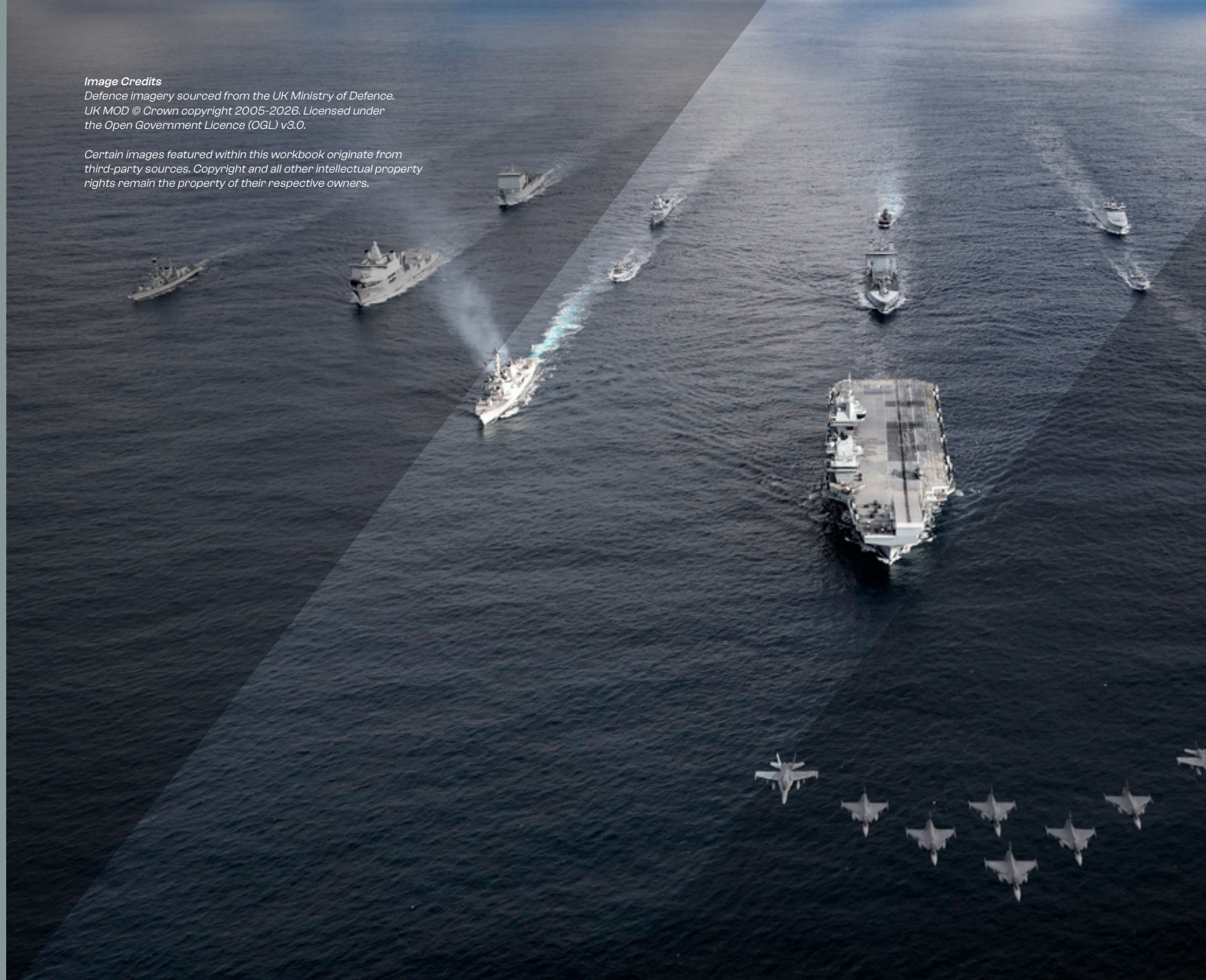
Warrington Head Office

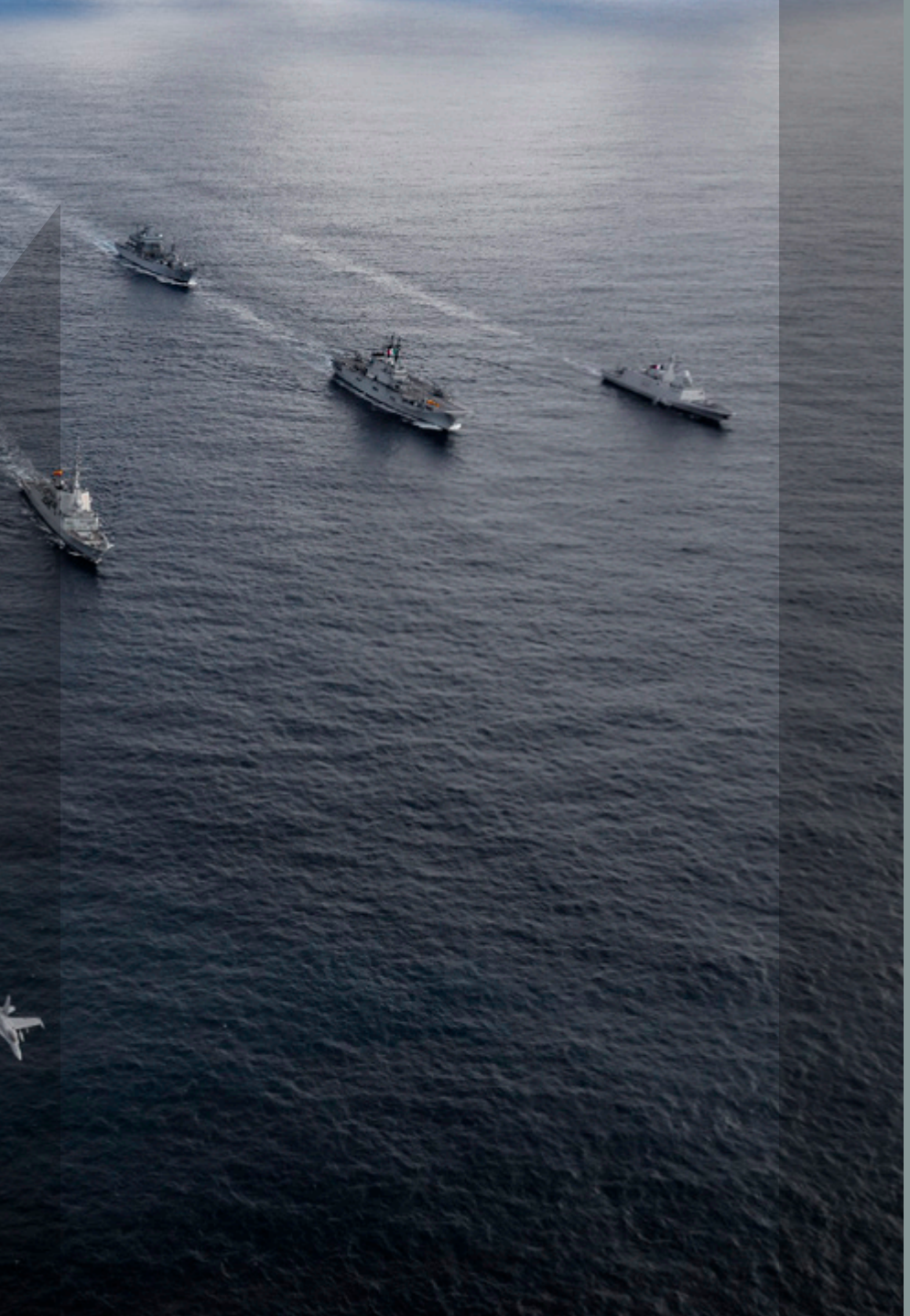
1110 Centre Park Square, Warrington,
WA1 1RU

C4 Projects

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Trusted multi-disciplinary delivery from start to finish

2005

Supporting our clients for over 20 years

40+

A highly experienced team of property & construction professionals

250+

Combined years of experience between our sector leads

Our Specialist Sectors



Defence



Education



Healthcare



Hospitality



Industrial & Logistics



Office & Retail



Residential



Student Living

Our Values



Expertise

We draw on the collective knowledge and creativity of our team to deliver thoughtful, effective solutions across every discipline and project.



Commitment

We're dedicated to supporting our clients and investing in our people, going further to deliver quality work and nurture a collaborative team culture.



Trust

Trust is built through transparency and reliability, with our clients, our partners and within our team. It's the foundation of every project we deliver.



Communication

Open, honest communication keeps our projects on track and our teams connected, ensuring everyone feels involved and valued.



Sustainability

We design and deliver with care for people, places and the planet, creating projects that have a positive, lasting impact for our clients and our team.

OUR ACCREDITATIONS

RIBA

RICS

bsi ISO/IEC 27001 Information Security Management CERTIFIED

bsi BIM Design and Construction CERTIFICATE OF CONFORMITY

CYBER ESSENTIALS PLUS

Certified Qualitas IMS ISO 14001 : 2015

British Assessment Bureau UKAS MANAGEMENT SYSTEMS 8289 ISO 9001 QUALITY MANAGEMENT

British Assessment Bureau UKAS MANAGEMENT SYSTEMS 8289 ISO 45001 HEALTH & SAFETY MANAGEMENT

*ISO 9001 and ISO 45001 are certified at our Warrington Head Office.


C4 Projects



Defence

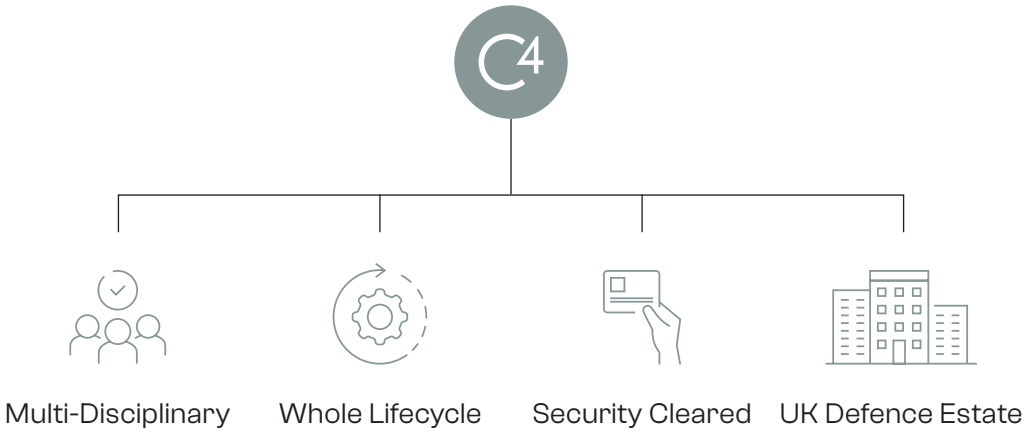
Built for secure environments

We provide an integrated, multi-disciplinary consultancy service across the UK Defence and security estate, with expertise in Architecture, Project Management, Cost Management and Sustainability.

We understand that Defence projects demand more than good design. They require discretion, resilience, rigorous information management and an appreciation of the operational environment in which projects are delivered.

Our security-cleared professionals work within complex, highly regulated environments where security, safety, programme, asset performance and operational continuity must be considered together.

From early feasibility and asset surveys through design, coordination, construction and handover, we provide trusted support throughout the project lifecycle.



Security is embedded within how we **resource**, **manage** and **deliver** Defence commissions.

Our Defence Capability

We combine design, management and technical expertise to support the delivery of complex projects across secure and operational estates.

Our integrated services allow us to assemble project-specific teams around each commission, providing a coordinated approach from a single consultancy or working seamlessly alongside established client and delivery teams.

→ Architecture	Feasibility, optioneering, briefing, concept and technical design, refurbishment, adaptation and new-build delivery.
→ Cost Management	Cost planning, procurement, commercial management and cost control throughout the project lifecycle.
→ Project Management	Programme, risk, stakeholder, consultant and delivery management within controlled project environments.
→ Building Surveying	Condition surveys, measured surveys, asset assessment, refurbishment planning and technical due diligence.
→ BIM Consultancy	BIM management, coordinated modelling, clash detection, information requirements and controlled digital workflows.
→ Principal Designer	CDM Principal Designer and Building Regulations Principal Designer services, supporting the coordinated management of design risk and regulatory compliance.

Our Defence Team

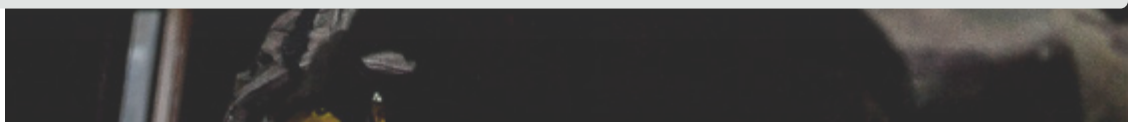
A team trusted to work in secure environments.

Our Defence commissions are supported by experienced professionals across architecture, project management, cost management, building surveying, Building Information Modelling (BIM) and Principal Designer services. Our team includes personnel holding Developed Vetting (DV) and Security Check (SC) clearances, alongside personnel who have passed Baseline Personnel Security Standard (BPSS) checks, supporting our ability to work within secure and sensitive environments.

We assemble project teams to reflect the technical, operational and security requirements of each commission, providing clients with access to the appropriate skills throughout the project lifecycle.



ARCHITECTURE	PROJECT MANAGEMENT	COST MANAGEMENT	BUILDING SURVEYING	BIM	PRINCIPAL DESIGNER	DV AND BPSS
Design leadership and technical delivery	Governance, programme and stakeholder coordination	Commercial assurance and cost control	Existing asset knowledge and technical assessment	Digital coordination and information management	Design risk and regulatory coordination	Security-cleared personnel available for sensitive Defence commissions



Trusted where discretion matters.

We understand that trust in Defence is earned through what we deliver, how we deliver it and how we protect the information entrusted to us.

We recognise that information relating to Defence assets must be managed according to its sensitivity throughout its lifecycle - from initial survey and briefing through design development, coordination, issue, construction and handover.

Our approach is built around secure information management, clear responsibilities and robust internal processes, supporting dependable delivery across complex and sensitive Defence environments.



Security-Cleared Expertise

We provide professionals experienced in working within sensitive environments.



Information Assurance

Structured management of project information, including access, issue and distribution, supported by established processes that enable secure, traceable and accountable delivery.



Secure Collaboration

Disciplined coordination with clients, stakeholders, consultants and delivery partners.



Digital Capability

We use BIM-led coordination to support informed decisions and reduce delivery risk.



Multi-Disciplinary Delivery

We bring Architecture, Project Management, Cost Management, Surveying, BIM and Principal Designer capability together under one consultancy.



Operational Understanding

We bring experience of delivering around live assets, users and complex stakeholder requirements.



Assured Delivery

We operate established quality, environmental, health & safety and management systems to support consistent and compliant project delivery.

Digital Delivery & Information Assurance

Effective digital coordination is particularly valuable on complex Defence estates - but only when information is managed with the appropriate level of control.

We combine BIM-led delivery with structured information management to improve coordination while maintaining the integrity of sensitive project information.

Our teams use coordinated digital models to understand existing assets, manage interfaces, identify clashes and support informed design decisions.



Good Defence design is not simply about meeting a brief. It is about demonstrating that requirements, risks, interfaces and decisions have been understood and controlled.

BIM Coordination

We develop and manage federated models and multi-disciplinary coordination.

Revit Delivery

We maintain consistent development and management of coordinated design information.

Clash Detection

We identify and resolve physical and technical interfaces at an early stage.

Common Data Environments

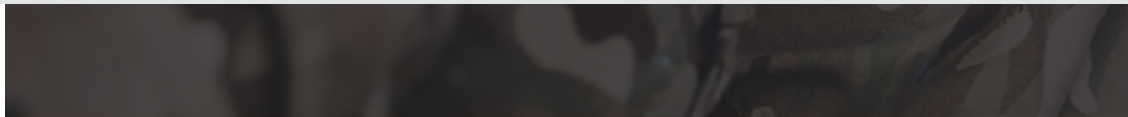
We manage controlled project information through clearly defined workflows.

Information Management

We apply structured processes for naming, review, approval, issue and revision.

ISO/IEC 27001:2022

We embed information security within our management systems and business processes.



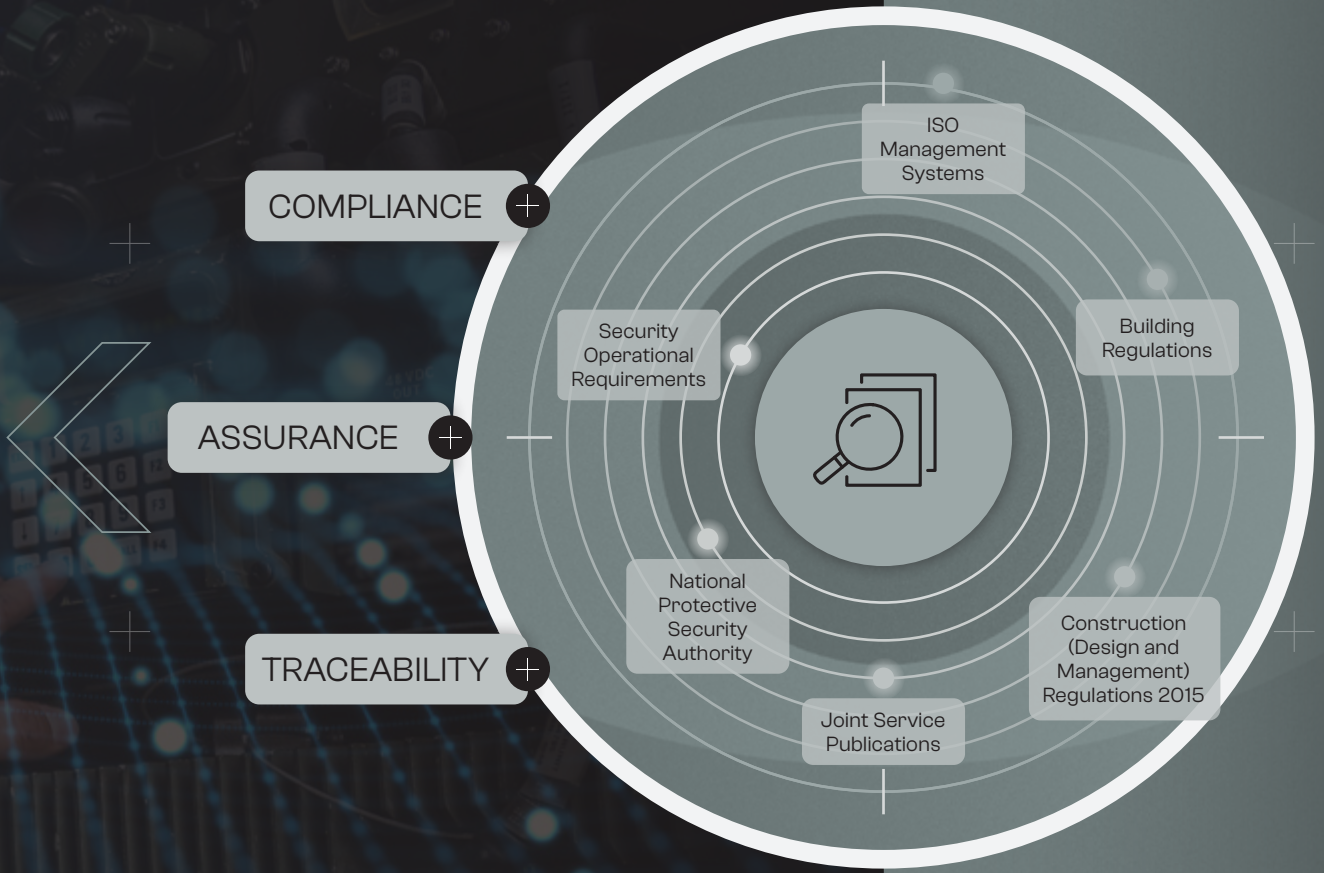
Compliance, Assurance and Traceability

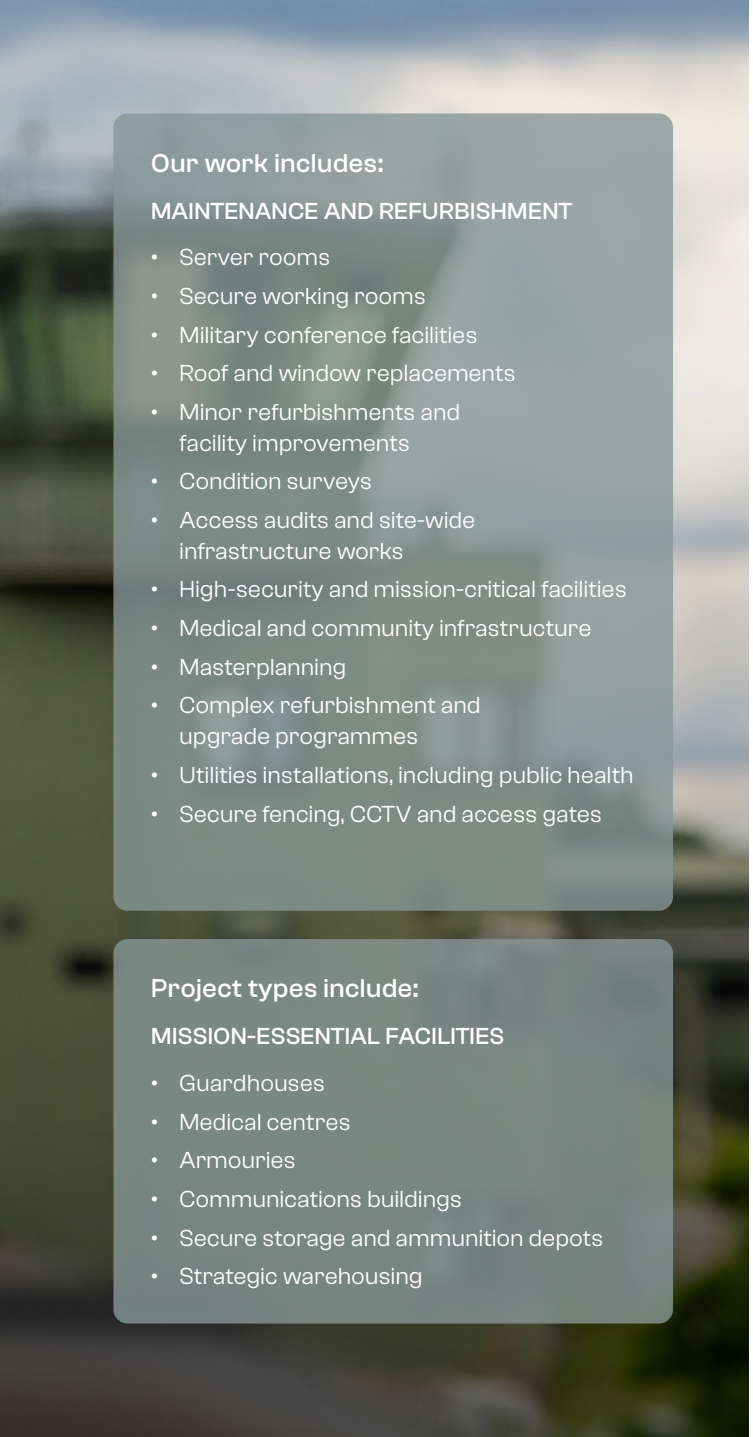
Defence projects demand clear governance and evidence-based decision making.

We operate structured design, review and information management processes to support compliance, manage risk and provide a clear audit trail throughout delivery.

Our security-cleared professionals understand the application of UK Government security requirements and guidance relevant to the built environment, including Security Operational Requirements (SyOR), National Protective Security Authority (NPSA) guidance and Joint Service Publications (JSPs).

Alongside project-specific security requirements, we coordinate statutory and regulatory obligations through disciplined design management and assurance.





Our work includes:

MAINTENANCE AND REFURBISHMENT

- Server rooms
- Secure working rooms
- Military conference facilities
- Roof and window replacements
- Minor refurbishments and facility improvements
- Condition surveys
- Access audits and site-wide infrastructure works
- High-security and mission-critical facilities
- Medical and community infrastructure
- Masterplanning
- Complex refurbishment and upgrade programmes
- Utilities installations, including public health
- Secure fencing, CCTV and access gates

Project types include:

MISSION-ESSENTIAL FACILITIES

- Guardhouses
- Medical centres
- Armouries
- Communications buildings
- Secure storage and ammunition depots
- Strategic warehousing

Working in Live Operational Environments

Defence estates rarely offer the simplicity of an isolated construction site.

Projects may involve existing operational assets, restricted access, complex stakeholder groups, ageing infrastructure, heritage constraints and the need to maintain critical activities throughout delivery.

We plan around these constraints from the outset.

We work collaboratively with clients and stakeholders to understand operational requirements, establish clear interfaces and develop practical strategies for survey, design and construction activity.

OUR APPROACH

Operational continuity
We develop design and phasing strategies around existing estate activities.

Access & logistics
We consider personnel, survey, construction and material movements from the outset.

Existing assets
We assess existing buildings, infrastructure and interfaces before intervention

Stakeholder coordination
We structure engagement around end users, operators, technical stakeholders and delivery teams.

Phasing & decant
We develop practical sequencing strategies to reduce disruption and maintain operational capability.

Our Work

A collection of case studies showcasing the diverse and complex projects we have delivered and are currently supporting across the Defence sector.

Our commitment to innovation and excellence, and experience across other major estates, ensures that we provide cutting-edge, future-proof and sustainable solutions, whilst always retaining a robust and detailed approach to meeting the enhanced requirements and unique challenges faced in the military context.

SECURITY NOTE

Project particulars have been intentionally limited.

Sensitive Defence project information is presented and communicated on a strict need-to-know basis.



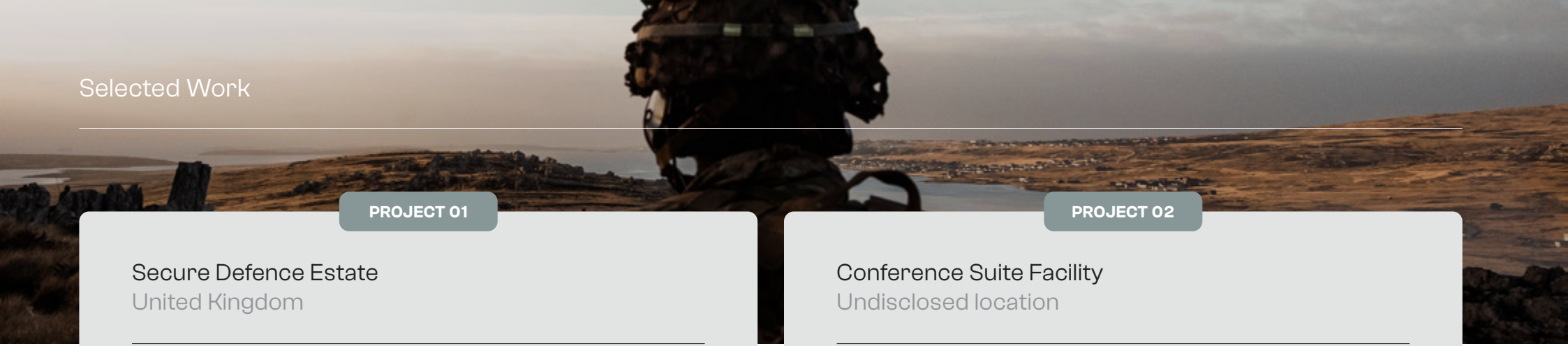
OUR CLIENTS

We operate extensively within secure and sensitive Defence environments.

We regularly work with DIO, MOD and Military Police to develop secure, mission-focused design solutions.

Our clients include the RAF, Royal Navy, British Army, NATO, BAE Systems, Airbus and KBS Maritime.

Ministry of Defence · ROYAL AIR FORCE · ROYAL NAVY · ARMY · NATO OTAN · KBS Maritime



Selected Work

PROJECT 01

Secure Defence Estate
United Kingdom

Client: Confidential
Status: Ongoing
Services: Architecture, Project Management, Cost Management



We are supporting a major programme of investment across a secure UK Defence estate, acting as Lead Consultant alongside a specialist multi-disciplinary team.

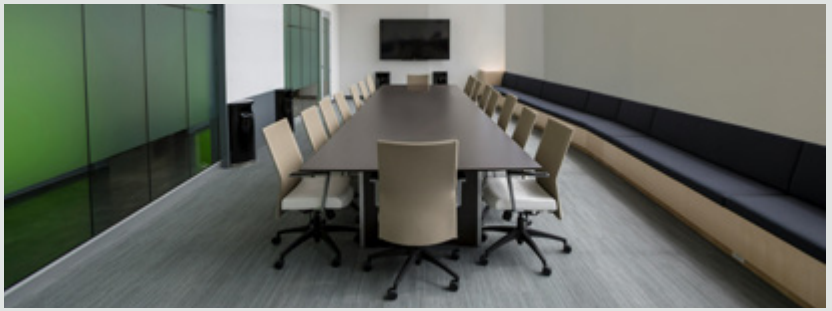
Our commission includes the refurbishment, adaptation and modernisation of strategically important assets within a live operational environment, coordinating asset constraints, operational requirements, sustainability objectives, stakeholder needs and programme considerations.

Specific project, asset and operational information is intentionally withheld.

PROJECT 02

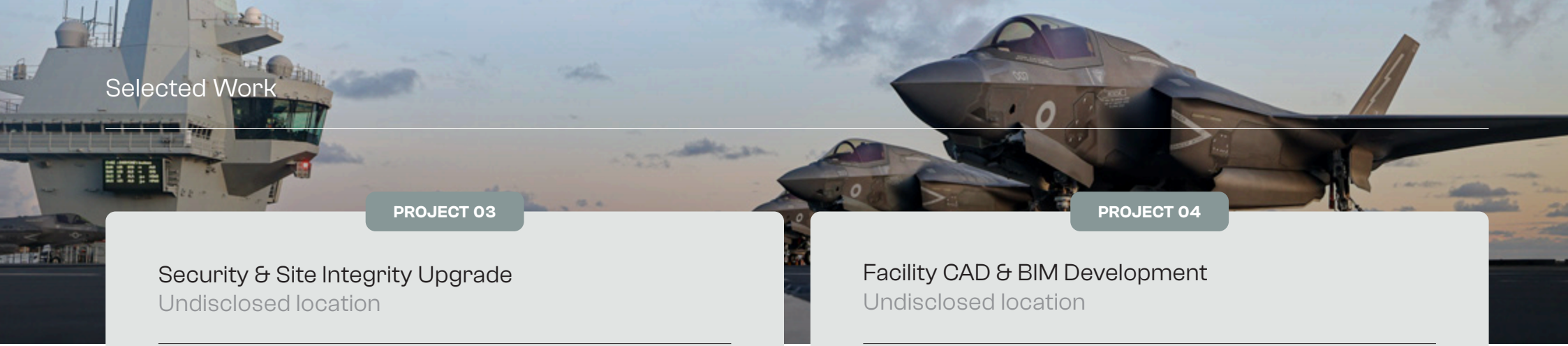
Conference Suite Facility
Undisclosed location

Client: Confidential
Status: Completed
Partners: Stantec
Services: Architecture, Design, Cost Management



Conversion of an office space into two separate fully secure conference facilities, including the design of an amenity for security-cleared personnel.

Delivered site survey, design through RIBA Stages 3 to 4 and fire strategy assessment.



Selected Work

PROJECT 03

Security & Site Integrity Upgrade
Undisclosed location

Client: Confidential
Status: Ongoing
Partners: Stantec
Services: Architecture, Design, Cost Management



A comprehensive programme of internal and external upgrades to enhance site integrity and security, addressing both physical infrastructure and operational requirements.

Facilities were reconfigured and adapted to support change-in-use, ensuring that all modifications met evolving operational needs while maintaining rigorous security standards.

PROJECT 04

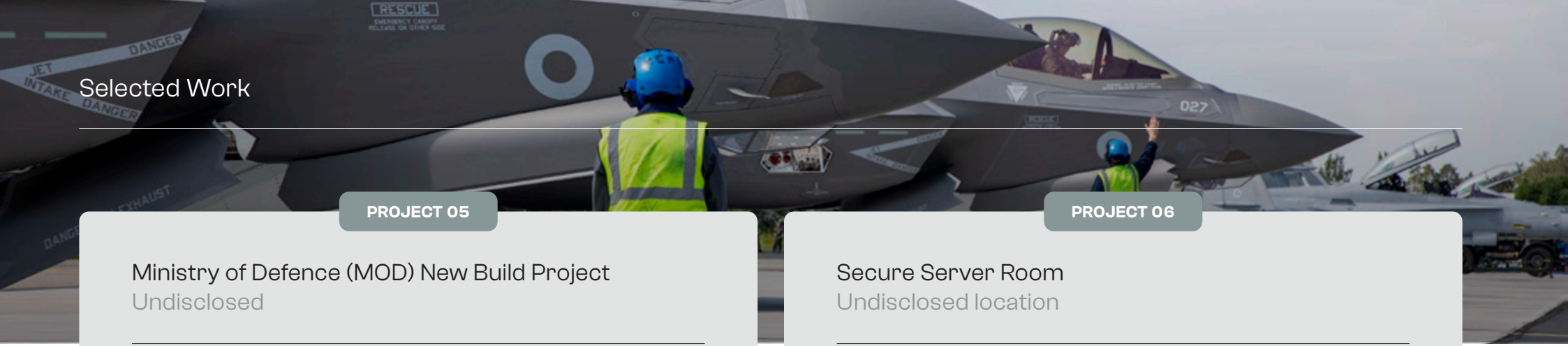
Facility CAD & BIM Development
Undisclosed location

Client: Confidential
Status: Completed
Partners: Stantec
Services: Architecture, Design, Cost Management



Development of a highly detailed and precise Building Information Modelling (BIM) and CAD model of the facility, to provide a reliable foundation for future projects and enhance overall situational awareness.

Utilised 3D visualisation, asset tracking, and integration with other systems to maximise usability and align with the facility's long-term objectives.

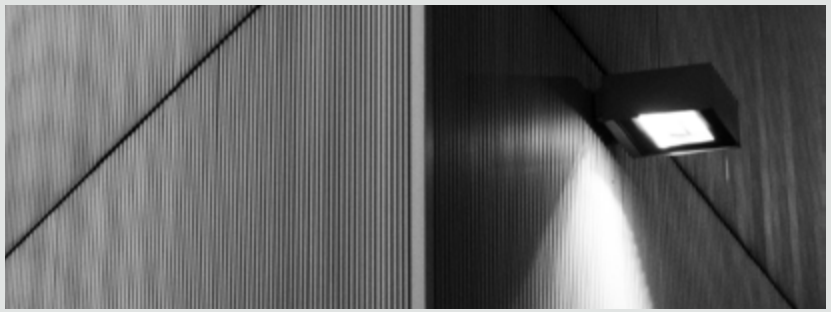


Selected Work

PROJECT 05

Ministry of Defence (MOD) New Build Project
Undisclosed

Client: Confidential
Status: Ongoing
Services: Architecture, Design, Cost Management



A new-build design project focused on enhancing and streamlining perimeter security, with a strong emphasis on sustainability, security and operational efficiency.

Security-focused design aligned with Defence-Related Environmental Assessment Methodology (DREAM) standards and net-zero carbon initiatives.

3D modelling was utilised to support the development of the secure design, enabling the project team to explore and communicate design solutions in collaboration with military personnel.

PROJECT 06

Secure Server Room
Undisclosed location

Client: Confidential
Status: Ongoing
Services: Architecture, Design, Cost Management



Development of detailed design for secure server installation:

- Fully coordinated with MEP and Structural and Civil Engineering
- Use of 3D modelling to support detailed design

PROJECT 07

Measured Building Survey
United Kingdom

Client: Confidential
Services: Building Surveying



C4 Projects has developed a strong capability in the field of accurate measured building surveys within secure military environments.

We have developed a survey and modelling methodology that is capable of being deployed into sensitive areas of a facility.

This capability provides our clients with highly accurate as-built information as well as providing an excellent base for new work requiring off-site fabrication to fine tolerances for accuracy.

PROJECT 08

Drone Surveys
Undisclosed location

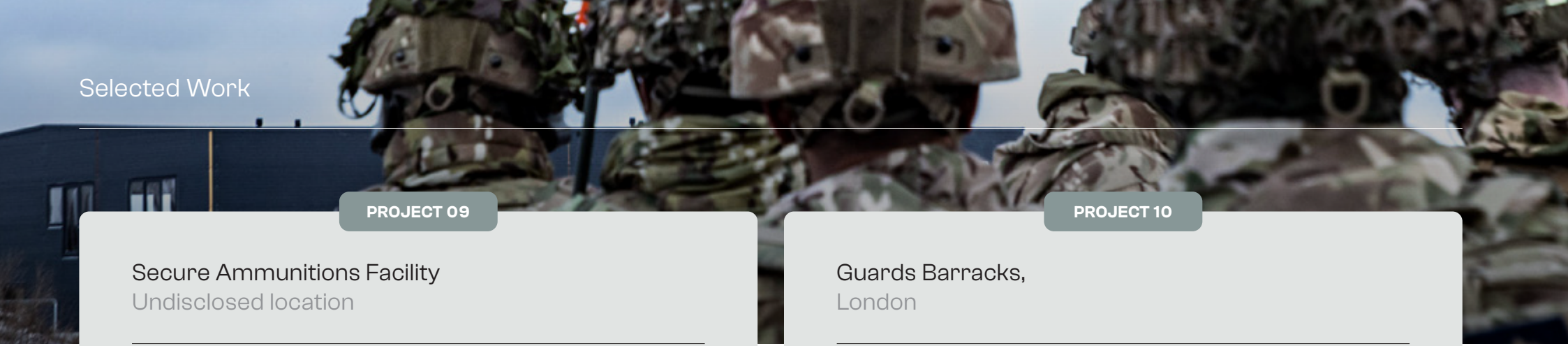
Client: Confidential
Services: Drone Survey Pilots



We are capable of deploying our drone pilots into military sites to safely and securely capture imagery for building condition survey purposes.

Our drone pilots are UK Civil Aviation Authority certified and hold Operational Authorisation within the UAS Specific Category. They are experienced in accessing such sites and working with the relevant authorities to agree flight plans and deliver the required data capture safely and efficiently.

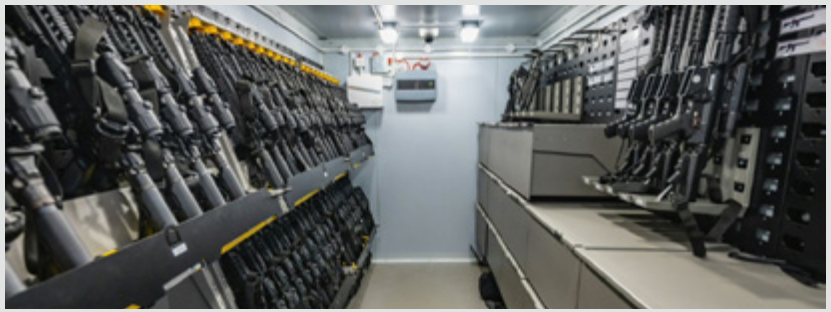
Source: Leica Geosystems



PROJECT 09

Secure Ammunitions Facility
Undisclosed location

Client: Confidential
Status: Ongoing
Partners: Stantec
Services: Architecture, Design, Cost Management



Delivered design services for an ammunition storage building, compliant with current MOD standards and DSA DOSR Codes of Practice.

Provided planning support, architectural design management, and coordination of mechanical & electrical and civil & structural design.

PROJECT 10

Guards Barracks,
London

Client: VINCI Facilities/DIO
Status: Completed
Partners: Stantec
Services: Architecture, Design, Cost Management



Design and delivery of a refurbished changing area for the Household Cavalry.

This project involved surveying the existing building then modelling and re-purposing existing spaces at two important London Barracks to upgrade changing facilities for the guards involved in military activities in London and various important ceremonial duties.

Source: BeaverFit

PROJECT 11

Building Improvement Programme
Portsmouth

Client: MOD/KBS Maritime
Status: Ongoing
Services: Architecture, Design, Project Management, Building Surveying, Cost Management



C4 Projects is leading a multi-disciplinary team of consultants on the Building Improvement Programme at HMNB Portsmouth.

Named in the recent Defence Investment Plan by MOD - Portsmouth is a strategically important aspect of the UK naval capability.

This project involves the surveying and design of critically important upgrades and re-purposed assets as part of a major programme of works on site at this base.

PROJECT 12

Messing Facility
Portsmouth

Client: MOD/KBS Maritime
Status: Ongoing
Services: Architecture, Design, Project Management, Building Surveying, Cost Management



C4 Projects has been appointed by KBS Maritime to design a new build messing facility on site at HMNB Portsmouth.

This technically complex building will house dining and social facilities for both site-based and visiting personnel.



Executive Summary

We are a trusted provider of construction-related multi-disciplinary consultancy services to Defence and security projects across the UK.

We support the UK MOD estate through frameworks and direct engagements with the Defence Infrastructure Organisation (DIO), Tier 1 Facilities Management (FM) contractors, and Main Contractors delivering design-and-build solutions.

Our services are scalable and flexible - available as standalone consultancy or integrated within multi-disciplinary teams. We bring together creative thinking and value-driven design, utilising BIM workflows where appropriate to enhance coordination, communication and efficiency.

Our capabilities across the Defence sector cover:

- **New-build and refurbishment design**
- **Secure and high-security facilities**
- **Specialist security and compliance-focused design**
- **Sustainable design principles**

Key team members hold BPSS (Baseline Personnel Security Standard), SC (Security Check) and DV (Developed Vetting) clearances, with experience of work on UK MOD, BAE Systems and KBS Maritime projects. Their insight allows us to deliver a broad range of schemes - from FM works and condition surveys to highly secure, complex building projects. We actively engage end users, FM contractors, and stakeholders to ensure continuity across sites, alignment with base standards, and practical delivery solutions. Our team is assembled for project-specific needs, offering energy-efficient and sustainable designs.

We have proven expertise in managing complex, multi-building schemes using BIM tools, collaborative modelling, clash detection, and live coordination workshops as part of integrated project delivery.

Security-Cleared Expertise

Our dedicated team includes personnel holding a range of security clearances, including SC and DV, alongside personnel who have passed BPSS checks, enabling us to operate across sensitive environments.

We have delivered projects at numerous UK Defence sites, including MOD establishments, BAE Systems and KBS Maritime facilities. Our security-cleared professionals possess deep technical knowledge and a clear understanding of UK government security protocols. This includes expertise in SyOR, NPSA guidelines, and JSPs, all critical to asset design, risk mitigation, and secure site operations.

Design and Delivery Approach

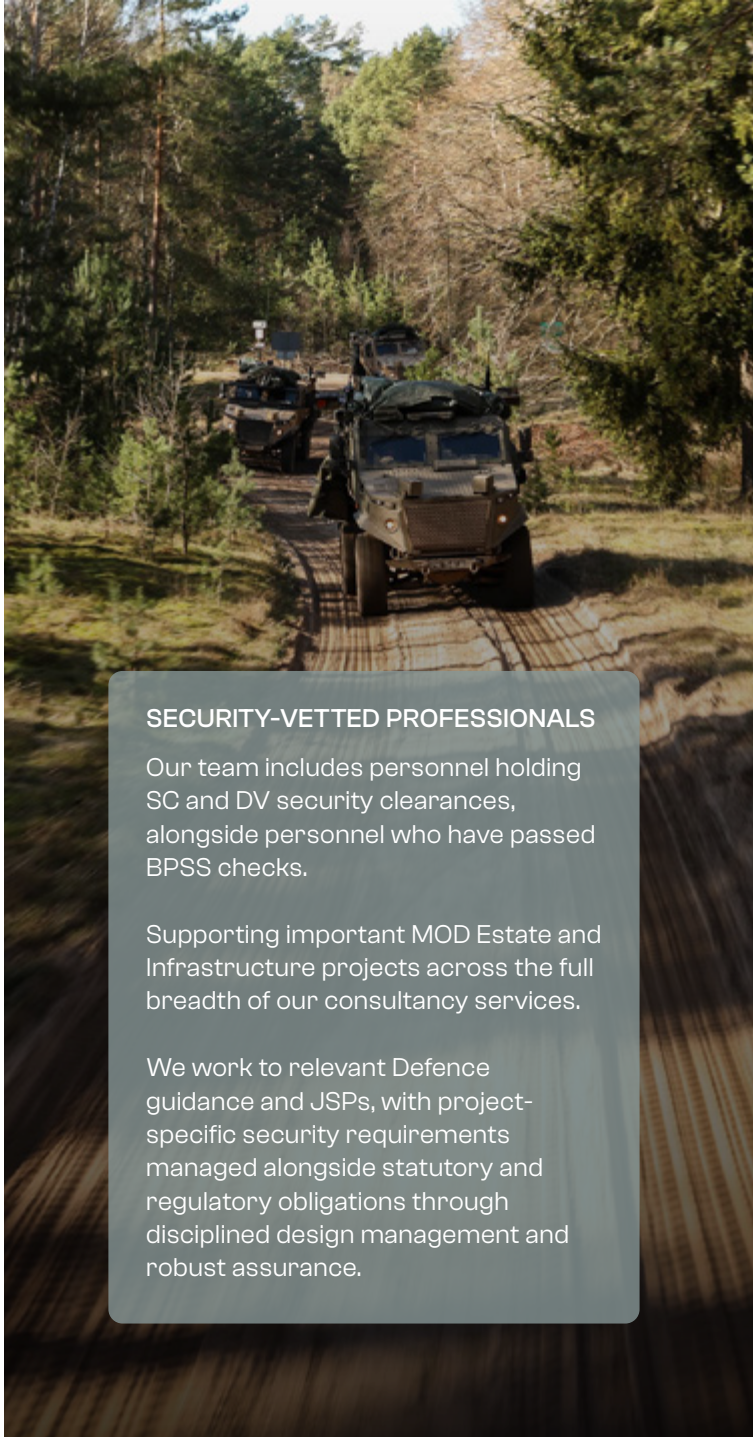
Our designs are centred on user mission requirements and rigorously checked for technical compliance against MOD and Defence standards, guidance and documentation.

Standards, guidance and documentation

- JSPs
- Building Performance Standards
- Design and Maintenance Guides
- Counter-Terrorist Measures
- DREAM

Key capabilities

- → Technical competence in the Defence sector, with an understanding of JSP requirements
- → Collaborative design focused on client and end-user engagement
- → Revit-based design development and information sharing with project teams and clients
- → Building Regulations Principal Designer services
- → Experience in DREAM, BREEAM and carbon reduction
- → Sustainability embedded throughout our design approach
- → Energy feasibility studies delivered in collaboration with strategic partners
- → Support for existing Public Sector Decarbonisation Scheme-funded projects
- → Requests for Information (RFIs) to support clear communication and project delivery



SECURITY-VETTED PROFESSIONALS

Our team includes personnel holding SC and DV security clearances, alongside personnel who have passed BPSS checks.

Supporting important MOD Estate and Infrastructure projects across the full breadth of our consultancy services.

We work to relevant Defence guidance and JSPs, with project-specific security requirements managed alongside statutory and regulatory obligations through disciplined design management and robust assurance.





Additional Services

We offer an array of additional services as part of C4, these include

- Reality Capture
- Space Planning
- Wayfinding
- 360 Virtual Tours
- 3D Visualisation & Virtual Reality
- Branding & Marketing

These extra services are all about making our projects better, clearer, and more considered from day one.

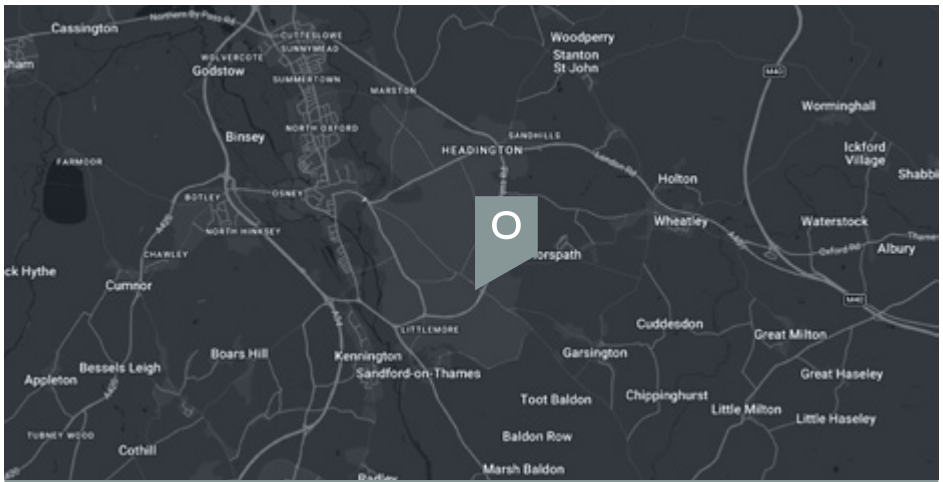
By bringing together the different strengths in our team, we can offer clients smarter tools, better insight, and a more joined up way of working. All of this helps make sure every project is the best it can be.



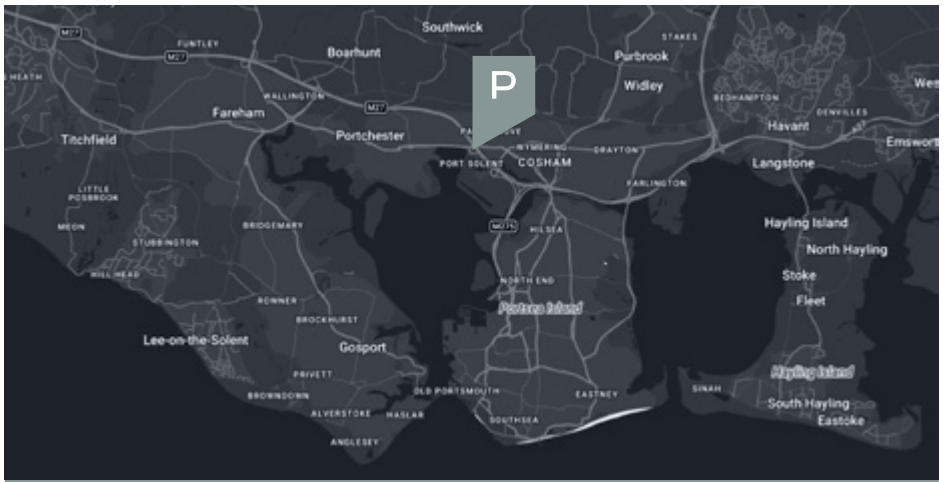
CENTRAL LANCASHIRE 01772 846 574



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