



**MECHANICAL, ELECTRICAL, FIRE  
AND FABRIC SERVICES**

**enecto**

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# Delivering Lasting Impact





Enecto guarantee people are at the heart of what we do. We strive to deliver the most efficient and effective services to our clients by being honest, keeping things simple but most importantly keeping you informed and your buildings operational.

We pride ourselves in our responsiveness, customer service and our range of knowledge in building services and facilities management. We ensure our team at all levels are quick to respond, knowledgeable and proactive.

We understand the importance of having your buildings fully operational to enable you to be able to deliver your services seamlessly.

Safety and compliance are an essential component in how we deliver our services ensuring you and your buildings always remain safe.

As an independently owned service provider we have the ability to be flexible, adaptable and tailor our services to your needs.

With over 50 years' experience within the industry, we have the experts to deliver above and beyond. We also have the resources, equipment and experience needed to maintain sites of all sizes and complexities.

Our engineers provide a wide range of hard services including all mechanical, electrical, reactive and planned works including installations, energy management and HVAC services.

We will implement changes to enhance

the performance of your facilities while cutting your energy consumption and site running costs.

We deliver leading M&E and Fabric Services across multiple sectors and with a proven track record of high client satisfaction.

We're confident, that we will deliver the best solutions to overcome existing challenges and leave you with a safer and efficient facilities.



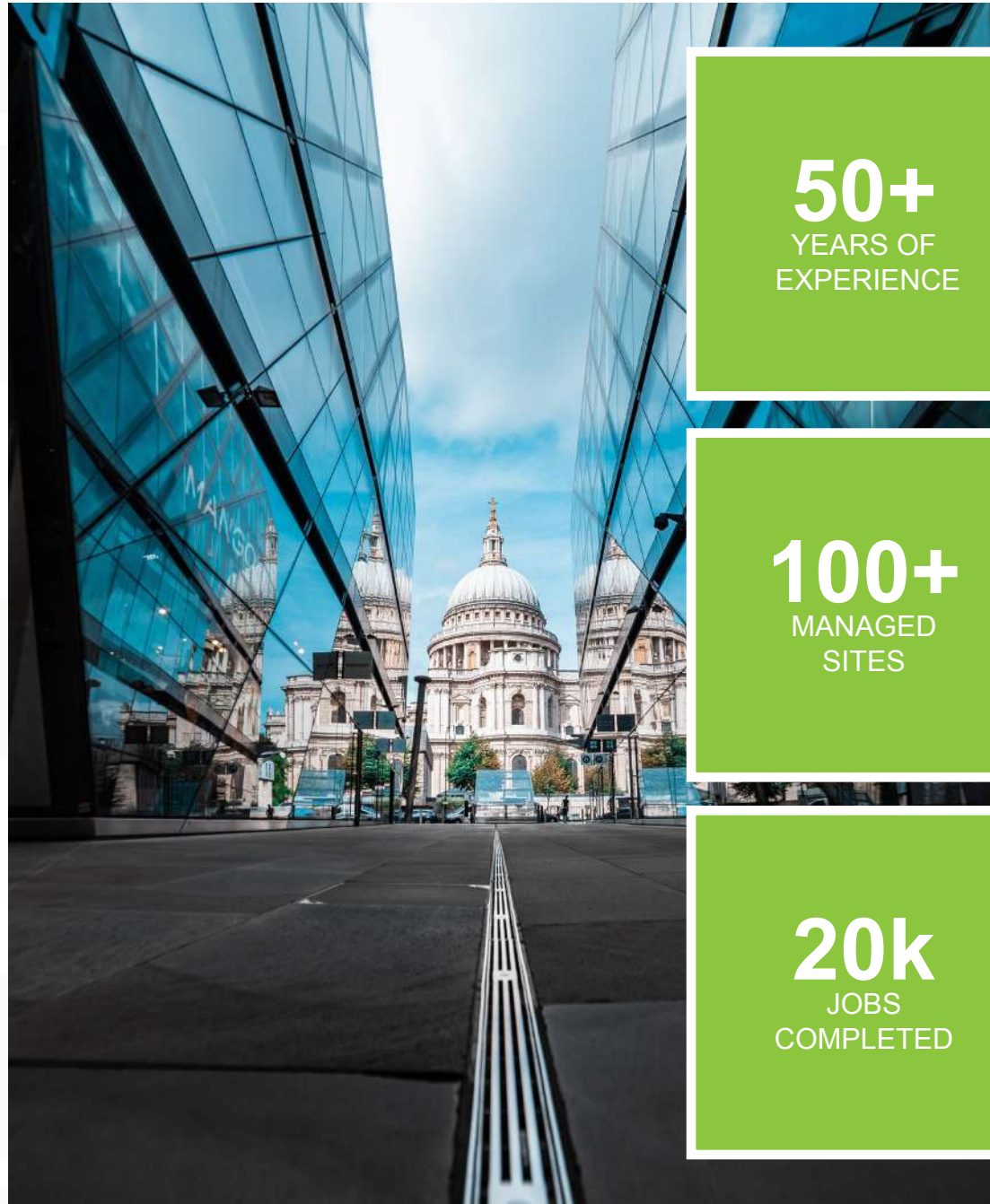
# We Go Beyond

Our strong moral code is the force behind our continued success. This is to ensure we have the right team, we remain open and honest and always aim to deliver above and beyond.

We get the fundamentals right, from the responsible and sustainable way the business is managed, to the in-house technical expertise that is applied to every service or project we undertake.

Importantly, we operate from a position of openness within the team and with our clients, We encourage our team to be forward thinking, innovative and focused.

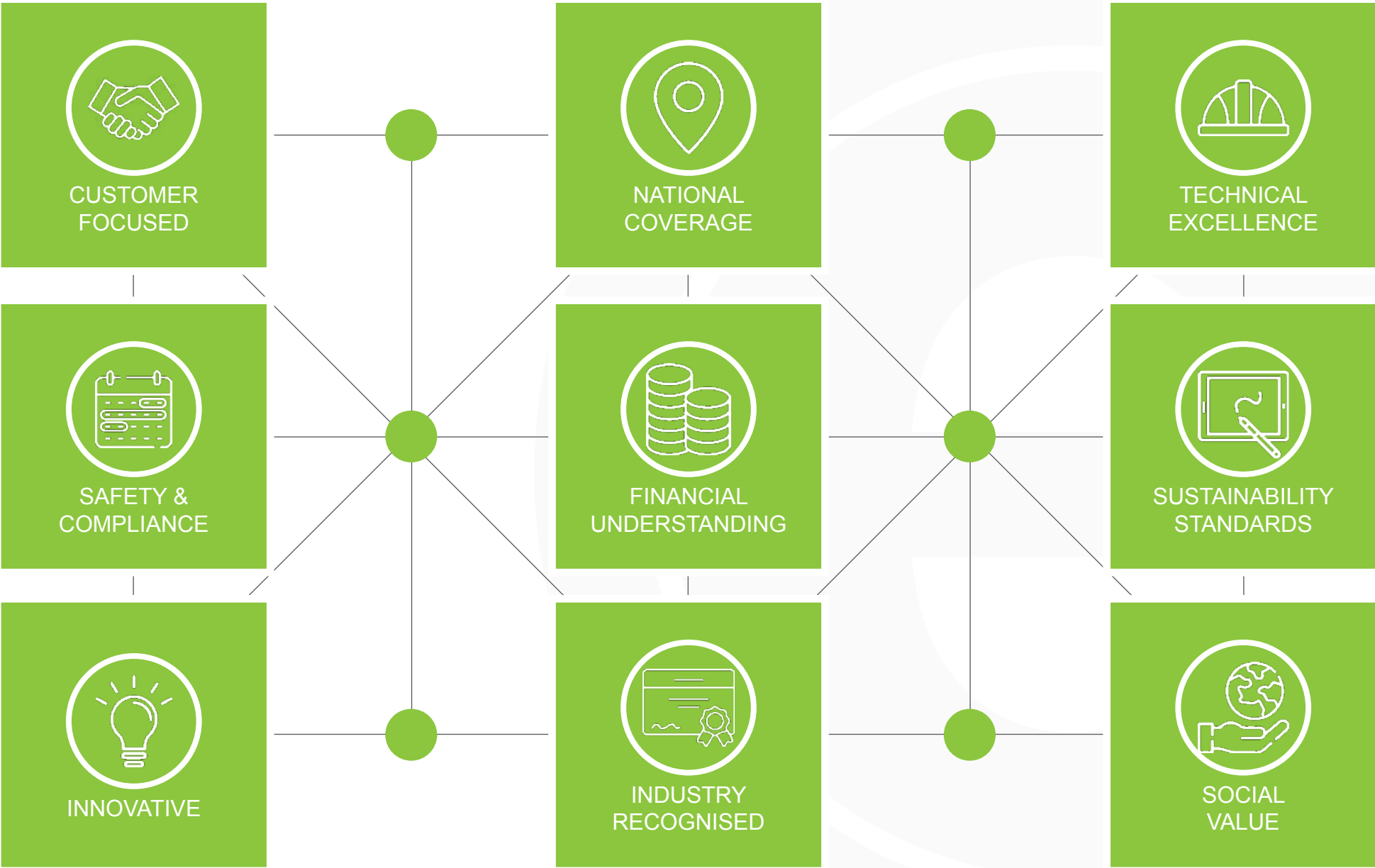
We embrace technology and sustainable ways of delivering services quicker and more efficiently.



**50+**  
YEARS OF  
EXPERIENCE

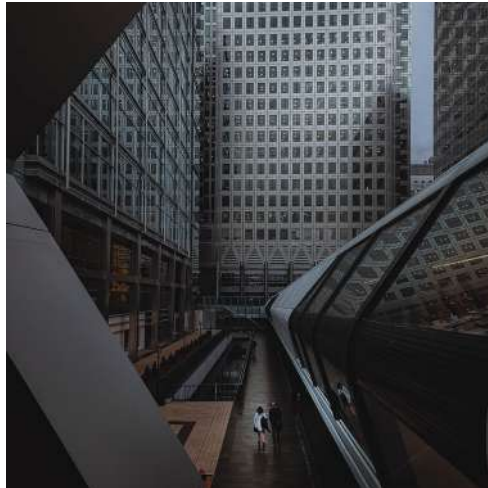
**100+**  
MANAGED  
SITES

**20k**  
JOBS  
COMPLETED



# Enhancing The Performance And Operation Of Estates





Our tailored Mechanical, Electrical, Fire and Fabric Services generate positive outcomes for our clients, their end users and the wider communities where we operate. We work closely with all parties and regularly review data which allows us to make intelligent decisions that support the optimisation of assets.



Mechanical  
Maintenance Services



Electrical  
Maintenance Services



Fire  
Safety Services



Building Fabric  
Services





# Mechanical Maintenance Services

We Bring Proven Technical Expertise  
To Mechanical Maintenance Services



Our focus on planned prevention maximises the life-cycle performance of assets in Commercial and Domestic properties. We ensure our planned services manage and enforce statutory compliance across the estate for our clients. We provide feedback via our reporting systems giving greater understanding and budgetary control. Our service delivery model means we can respond to any urgent or emergency requirements and will undertake minor or major quoted and project works. Examples of the Mechanical Maintenance Services that we deliver include:



**Gas Safety & Boiler Inspections**



**Extract Systems, Ductwork, Grilles, Diffusers, Louvers and Dampers**



**Building Management Systems**



**Air Quality and Building Environmental Assessments**



**Water Hygiene, Water Treatment, Water Risk Assessments & Cooling Towers**



**Pressurisation Units, Expansion Vessels, Booster Pumps, Heating Systems Valves and Associated Pipework**



**Heating, Ventilation, Air Conditioning, Fan Coil Units, AHU, Chillers & Refrigeration**



**Safety & Security Systems – Lifts, Fall Protection, Ladders, CCTV, Barriers & Gates**



# Electrical Maintenance Services



# Our Electrical Maintenance Services Are Designed To Maximise Safety, Reliability And Efficiency.

Forward planning ensures that our clients' electrical systems function optimally and are uninterrupted, with ongoing serviceability. Adopting this long-term, planned approach extends the lifespan performance of critical assets, delivers cost certainty, and promotes the highest standards of statutory compliance.

Our team also provide a reactive response to any power failure or fault. Examples of the Electrical Maintenance Services that we deliver include:



Emergency Lighting, General Lighting & Controls



Periodic Electrical Inspection & Testing



Main Switchgear, Sub-Switchgear, Small Power & Distribution Boards



Lightning Protection System



UPS, Generators, Surge & Power Factor Correction Equipment



Portable Appliance Testing



Access Control, Intercom, Intruder Alarms



Minor & Major Electrical Works e.g. LED upgrades, EV charging



# Fire Safety Services



# Fire Safety In The Workplace Is One Of The Most Crucial Aspects To Consider When Running A Business

Ensuring fire safety is crucial for any business, yet it doesn't have to be a source of stress or concern. At Enecto, we offer a range of fire services that effectively address potential risks and rectify any deficiencies in your current fire safety measures.

By keeping your fire systems and equipment up to date, you can prioritise the safety of both you and your customers, while also maintaining compliance with building regulations. Examples of the Fire services that we deliver include:



Fire Risk Assessment & Remedial Actions



Sprinklers, Dry & Wet Riser Systems



Fire Extinguishers & Fire Hose Reels



Fire Alarm – Weekly Bell Tests, Inspections and Fault Finding



Smoke Vents & Automatic Opening Vents (AOV)



Portable Appliance Testing



Fire Curtain, Shutters & Fire Doors





# Building Fabric Services

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# Our Leading Building Fabric Property Services Protects And Enhance Our Clients' Valuable Assets.

Our leading Building Fabric Services is at the heart of what we do by bringing the story of prehistoric England to life. Our aim is to Prolong and safeguard the life-cycle of buildings against element, deterioration, and in line with building regulations and English Heritage where applicable.

We pride ourselves on the services we provide, and all works are executed in a safe clean and timely manner.

Examples of the Building Fabric Maintenance Services that we deliver include.



Major works - Interior and exterior building upgrades including fixtures and fittings



Specialists in Grade I and II listed buildings and conservation areas



Steel fabrication and carpentry including iron gates and fencing and light bricks



Roof overhauls and maintenance including chimneys, skylights and dormer windows



DPC, dry rot, woodworm treatment, rising damp



High level safety equipment installation and maintenance, latchway systems, eyebolts, cradles and anchor points



Drainage maintenance, CCTV and sonde camera surveys drain lining and tanker services.





## The Benefits



**Cost savings**



**Budget control**



**Customer satisfaction**



**Streamlined work programmes**

# 25%

The implementation of BFM has resulted in excess of 30% annual cost savings for some of our clients

# BFM (Business & Finance Management)

## How it works

Our commitment is to work collaboratively to establish a benchmark, and to set targeted savings each year.

### Mobilisation

By adopting a flexible approach to contract mobilisation, we ensure that our pre-contract team develops a bespoke solution that works for individual estates.

### Setting a benchmark

We work to our clients' specifications. This determines the benchmark, allowing time for asset verification to be completed and for client priorities to be agreed

### Asset verification

At the core of our business is technical competency. Therefore, our engineers offer a rapid asset verification process using the latest surveying equipment and asset tagging technology.

### BFM optimisation

Accurate asset information allows us to design a bespoke maintenance programme which focuses spend on critical areas of a client's estate. This process also involves an evaluation of recurring defects.

### Agreed targets

From this platform, we put in place our delivery targets, create a Forward Maintenance Register and agree a timeline of key milestones.

### Full BFM implementation

Through continuous engagement with the client, utilising the knowledge gained and the reporting systems implemented, we aim to improve asset reliability and cost effectiveness over the contract life.



# Our Clients

We put our clients first, with their end users at the heart of our tailored solutions. That's why we are a trusted delivery partner to a range of high-profile public and private sector organisations, and why we have earned selection to a broad spectrum of flagship frameworks. Our estates portfolio features the assets and infrastructure of some of the UK's leading universities, schools, healthcare providers, police forces and blue-chip companies.

**AlixPartners**

**LANDBAY**  
Your lending partner

 H U M A

**xln** | for  
small  
business

**REVCAP**  
REAL ESTATE VENTURE CAPITAL



  
REGENCY REAL ESTATE

**Orion**

Motcomb Estates Limited

BLAKE   
MORGAN

  
**MILLBANK TOWER**  
LONDON

 REUBEN BROTHERS



# What They Say



In the short time Enecto has been managing the building and maintenance in Millbank, I have found the staff and service I have received to be very professional, efficient, supportive and very accommodating, enabling repairs to be completed swiftly and competently. Thank you Enecto!

**Lucy Mannion**  
Office Manager



Just wanted to say I have been pleased with the service we have received from Enecto. You guys are always courteous, polite and arrive when you say you are going to. Good job!!

**Tracy Braganza**  
Facilities Manager

**LANDBAY**

Your lending partner

Enecto are always reliable and give you the best price available. Always willing to fix any problems that we may have in our office, I would highly recommend.

**Sophie Mensah**  
Office Manager

# REVCAP

We have been using Enecto's swift and high-class services for over a year and we couldn't be happier. They go above and beyond and always with a smile. Thanks to John, both Alan's (!), Charmaine and Gina for all your help. We cannot sing your praises high enough!

**Jolana Lee**  
Senior Receptionist & Office  
Manager



Just wanted to say thank you for all your hard work and very quick response. Your team is lovely to work with and they always go the extra mile to assist any enquiries we might have. We hope to continue this relationship as are very grateful to work and collaborate with Enecto.

**Florina Palau**  
Centre Operations Manager



Great service, very reliable and communication across all services is excellent since we changed provider we have never looked back. We have recommended to several peers in our industry.

**North Pole**  
Greenwich





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**In any event, be that planned or reactive, we're here to help you in any way we can.**

**Please contact us and we will respond same day.**

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