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Over the last 10 months, I have hopefully given you some useful tips on recognising and hopefully avoiding problems with warehouse floors. This being the last article in the series, it seemed appropriate to round off with some advice on how to get the best advice.

It will come as no surprise if I suggest that you should refer to an independent consultant with nothing to sell other than advice. However, such consultants are few and far between. Take flatness surveying and floor grinding for example, all surveying companies are in one way or another associated with floor grinding, and our consultancy is no exception.

Not surprisingly, warehouse operators are not sure where to go for this much needed independent advice. The problem is compounded by the habit of the construction industry to have the specialist flooring contractor commission the floor survey that should provide proof that the new floor meets the required specification. Surely this is an unsafe practice for the warehouse operator? How can you be sure that the survey is accurate and most importantly interpreted openly and objectively with your interests in

mind rather than those of the contractor?

Over the last five years, I have been involved with many projects where there has been considerable doubt as to whether the flatness requirements were ever met. Unfortunately for the warehouse operator, the original survey results have often not been available. They have been lost or perhaps were never provided by the contractor. Main contractors have not played their part in checking these surveys and ensuring compliance - as well as making sure that the surveys are passed on to you, the ultimate client.

The problem stems from the fact that both the construction side and user side of the industry have failed to understand the importance in cost terms of not having the correct flatness requirements - particularly in VNA installations.

What is really sad to see is that warehouse operators often return to the same surveyor used by the flooring contractor in the possibly erroneous belief that the surveyor will now be primarily concerned with the operator's interests. Well, may be or may be not!

The message for the future on surveying is



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to make sure that surveys are commissioned independently, either by the supervising consultant on new build or by the warehouse operator when checking existing floors. The surveyor should be working to a verifiable quality scheme and the consultants advising should be suitably qualified with proven track records in construction for the logistics industry.

This closes my stint as the "flooring expert". I hope that readers have found it useful. If you need advice, you know where to find me.

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