CQS SOLUTIONS

Royal Welsh Showground – South Glamorgan Building

Delivering phased refurbishment works within a live events environment

Client: Royal Welsh Agricultural Society
Location: Royal Welsh Showground, Builth Wells

Project Overview

This combined commission involved the delivery of two related refurbishment projects to the South Glamorgan Building at the Royal Welsh Showground. The works were undertaken to enhance the building's durability, appearance and long-term performance, while maintaining full operational use of the venue for major events.

Client	Royal Welsh Agricultural Society
Location	Royal Welsh Showground, Builth Wells
Contract Value	£580k (combined)
Procurement Route	JCT Design & Build 2016 and 2024
Start Date	December 2024
Completion Date	March 2026
CQS Role	Employers Agent & Quantity Surveyor

The Challenge

Both projects were delivered within a live, high-profile events venue, presenting several key challenges:

- **Maintaining full functionality of the showground during construction**
- **Programming works around a busy annual events calendar**
- **Coordinating with multiple stakeholders and operational teams**
- **Delivering improvements while maintaining consistency with the wider estate**

The need to avoid disruption to scheduled events was a critical constraint throughout.

Project Objectives

- Upgrade key elements of the South Glamorgan Building
- Improve durability, weather protection and visual quality
- Deliver works within strict operational constraints
- Maintain cost certainty through robust commercial management
- Ensure alignment with the wider showground estate strategy

Scope of Works

The combined works comprised two key elements:

Re-Roofing Works

- Replacement and upgrading of roof coverings
- Improvements to weatherproofing and long-term performance

Gable End Replacement Works

- Removal and reconstruction of the gable end
- Enhanced façade design to align with adjacent buildings
- Architectural improvements to support the wider site aesthetic

Both elements were delivered within a coordinated refurbishment programme.

Role & Services Provided

CQS Solutions were appointed as Employer's Agent and Quantity Surveyor, providing:

- Cost planning and budget development at feasibility stage
- Procurement support under JCT Design & Build contracts
- Tender analysis and contractor appointment
- Contract administration and project coordination
- Ongoing cost control and financial reporting
- Management of variations, risks and programme impacts

This ensured robust governance and clear commercial oversight throughout.

Overcoming Key Challenges

The refurbishment works required careful coordination to maintain the operational capability of the Royal Welsh Showground throughout the construction period.

Works were programmed around the venue's events calendar, with activities scheduled during periods of reduced usage. Contractor logistics, access and site setup were carefully reviewed to ensure compatibility with adjacent operational areas, maintaining safe segregation between construction and public spaces.

CQS Solutions worked closely with the Client and contractor to challenge and refine programme sequencing, site arrangements and risk mitigation measures, ensuring that potential impacts on operations were identified early and effectively managed.

Project Complexity Overview

- Live events venue maintained throughout construction
- Works programmed around critical event periods
- Site logistics coordinated to avoid operational disruption
- Stakeholder and user interfaces carefully managed
- Programme and cost risks proactively controlled

The Outcome

- Successful delivery of two coordinated refurbishment projects
- Improved durability, appearance and functionality of the building
- No disruption to major showground events
- Strong cost control with both projects delivered within approved budgets

The works contribute to the long-term sustainability and usability of the Royal Welsh Showground.

Testimonial / Client Details

"CQS Solutions provided clear, practical consultancy and were a pleasure to work with throughout the South Glamorgan Building project. Their professional and structured approach helped us achieve the right outcomes efficiently and with confidence."
Andrew Crockett, Royal Welsh Agricultural Society

Royal Welsh Agricultural Society

Royal Welsh Showground,
Llanelwedd, Builth Wells

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The named contact is able to confirm the accuracy of the information provided and act as a referee if required.

CQS SOLUTIONS

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Delivering Projects in Live Operational Environments

CQS Solutions provide Employer's Agent, cost consultancy and commercial management services for complex projects delivered within live operational environments.

Get in touch:
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