CAPABILITY

STATEMENT 26/27

BIBBEGAN GROUP



WELCOME...
WHAT'S INSIDE.

In this capability document, you'll find a clear overview of who we are, what we deliver, and how we are the delivery partner for you.

The BibbEgan Group's commitment is simple:

To deliver enabling and construction services with the highest standards of safety, efficiency and technical expertise. Built on transparency, and dependability.



John Egan
Managing Director

> "Thank you for reviewing our capabilities — we look forward to supporting your next project."

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A SNAPSHOT OF OUR HISTORY.

Our History...

Founded in 2011 by John Egan and James Bibbey, the company rebranded as BibbEgan in 2022 and expanded further in 2024 with Nick Taylor and the formation of B.E.T. Enabling. BibbEgan leads on tendering and client relations, while B.E.T. Enabling, led by Nick Taylor, delivers complex in-house enabling and demolition packages.

Together, we provide fully integrated enabling solutions with a focus on self-delivery, technical expertise, safety and commercial transparency — supporting clients from early feasibility through to remediation and reinstatement.

Company Evolution Time Line.

2011

Tower Demolition is founded by James Bibbey & John Egan.

2022

Company rebrand to BibbEgan, reflecting its evolution and expanded service offering.

2024

Nick Taylor joins as Managing Director of B.E.T. Enabling, BibbEgan's specialist enabling division.

WEBSITE

WHAT WE ARE TODAY.

A specialist enabling contractor delivering complex, high-risk projects through rigorous safety standards, advanced technical capability and proven expertise.



John Egan
Managing Director



James Bibbey
Managing Director



Nick Taylor
Managing Director

BibbEgan Group

BibbEgan Site Supplies

BibbEgan MEP

B.E.T. Enabling



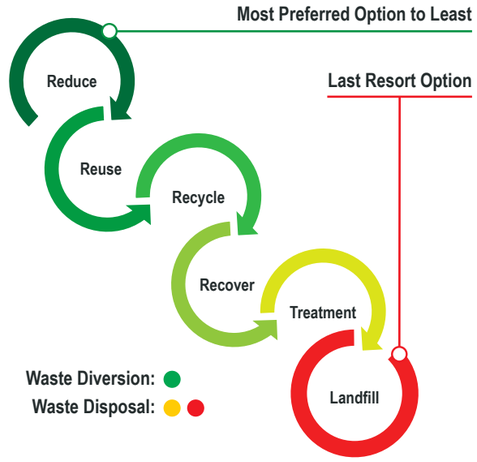


SUSTAINABILITY IN NUMBERS.

We recognise that our responsibility extends beyond safe and efficient project delivery.

Understanding the environmental and social impact of our work — and we are committed to reducing it wherever possible.

Waste Minimisation Hierarchy.



200,000m2
Soft Stripped in 2025.

1,500te
RAF & Timber Re-used.

100%
Of the balance recycled.

0% Landfill
Excluding ACM's.

Glass
200m3 Closed Loop Recycled.

Concrete
1,000m3 reused being Diverted from crush.

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ENABLING CAPABILITY.

We deliver complex, multidisciplinary projects with precision, safety, and control — utilising a Senior Leadership Team (SLT) who have delivered across some of the UK's projects.

80 YEARS **COMBINED SLT EXPERIENCE**

Our expertise spans:

- Site clearance and heavy soft-strip.
- Asbestos and Hazardous Material abatement.
- Complex structural demolition.
- Façade retention and temporary works.
- Sensitive deconstruction.
- Internal demolitions in live, constrained or heritage environments.



Nick Taylor
Managing Director

> "We specialise in working within city centres, transport hubs, infrastructure corridors, and operational or sensitive sites — where health, safety, environmental management and stakeholder coordination are critical."

arca

NFDC









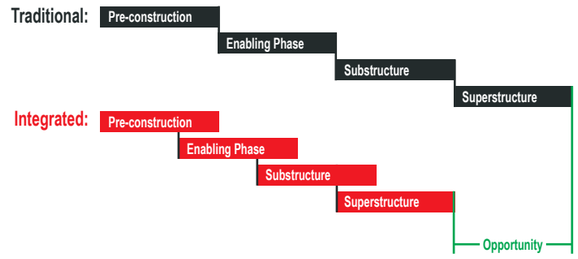




CONSTRUCTION READY.

We regularly deliver these packages as part an integrated enabling works offering, giving clients the advantage of a single point of contact across demolition, temporary works, remediation, and civil engineering scopes.

Unlocking Programme Opportunity.



Our civil engineering services include:

- Deep and shallow foundations.
- Underpinning.
- Ground-works and bulk excavation.
- Piling and CFA.
- Underground services and drainage.
- Substructure packages and basement construction.
- Retaining structures (temporary and permanent).
- Temporary access roads, platforms, and working areas.

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EARLY VALUE AND MAIN CONTRACTING.

Our services focus on structural and substructure packages — taking projects from pre-construction through to shell and core completion, with full control over safety, quality, and programme.

Our main contracting scope includes:

- Substructure preparation.
- Foundation works and deep excavations.
- RC superstructures and cores.
- Substructures and basements.
- Temporary and permanent steelwork.
- Complex enabling, sequencing, and access planning.
- High-specification concrete finishes.
- Temporary works, jacking systems, and propping, etc.

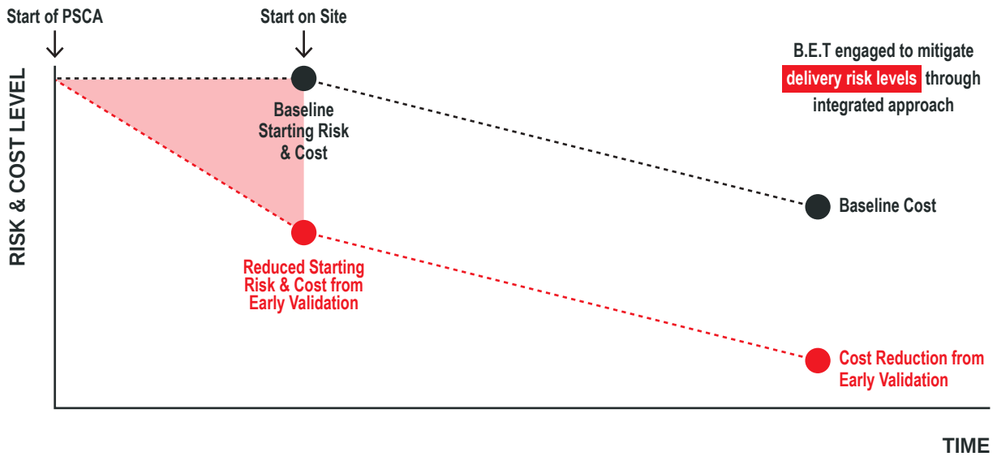


John Egan
Managing Director

We also support clients with early contractor involvement, including:

- **Pre-tender budgets and advice.**
- **Value engineering options.**
- **Logistics and access planning.**

Early Engagement = Risk & Cost Reduction.







A PROVEN HEALTH AND SAFETY AS STANDARD.

A culture of accountability, from planning to delivery. Our systems are certified to ISO 45001 and aligned with the Construction (Design and Management) Regulations 2015.

We maintain strong management visibility at site level. Risk Management is not treated as a formality — it's embedded into every phase of our operations.



James Bibbey
Managing Director



Data-Driven Delivery

By leveraging digital technologies and data-driven insights, we optimise site operations, reduce risk, and support real-time decision-making, this gives our managers, and clients a transparent insight to our performance.

Key outcomes include:

- Real-time issue resolution.
- Real-time dashboards for live project tracking.
- Transparent audit trails and data capture.
- Paperless check-in systems and RAMS management.
- Mobile site apps for daily task tracking and risk assessments.
- Centralised project documentation and reporting.

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COMPETENCY IS KEY TO OUR SUCCESS.

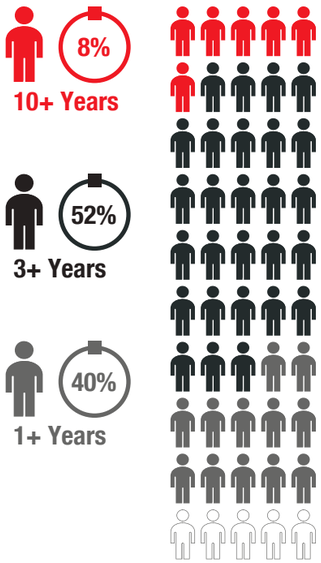
By continually investing in our people, we support a culture of continuous improvement.

This is the driving factor behind retaining skill and knowledge in the business.

We are highly qualified...



High retention. Low turnover. Exception people...



And highly trained...



Accountability at every level...



Director, Manager, Supervisor, Foreman per Operative.







OUR PASSIONATE TEAM OF EXPERTS.



John Egan
Managing Director

20 Years — At the BibbEgan Group in leadership roles.

John's over 20 years of commercial and project leadership experience to his roles. With a strong background in quantity surveying and commercial management, he drives profitability, cost control and full-lifecycle project delivery.

His experience covers major schemes and notably; Magdalen Street for The Crown Estate, Club Pickle Greenwich Peninsula (£2m) and Kingston Salt Store (£3.5m).



James Bibbey
Managing Director

22 Years — At the BibbEgan Group in leadership roles.

James has over 22 years of demolition and commercial leadership experience to his roles within the BibbEgan Group and B.E.T. Enabling. A strong advocate for safety-led delivery, he oversees risk management, workforce engagement and high-quality training across the business.

His career spans major projects with stand-out schemes including The Museum of London (£2.5m) Premier Inn – Waterloo (£1.8m) and the O2 redevelopment.



Nick Taylor
Managing Director

40 Years — Industry experience across all sectors.

Nick brings nearly 40 years' experience to his roles as Operations Director at BibbEgan and Joint Managing Director of B.E.T. Enabling. A respected industry leader, he oversees project delivery, drives operational efficiency, and maintains strong client relationships.

His portfolio includes major schemes such as the £20m Shell Centre, as well as significant works at Ludgate Hill (£3.5m), Lancer Square (£3.5m) and multiple Marks & Spencer redevelopments.



Duncan More
Quantity Surveyor

40 +Years — Spanning multiple countries.

Duncan career spans over 40 years of commercial, civil engineering and quantity surveying experience across the UK, Ireland and Switzerland.

He specialises in full contract management, value engineering and commercial leadership for complex groundwork's and concrete structures. His portfolio includes significant international and UK projects such as the CHF 200m Geneva tunnelling works, the Swindon sports facility (£4.5m), and the Cashel Tesco superstore (€1.5m).



Keil Carthy
Contracts Manager

30 Years — Delivering multiple major high value projects.

Keil brings 30 years of demolition, engineering and groundwork's experience to his role within the BibbEgan Group, with a proven track record of delivering complex structural-alteration and demolition schemes.

He specialises in stakeholder coordination, design integration and safe, efficient project delivery. His experience includes major UK projects such as the RAL Laboratory, Didcot (£5.1m), the ARU Peterborough Campus (£11m) and St Marks Student Towers (£17m).



Dave Hodgkins
Contracts Manager

5 Decades — Delivering complex engineering projects.

Dave's impressive 50 years of demolition, civils and construction experience position him as an industry leader, utilising his technical knowledge to deliver complex and challenging schemes.

He oversees client liaison and project delivery, ensuring quality and compliance across all works. His career includes major projects such as Convoys Wharf, HS2 Euston and the MMTP O2 Arena cut-and-carve programme.

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Why BibbEgan Group?

THE CROWN ESTATE
George Weedon
HSEW Manager - Regional

"I want to highlight the positive safety culture being showcased by way of the team engagement."

CiT
Matt Hawkins Director

"They have always worked in a safe and professional manner and I am happy to act as reference."

HADLEY PROPERTY GROUP
Peter Bennison
CEO

"Their performance on each projects awarded to them has been exemplary."

QUANTEM
John Barbour
Partner

"I would have no hesitation recommending them for future project and tenders."

Goldman Sachs Greycoat
Alun Watkins

"I would not hesitate to recommend them - and in particular their senior team for who I would gladly provide further reference."

Addington

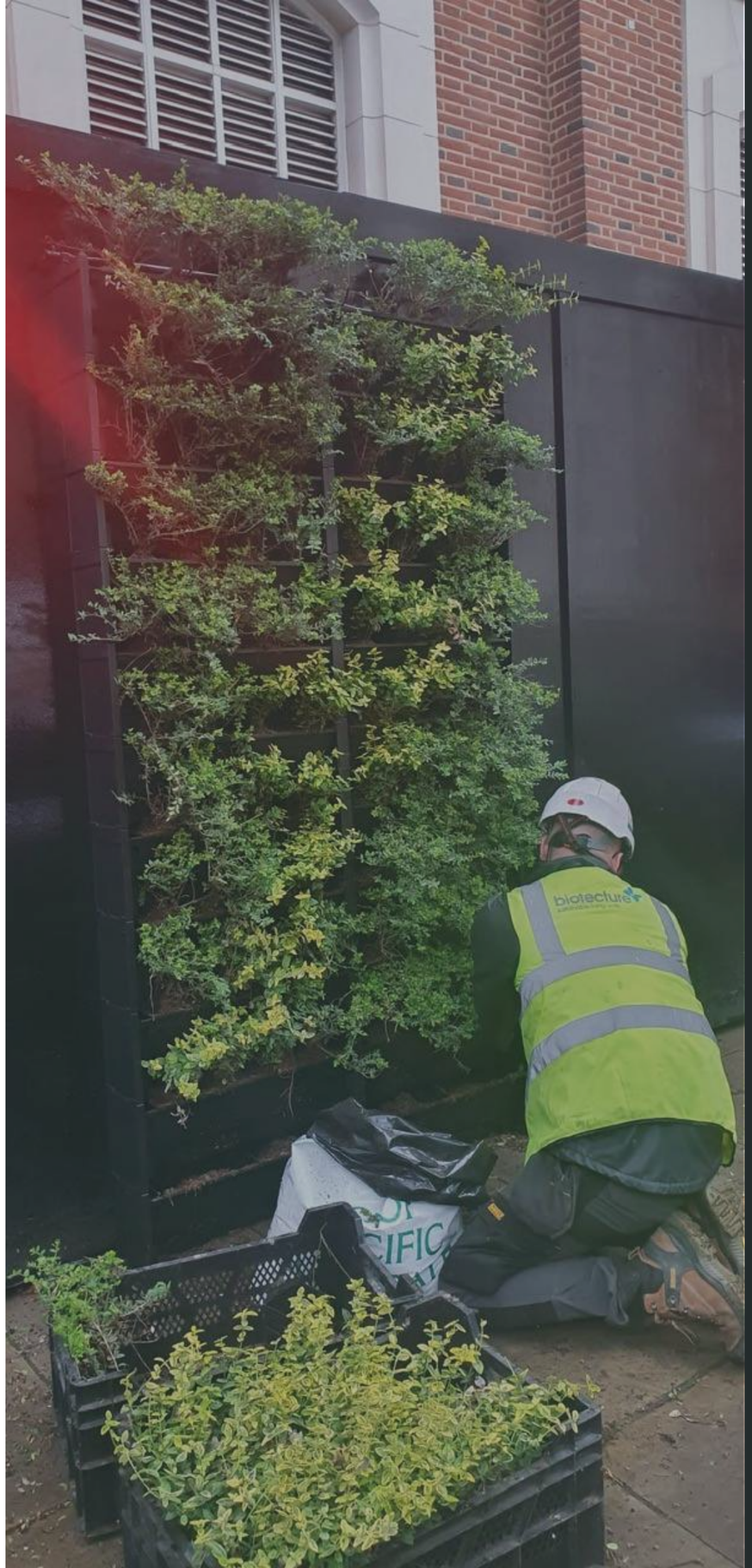
"They have successfully completed our projects within the time constraints and budget, and have impressed out tenants."

AEG

"They worked in an incredibly collaborative manner - On the back of the positive experience we are now working with them on a similar job."

metric
David Turner BSc (Hons) MRICS
Director

"They were extremely proactive and easy to work with from a management and commercial perspective."



EXPERIENCED.

SUSTAINABLE.

VALUE DRIVEN.

BIBBEGAN GROUP

Thank you.

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