Summer Edition 2026

alignMENT

10 YEARS

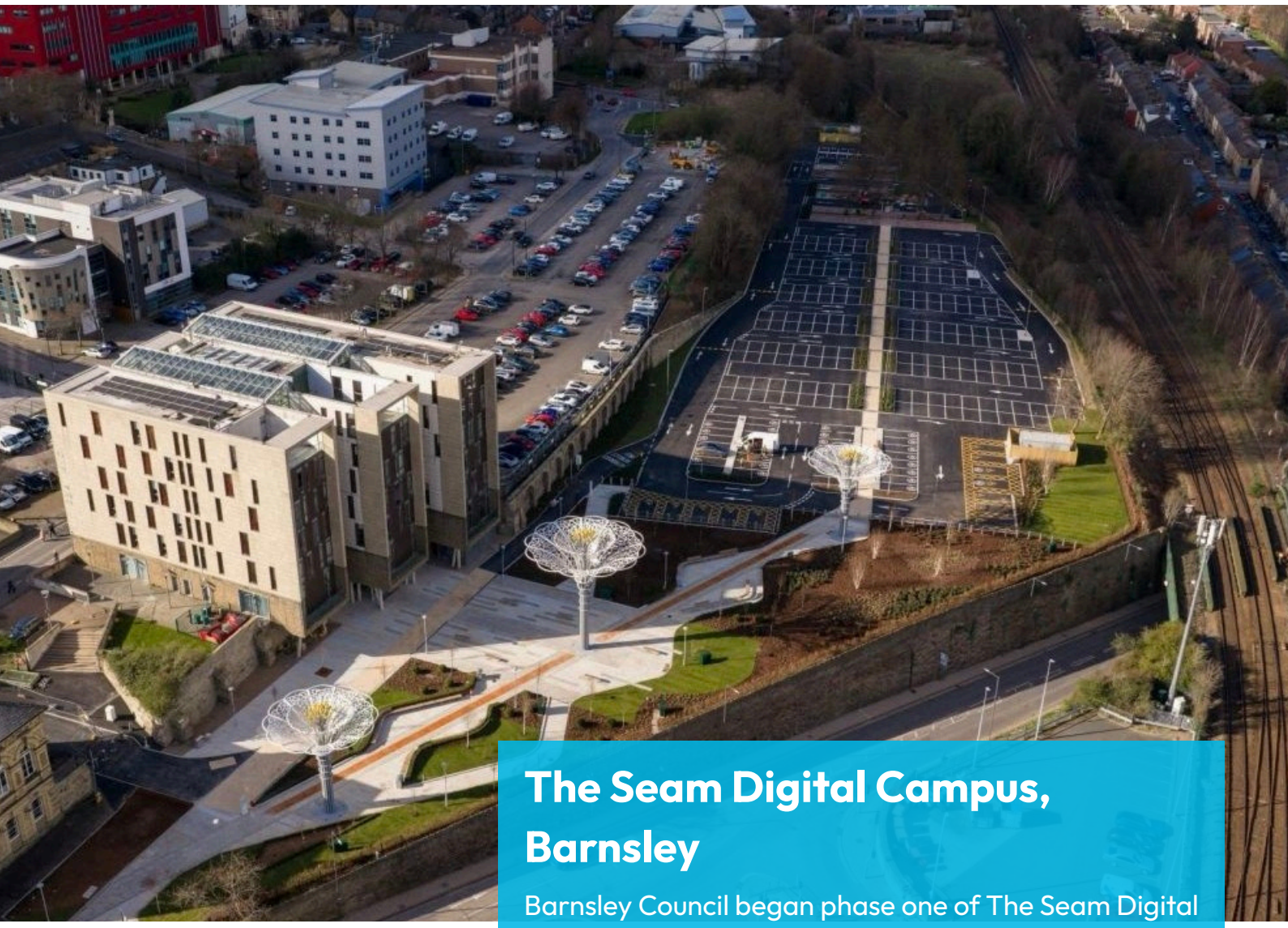
Bringing together the news and insights from Align

In this edition

Celebrating the launch of Align's new Durham office, bringing clients together to connect, collaborate, and support projects across the North East.

Discover the regeneration of Micklegate, transforming a historic street into a vibrant, pedestrian-first space supporting community life and local business.

From emerging talent to industry recognition, apprentice Arran Barber has made his mark as a finalist in the prestigious Yorkshire Young Professionals Awards.



The Seam Digital Campus, Barnsley

Barnsley Council began phase one of The Seam Digital Campus back in March, making it the UK's first government-backed Tech Town, an ambitious project which aims to position Barnsley as a hub for creative innovation and digital technology.

Welcome



Welcome to the latest edition of our newsletter. It's hard to believe we are already halfway through the year, but since our last edition, there's been plenty happening at Align and we're excited to share some of our highlights and progress with you.

2026 is a special year for Align, as we approach our 10th anniversary in September. Many of you will have been with us from the beginning, and for those who haven't don't worry - we will be celebrating our anniversary and reflecting on the years throughout the summer and into September.

Anyone who knows me knows I don't like to sit still and Align is no different. In this edition, you'll be able to read the latest news and updates from across our offices on current projects, progress and contract awards.

You'll also see the full breadth and depth of what we do. From projects in North Yorkshire to Barrow-in-Furness, we are a company whose reach continues to stretch far and wide.

In this edition, we'll also hear some final words from Gary Fielding, former Chair of Align, who supported Align from the very beginning. We are wishing him the very best in his new post.

Finally, we'll be sharing some exciting developments, including the opening of our new office in Durham, as well as celebrating the achievements and professional milestones of our staff; from charterships to marathons.

Looking forward to celebrating 10 years together.



Ron Walton
MANAGING DIRECTOR

align

10 YEARS

A DECADE OF ALIGN

Celebrating 10 years of partnership, progress and impact.

CELEBRATIONS COMING THIS **SEPTEMBER**

Latest News



The Seam Digital Campus, Barnsley

The Seam Digital Campus is a landmark regeneration project at the heart of Barnsley's ambition to become a leading hub for digital innovation and creative industries. Located within the town centre, the scheme brings together public and private sector partners to support business growth, collaboration, and investment in the region.

Align's architects, project management, engineering and quantity surveying teams supported Barnsley Council and Willmott Dixon throughout the delivery of the scheme. Phase one has transformed the Lower Seam into a high-quality public realm, including a 4,700sqm urban park, landscaped gardens and striking Yorkshire Rose sculptures that celebrate the town's heritage while creating a vibrant space for community use and events.

As part of a wider vision, The Seam will continue to evolve, supporting the growth of digital and creative businesses and helping to shape a forward-thinking, future-ready town centre.

Earnse Bay Project, Barrow-in-Furness

The Earnse Bay Project is creating a vibrant outdoor community hub on Walney Island, designed to connect people with nature, learning, and recreation. The scheme responds to local needs, transforming the site into an inclusive and engaging destination for both residents and visitors.

The vision has been shaped through close collaboration with stakeholders and community groups, resulting in a long-term, sustainable plan. The project brings together community facilities, outdoor activity spaces, and landscaping that reflects the area's unique coastal setting.

This scheme will deliver lasting social and environmental benefits, creating a welcoming space for all ages to enjoy for years to come.



Latest News



Association of Project Safety Award

We're proud to highlight our association with the Association for Project Safety (APS), including both our Corporate Certified Membership and previous success at the APS Awards, which celebrate excellence in health and safety across the built environment. Having maintained our Corporate Certified status for several years, and previously receiving an APS Award, this recognition reflects Align's strong commitment to improving safety standards and promoting best practice across the industry. It also reinforces our proactive approach to health and safety, ensuring it is embedded at every stage of project delivery.

aps association for project safety
Corporate
APS Assessed
Expires: Feb 202

Leisure Venue Set for Summer Reopening

A vacant leisure facility in Selby is set to reopen this summer, marking a positive step in the regeneration of local community spaces. The site, previously closed during the Covid-19 pandemic, will reopen as the Summit Indoor Adventure Centre after Align helped North Yorkshire Council secure a new tenant.

The revitalised venue will offer a range of activities including soft play, climbing walls, bowling and padel courts - creating a vibrant, family-friendly destination and boosting footfall in the town centre.

Align's Director of Commercial Agency, Daniel Clinch, said; "I would like to extend my thanks to colleagues at North Yorkshire Council for their collaborative approach throughout, and in particular to Curly Pepper Trading Ltd for the professionalism and commitment they have shown in bringing this transaction to a successful conclusion".

ESPO Framework Re-Win

ESPO

Align has successfully secured a place on the ESPO Estates Management Professional Services Framework for a second time, covering a wide range of lots and regions across the UK from Fixed Asset Valuations to Compulsory Purchase orders. ESPO is owned by six local authorities including Norfolk County Council and Leicestershire County Council, enabling Align to further support these regions.

Blue Light



Contract Award: National College of Policing

We have successfully completed the procurement process for the College of Policing, securing a national contract to deliver all lease advisory and acquisition services across their property portfolio.

Successfully securing this highly competitive contract reflects the team's proven technical excellence and dedication to delivering exceptional results for clients with complex, multi-site estate needs on a national scale.



New Client: Nottinghamshire Police

In April, Align was appointed by Nottinghamshire Police to provide Professional Property Services. This new contract will see our team supporting the force across its estate, helping to manage and develop its property portfolio.

The appointment was made via the Crown Commercial Services Framework.
We're pleased to be working with Nottinghamshire Police and look forward to supporting them in the years ahead.

South Yorkshire Fire & Rescue Service

South Yorkshire Fire & Rescue Service (SYFRS) protects communities across Barnsley, Doncaster, Rotherham, and Sheffield. Beyond emergency response, the service plays a vital role in prevention, education, and community safety. Align is pleased to be supporting SYFRS through the provision of multi-disciplinary property services.





Durham Office Launch

May marked the move of our Durham staff to a bigger office space within Salvus House, their third since Align began operating from Durham in 2023. Align welcomed teams from Pattinsons to Durham Sixth Form College to celebrate our growth with us.

In Align's first year in Durham, the team grew from 6 staff to 20 full-time team members operating from our North East site.

Align's previous Durham office was strategically located near County Hall to support the delivery of Estate Management services to Durham County Council.

The Durham office has supported new client relationships, including Mears, Bishop Auckland College, and Taylor Wimpey North East, alongside involvement in initiatives such as the BEST Project.

Solar PV & Decarbonisation Projects

Align is supporting Durham County Council in the delivery of Solar PV and wider decarbonisation initiatives, including feasibility and design work for solar car parking structures (car ports) across leisure centre sites.

Building on experience gained through similar energy and sustainability projects, we are currently exploring the rollout of these solutions across five sites, helping to reduce carbon emissions, improve energy efficiency, and support the Council's net zero ambitions.

This work forms part of a wider programme to integrate renewable energy solutions across the Council's estate.

Believe Housing Contract Award

Believe Housing is one of the largest affordable housing providers in Durham and the North East. Align has secured the only place on both:

- Lot 1 Asset Management Valuations and;
- Lot 2 Development Valuations

Align is the sole provider of these services for Believe Housing.

Cumbria



Coroner's Court Relocation

Cumberland Council's successful delivery of the new Coroner's Court facility in Workington represents a significant investment in vital public services across Cumbria, providing modern, fit-for-purpose accommodation that places the needs of bereaved families and service users at its heart.

The Council has created a facility that not only meets current operational demands—including multiple courtrooms, family spaces and improved accessibility—but also ensures the service is equipped to support the community long into the future.

Align was pleased to support this success, providing multidisciplinary design services and working collaboratively with the project team to help bring the Council's vision to life.

School Capital Maintenance Programme, Cumberland Council

We are pleased to announce that we have been awarded a place on Cumberland Council's Schools Prioritised Capital Maintenance Programme for a third time.

We will support the Council by providing property maintenance services and by developing the programme, informed by site surveys.

David Holt, Technical Director of Align's Cumbria Office, said:

"Securing this contract for another year is a great achievement for the Cumbria office. We are extremely proud to be working with the council again and look forward to developing our relationship further over the next year."

Westmorland & Furness Council



PSF5 Framework Outcome

Align has secured its place on Westmorland & Furness Council's PSF5 Framework.

Align has previously been successful on both PSF4 and PSF3 under the unitary authority (Cumbria County Council) and will continue to support the region under this new framework.

Cumbria



Cumbria Youth Alliance (CYA)



Align is supporting CYA with the redevelopment of its facilities, creating safe and functional spaces for young people. Initial works in 2025, delivered by Buildzone, made the buildings wind and watertight, with scope adapted to achieve efficiencies.

During Phase 1, Align led on compliance and internal refurbishment designs, with Stobbart's Construction delivering extensive works to Buildings 1 and 2.

Beaconside CofE Primary School

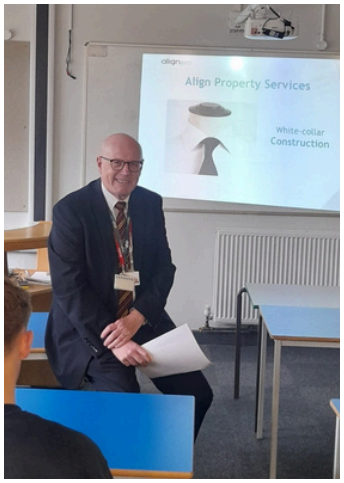
Align is supporting Westmorland and Furness Council in creating additional school places and expanding specialist provision for children with special educational needs and disabilities (SEND) at Beaconside CofE School in Penrith.

This development will increase the school's capacity by up to 119 spaces for pupils in Reception to Key Stage 2, along with 14 new specially resourced provision places for pupils in Key Stage 2 for children with Severe Learning Difficulties alongside other associated SEND.

Nick Page, Executive Head Teacher, said: "We are extremely pleased to see work starting on this exciting project. The expansion will give us the space and facilities we need to meet growing demand while continuing to offer a caring, inclusive environment. The additional resource provision will be particularly valuable in helping children with SEND to thrive as part of our school community."

Align Turns 10







A special message from our Managing Director, Ron Walton:

In September 2026, Align celebrates its 10th anniversary.

What began as NY Property Services in 2016 has grown into the successful business we know today.

Over the past decade, we have built not only a strong reputation for delivering high-quality professional services, but also a resilient, values-driven organisation founded on expertise, collaboration and a commitment to our clients.

Align started as an ambitious idea with a clear vision and has evolved significantly over the last ten years. From our beginnings in a single office in Northallerton, we have expanded our presence across the North, establishing offices in Cumbria, Durham and Otley.

Alongside this growth, we have broadened the range of services we offer through the introduction of our Transport Planning and Real Estate teams, enabling us to provide even greater support to our clients and communities.

It has been a privilege to watch Align develop and flourish over the years. I often reflect on those early conversations, when ideas were taking shape and we were building something entirely new.

While none of us knew exactly where the journey would lead, there was always a shared belief in what we could achieve together.

When I look back on the last decade, it is the people who stand out most. The colleagues who have brought dedication, expertise and enthusiasm to their roles, the clients who have placed their trust in us, and the partners who have supported us along the way.

Together, we have overcome challenges, celebrated successes and built an organisation of which we can all be proud.

To everyone who has been part of the Align story so far, thank you. Your contribution has helped shape who we are today.

As we celebrate this milestone, I am filled with pride for what we have achieved and excitement for what lies ahead.

The first ten years have been an incredible journey, and I look forward to seeing what we can accomplish together in the next chapter of Align's story.

Align Turns 10



A special message from our former Chair of Align, Gary Fielding:

As we mark Align's 10-year milestone, I feel incredibly proud of how far the company has come.

What began as a small organisation, has gone on to secure vital services and clients, as well as develop a skilled workforce.

Align has grown into a confident, diverse business, which is serving multiple clients across the North of England.

It's especially rewarding to see how Align has evolved beyond our original expectations, expanding into new areas such as Estates Management, Highways Design and Green Energy.

Looking ahead, I'm excited about the opportunities still to come.

Align has shown that it can adapt and innovate, and I believe there is significant potential to grow further.

What has always stood out to me is the way the team collaborates - whether developing bids, building strong relationships or securing new contracts with confidence and professionalism.

That culture is at the heart of Align's success and will continue to drive it forward.

I have no doubt that the next 10 years will bring even more achievements.

Gary Fielding has been the Chair of Align since the company was established in 2016, playing a significant role in the success of the business.

As of May 2026, Gary Fielding has moved on and we wish him all the very best in his new role away from North Yorkshire Council.



Project Updates



Former Civic Centre Set for Care Home Transformation

The former Stone Cross civic centre in Northallerton has been sold to LNT Care Developments and will be redeveloped into a 66-bedroom care home operated by Crystal Care Collection.

Following local government reorganisation, the building was no longer required by North Yorkshire Council, and its sale will support reinvestment while reducing running costs. The scheme will also create around 60 jobs and boost local care provision.

Align supported the council in bringing the site to market, helping unlock a development that delivers clear community benefit.

Commercial Agency Director at Align, Daniel Clinch, said that the project represents “a long-term investment in the community, supporting much needed elderly care provision across North Yorkshire.”

According to planning documents, the redevelopment will include 66 ensuite bedrooms, a library and landscaped gardens for residents, along with 25 parking spaces, electric vehicle charging points and cycle storage.

Major revamp of Tadcaster bus station completed

A £500,000 upgrade to Tadcaster Bus Station has transformed a key gateway into the town, creating a more welcoming and accessible space.

The scheme included a full refurbishment, new canopy, improved lighting, widened pathways and real-time bus information boards, enhancing the passenger experience.

Delivered with North Yorkshire Council, the project aims to boost footfall and support the local economy, with Align’s multidisciplinary team playing a key role.



Project Updates



Drawing by Architect, Hannah Clayton

Regeneration of Micklegate, Selby

Align is supporting North Yorkshire Council in exploring the regeneration of Micklegate, a historic street at the heart of Selby town centre.

Through a RIBA Stage 1 study, the project sets out a vision to transform Micklegate into a more pedestrian-friendly, flexible space that better supports community activity, events and local businesses.

Currently dominated by traffic and on-street parking, the proposals aim to rebalance the street in favour of people, creating a more welcoming and accessible public realm while retaining essential access.

Through enhancing the character and usability of this key town centre route, the scheme has the potential to restore Micklegate's role as a vibrant civic space, supporting wider regeneration ambitions across Selby.

Plans Submitted for Harrogate Care & Support Hub

Plans have been submitted for a new £15.7 million care and support hub in Harrogate, aimed at delivering specialist accommodation and rehabilitation for up to 60 residents.

Located off Ainsty Road, the proposed three-storey facility will support growing demand for dementia care and intermediate care services across North Yorkshire.

The scheme forms part of North Yorkshire Council's wider programme to replace outdated care homes with modern, purpose-built environments designed to provide high-quality, flexible support.

Align has been commissioned to design the new hub, which will include dedicated therapy spaces to support recovery and independence, alongside long-term residential care provision.



CHARITY
FOOTBALL MATCH

align

VS

NORTH YORKSHIRE COUNCIL



THURSDAY
23RD JULY

5PM

NORTHALLERTON LEISURE CENTRE
Romanby Road,
Northallerton,
DL6 1AD

RAISING MONEY FOR
British Heart Foundation

AWARDS

NORTHALLERTON UNDER 12 REDS CUP WIN



We're incredibly proud to support Northallerton Town Juniors U12 Reds, who rounded off a fantastic season by winning their Cup Final - securing an impressive league and cup double for 2025/26. A brilliant achievement that reflects the team's hard work, determination and teamwork throughout the season, a huge well done to all the players and coaches on a great season!

YORKSHIRE YOUNG PROFESSIONALS AWARD



Congratulations to Arran Barber, Apprentice Architectural Technologist, who was shortlisted for Apprentice of the Year Award at the Yorkshire Young Professionals Awards 2026 – a fantastic achievement and well-deserved recognition of his hard work, dedication and contribution to the business. Arran is based in our Penrith office and has worked on schemes including Maryport Activity Centre and the Coroner's Court. Well done Arran!

FOREGILL BRIDGE AWARD



The Fore Gill Bridge project has been awarded the Smeaton Award at the 2026 ICE Yorkshire & Humber Awards, recognising the region's best civil engineering project under £5 million. Following partial collapse in 2023, the scheme restored a Yorkshire Dales route while maintaining access for the local community throughout the works. The project was praised for its sustainable approach and balance of heritage preservation with modern engineering. Well done to all involved!

KATO Q1 2026 AWARDS



We are proud to be recognised as the North West & North East Regional Retail Agency winner in the Kato Q1 2026 Awards. The award celebrates agencies who have contributed the highest total of verified retail transactions in North West & North East (disposal & acquisition) to Atlas for Q1 2026, by sq ft.
Well done to the Commercial Agency team on their hard work achieving this national recognition!

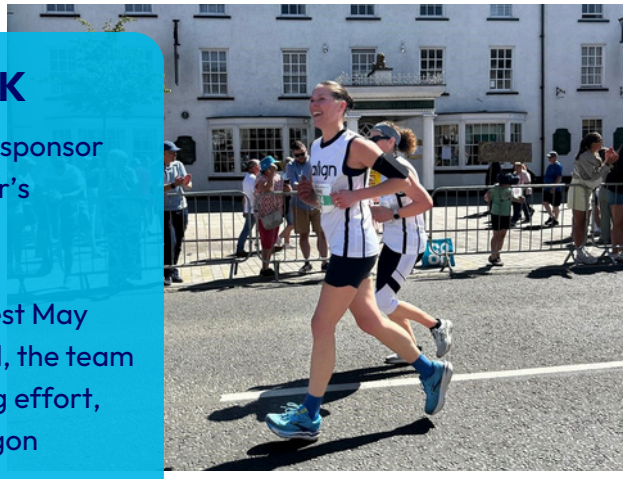
Northallerton 10K

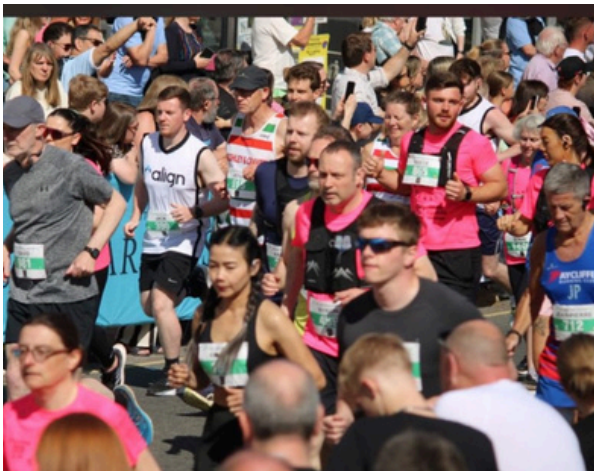
Align was proud to both sponsor and take part in this year's Northallerton 10K.

Battling one of the hottest May Bank Holidays on record, the team delivered an outstanding effort, raising £815 for Pendragon Community Trust.

This local charity provides vital support to children with mental health needs, as well as physical, emotional, and learning difficulties.

Align is incredibly proud of everyone who took part and represented the business. Well done all!







OUR STAFF

Chris Jackson



Welcome Chris Jackson! Chris has recently been awarded Advisor status with the ICE RoGEP, recognising his expertise in ground engineering. In this role, he will support and mentor others progressing through the RoGEP process.

Andrew Snowball



Congratulations Andrew Snowball, who has been elected as a Fellow of the Institution of Civil Engineers (FICE) – an internationally recognised honour and the highest level of ICE membership.

Philip Hope



Well done Philip Hope on passing the requirements for AssocRICS and now progressing on to CIOB in Building Conservation, a great achievement.

Zaffar Sultan



Congratulations to Zaffar Sultan who has received his Chartered Engineer certificate from ICE President David Porter at the Institution of Civil Engineers.

Staff

Everest Expedition Challenge Champions

Align took on the Everest Expedition: Roseberry Topping Challenge 2026, where a team of four completed 16 laps of Roseberry Topping – the equivalent of climbing Mount Everest.

Craig Nelson, Joel Bint, Josh Tart and Harry Jackson put themselves forward to take on the 'Yorkshire Matterhorn' which stands at 320 metres tall. Finishing first, the team were the fastest to complete the challenge on the day.

By completing the challenge alongside the 9 other teams, Align helped raise an incredible £12,000 for Red Balloons.



Red Balloons is a charity that supports children and young people affected by bullying. A huge thank you to JustWilliams for organising such a fantastic challenge and well done to everyone involved.







Alzheimer's Trek Trailblazers

Three members of Align's Cumbria team; Svea Polster, David Holt and Andrew Bellis, completed the Trek26 Lake District Challenge, taking on an impressive 13.5-mile trek along Ullswater - all in the name of charity.

The team finished in just under six hours and despite some sore feet, spirits remained high, with smiles all the way to the finish line!

Together, the team raised more than £800 for Alzheimer's Society, helping to fund vital work into the causes of the disease and the development of new treatments. Well done to all who took part.

Alzheimer's Society

Women in Construction Week

Each year, Align is proud to celebrate International Women's Day and Women in Construction Week.

We spotlighted just some of the talented women we have working here at Align from Architects, Dominika Stefanska and Svea Polster, to Apprentices Kelsey Collins and Ellen Campbell.

Their stories highlight the diverse range of skills and career pathways that help make our business what it is today.

We thank all the women across Align for the valuable contribution they make to our teams, projects and clients every day.







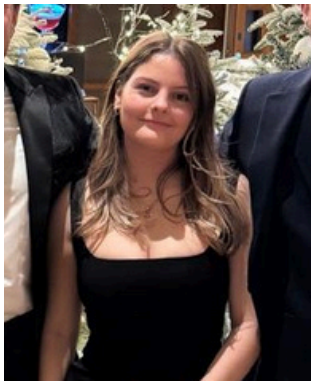
OUR STAFF

Luke Bloomfield



Congratulations to Luke Bloomfield on graduating from Leeds Beckett University with a First Class Honours in Building Surveying. From trainee to now qualified, this is a fantastic achievement. Well done Luke!

Georgia Barkley



Georgia Barkley, Project Coordinator in the Retrofit team, has successfully passed her Retrofit Advisor course. Impressively, she completed this alongside three live projects at the same time. Well done Georgia!

Jack Marchant



Congratulations to Jack Marchant, Graduate Surveyor in Align's Estates team, who has successfully passed his APC and is now a Chartered Surveyor and registered Valuer. Well done Jack!

Staff

Whipping up Support for Marie Curie







Throughout March, each discipline across Align's offices came together for our Marie Curie Bake Off, showcasing an impressive array of homemade treats, from classic brownies and cupcakes to beautifully decorated red velvet cakes.

The friendly competition brought plenty of creativity, conversation, and cake to our offices, while raising more than £350 for Marie Curie and the vital care and support they provide to people living with terminal illness and their families.

Marie Curie

Paris Marathon

Congratulations to Andrew Bardon, Operations Director at Align, on completing the Paris Marathon in memory of his uncle. The Paris Marathon, which took place in April, has been dubbed 'the world's largest marathon' and had more than 60,000 participants this year. By running this marathon, Andrew managed to raise £2,890 for NHS Charities Together, an incredible achievement.



Teeing Up For a Cause



Well done to Mark Wrightham on completing the first stage of his fundraising challenge for Prostate Cancer UK, taking on an incredible 100 holes of golf in 24 hours, covering around 45km on foot across five rounds at golf clubs throughout North Yorkshire. Mark has already raised over £2,000, a fantastic achievement. Good luck on your next phase!

PROSTATE CANCER UK



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