KCL James Black Centre BSU

LOGAN CONSTRUCTION

Higher Education / Refurbishment

Key Features:

- Specialist refurbishment of BSU facility
- Undertaken under strict environmental controls
- Delivered adjacent to highly sensitive areas

This complex project for the College comprises the refurbishment of the BSU unit, located at basement level of the James Black Centre. Ultimately, we are working in partnership with the client, their consultants and our approved supply-chain in order to provide an exemplary new BSU facility for the College's ground-breaking research.

Our brief involves the comprehensive reconfiguration of the existing layout, the delivery of complex new M&E infrastructure, services modifications and installations at mezzanine level, ground and roof plant rooms. Specialist laboratory equipment, with accommodating plant, is also being installed as part of our works. At all times we comply to the 'Code of Practice for the Housing and Care of Animals Bred, Supplied or Used for Scientific Purposes'.

Intricate contractor design portions are also being intelligently coordinated by ourselves, in conjunction with our approved consultant and supplier lists. Our design responsibility covers the following critical elements:

- Architectural: Laboratory benching, cupboards, sinks units, WHB IPS units, fixed office benching and mobile benching.
- Services: Fire detection, alarm systems, security access control, intruder alarm with CCTV, data system, lighting control system, sprinkler fire suppression system, BEMS, Rees room temperature / humidity monitoring system, reverse osmosis water treatment / distribution system, the design of brackets and supports.
- Structural: Steel connection details with existing.

Owing to the occupied nature of critical research facilities surrounding the site, we are operating a robust duty of care system. Strict environmental controls have been adopted to ensure we safeguard the highly sensitive nature of the surrounding site. Noise and vibration have been carefully considered, due to a working MRI machine on the floor above; so, we have planned, agreed and programmed specific times for essential noisy works.

Client:	King's College London
Project Value:	£3,700,000
Programme Duration:	41 weeks
Architect:	BMJ Architects
Quantity Surveyor:	Mortimer Isaacs LLP