

Public Sector / Commercial / Refurbishment

Key Features:

- » Full internal and external remodel of building
- » Extensive CDP including full MEP, roof and facade
- » Delivery in a live police estate



Works involved the complete strip out both internally and externally of the five storey Police Station. Re-Roofing and internal refurbishment from the ground to 5th floor was then coordinated. Our CDP responsibilities for this contract were considerable. Amongst a host of other elements, our team robustly managed the roof, facade, steelwork and MEP packages.

External Remodelling

Within this section of the works, we removed the existing 1960s timber windows and concrete cladding panels. We then carried out concrete repairs of the existing concrete columns once we had removed this cladding. Moreover, we removed the existing asphalt roof back to the concrete base and renewed the roof with an insulated membrane roofing system. Our design and installation of a completely new cladding system was comprised of an SFS, membrane, helping hand brackets and cladding panels. This is all dressed into new double-glazed tilt and turn aluminium windows. Furthermore, we installed an insulated render system to the existing brick Plant Rooms on the Roof. Lastly, on the Ground Floor we infilled the existing garages with face brickwork, with new windows and access doors.

Ensuring Safety and Business as Usual for the Police and Public

In addition to our external remodelling, we were tasked with an internal refurbishment package to revitalise from the ground to the 5th floors. To safeguard the fully occupied police estate, we coordinated precommencement vetting of direct and subcontracted staff to ensure a 1:5 ratio of SC Cleared operatives on site. Our Site Manager implemented an authorised personnel sign-in/out process to ensure the ratio, with colour coded high-visibility jackets for those with SC Clearance. Safe segregation of site areas, welfare and skips was ensured through dust-proof hoarding, with access/egress routes maintained through heras fencing. Deliveries and collections were pre-booked with the Estate Manager to ensure minimal disruption.



Client:	The Police, Fire & Crime Commissioner
Project Value:	£4,300,000
Programme Duration:	83 weeks
Architect:	Bond Bryan
Quantity Surveyor:	Avison Young