



**The Sector:** Public Sector and Education



**The Project:**

The refurbishment of existing school building varying in size and age.

New Build WC Block, staircase and Social Space.

**The Location:**

Islington, North London.

**The Duration:** 19 phases over 82 weeks.

**The Works:**

The works including the design, supply and installation of new heating systems, , ventilation (mechanical and passive), comfort cooling/heating, domestic hot and cold water services, above ground drainage systems, gas installations and a site wide BEMS system.

**The Challenges:**

The works were undertaken over a period of 82 weeks and in 19 phases. The school was fully occupied for the duration of the works (excluding school holidays).

The main challenge was to ensure continuity of services throughout the contract period, ensuring heating, hot and cold water and Sanitaryware supplies were maintained at all times. The hot and cold water services were to be served from central plant.

During the six week school holiday period commencing in July 2012, the Edwardian Block boiler room was stripped out in its entirety. 2 no. New high efficiency condensing boilers, inverter driven twin head pumps, new flue installation, 10,000 litre cold water storage tank, triple pump inverter driven booster set, 3 no. 1000 litre unvented cylinders and BEMS (Building Energy Management System) was all installed complete with associated pipework, valves, fittings. Electrical containment and wiring. Within this same period, distribution pipework and radiators were installed throughout the school buildings.

### **The Result:**

Despite being not even at mid contract stage, on the commencement of new school term in September 2012, hot and cold water was available in abundance, heating when available as required and the controls systems were fully operational. In excess of twenty operatives completed the works successfully.



23<sup>rd</sup> July 2012.

Lifting and positioning (1 of 3) 1000 litre unvented hot water storage cylinders. Due to size restrictions of the existing boiler room door, cylinders were delivered uninsulated and insulated on completion of installation.



Progress being made - The domestic hot and cold water services being installed during Summer 2012.