

CASE STUDY

BRIGHTON MET PHASE 2, PELHAM CAMPUS

Brighton Met Phase 2 comprises the over-cladding of a 9-storey tower with new curtain wall and rainscreen system, improving the environmental and thermal performance.

New curtain walling was installed to replace the original windows. External brickwork was replaced with new cladding.

The new facade is largely clad in Equitone Natura Autumn Dusk fibre cement panels, inset with a striking circular illuminated portal, inspired by the architectural details of two nearby churches.

The portal is clad in diagonal LineAL-X aluminium extruded plank in Signal White Wood, white opaque wood paint with a faint touch of grey and a satin finish, a strong pure white that stands out.



AFTER

BEFORE



FACT FILE



Client

Willmott Dixon
for Chichester College Group

Services

- Full design service
- Partial facade replacement
- Scoping & programming
- Quality Assurance
- Passive Fire Protection
certified to LPS 1531

Consultants

- Facade Consultant: Wintech
- Architect: ECE architecture
- Structural engineer: HOP

Scope of work

- Fibre Cement Cladding Panels
- Aluminium Extruded Plank, diagonally clad, inset circle
- Curtain Wall System
- Fire Barriers
- Rainscreen Slab Insulation
- Aluminium Sub-grid
- SFS & CP Board
- Louvres

VALUE

£3.185M





CHALLENGES

The biggest challenge on this city centre site was logistics. Due to highly restricted storage space, meticulous planning was required.

The curtain walling was challenging, especially working at height in a busy urban area.

The client requirement for lower running costs led to a complete redesign of the building envelope.

A fabric-first approach and improved ventilation helped reduce overheating and energy demand.

The facade had to be passive fire-engineered, working with the client's fire engineer.

The circular illuminated portal in diagonal cladding, inset at height as a local landmark and viewed from all points of the city centre, was a challenge and had to be perfect.

SOLUTIONS

Not only were the deliveries just in time, lifting via hoist, winch and mast climbers was 'just in time' for install at each level.

The aluminium and glazing were delivered separately, assembled by A²O on site and then installed in position.

Operational carbon has been optimised through energy efficiency measures including wall and roof insulation and new glazing.

The team achieved a reduction of up to 40% in running costs and a reduction in gas consumption by 33%.

The install was completed to Passive Fire Protection standard LPS 1531.

Multiple custom cut aluminium planks had to fit perfectly for the high profile landmark. The project was a finalist for the SECBE Constructing Excellence Delivering Value Award.

REFURB SERVICES

Surveying & Testing

- Intrusive investigations
- As-built surveys, 3D scans
- Existing structure checks, reinforcements if necessary

Pre-Construction

- Scoping & programming
- Appointment of required consultants

Design

- Full design service for replacement system (£10m PI)

Site Management

- Access provision
- Hoarding/Site accommodation

Installation

- Facade strip & removal
- Installation of new facade
- Quality Assurance Field View™
- LPS 1531 certified fire barrier installation

"A²O have been a key partner in transforming Pelham Tower from an old, tired block into a landmark building. Only through true collaboration with the college, designers and install teams could this project be achieved whilst the college remained live to students, losing no teaching time during the works. A²O is a trusted supply partner and we look forward to working with them again soon."

JOE CONWAY, SENIOR OPERATIONS MANAGER, WILLMOTT DIXON

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