

UNIT S2, TYNE TUNNEL TRADING ESTATE



CLIENT: UK Land Estates
PROJECT VALUE: £2.2 million
PROJECT DETAILS: Refurbishment of the disused former JTF Mega Discount Warehouse building into a new facility designed to be occupied by Lookers. The scheme also involved a structural assessment of the roof to establish the feasibility of installing PhotoVoltaic solar panels.

To assess the roof for feasibility of installing PV panels, Portland conducted a structural survey of the building and created a 3D structural model. In addition, Portland designed various new floor areas and refurbishment features in line with the architects' proposals.

As this project involved the refurbishment of an existing building, Portland was constrained by the buildings' structural features. Survey work was used to ensure that any new members adequately fitted within the existing steel frame. It was requested that columns were supported on the existing slab and that no new foundations were installed, which limited Portland on the maximum loads that could be imposed on the slab and dictated the number of columns that were required.

By avoiding the installation of new foundations on this scheme, Portland was able to improve time and cost while also reducing the projects' overall carbon footprint.

