



## IPAC FACTORY EXTENSION

**Client:** J Dalby & Son  
**Project Value:** Undisclosed  
**Project Details:** This project involved the construction of a steel-framed extension to expand the storage capacity of an existing facility located in Gateshead.

The extension tied into a live operational building, presenting several logistical and technical challenges throughout design and construction of the structure.

The site featured complex level constraints, with a significant disparity between the sloping external ground and the existing finished floor level. In addition, the plot was located adjacent to a steep embankment, which required the careful planning of temporary works, access and stability throughout construction.

Owing to the sensitive ground conditions along with the proximity of existing structures, Portland adopted a CFA piling approach. This was selected to minimise vibration on site and protect surrounding assets. Detailed co-ordination was required between the project team to ensure the pilings were installed safely, as substantive existing services traversed the project site.

The works also include the installation of a snow canopy, spanning over the existing building. This process required precise integration with the existing roof structure, including coordination around existing ventilation penetrations and other rooftop services.

Overall, the project demanded a collaborative, technically driven approach to safely deliver a complex extension.

