

PROJECT CASE STUDY WAITROSE - BRACKNELL

PROJECT BACKGROUND

This large scale warehouse unit consisted of three roof area's totalling 5900m² and all three roofs required re-roofing as the current system had reached the end of its serviceable life. It had previously been used as an ambient warehouse, storing supermarket shelf items, meaning there was various plant on the roof that needed to be decommissioned and removed. The structural deck was RAAC which required a full investigative survey prior to works starting to establish its condition.



PROJECT CHALLENGES

As this distribution centre operates 24 hours a day, 7 days a week, the project had to take place without any disruption to the operations of the site. We worked closely with the site management team to plan and phase the works to minimise disruption, ensuring comprehensive risk assessments were carried out and site signage was clear for vehicles and people. The decommissioning and removal of the plant from the roof required crane lifts which added further difficulties to the project. In total 8 cooling units including ductwork, electrics and pipes were removed and craned down. During the RAAC investigative survey, some areas of the deck were found to have minor issue which required us to install secondary structural supports.



PROJECT OVERVIEW

This project involved a full strip of the three roof areas, down to the original VCL layer, which needed to remain in place as it contained asbestos, under the client's asbestos management plan all asbestos must be removed by a licensed contractor, regardless of risk. A cut to falls insulation scheme was installed followed by Noxite, an eco-active system that converts harmful nitrogen oxides from the air into harmless nitrate ions. . During the works on the east and west roofs, the connected canopies were found to have issues with the gutter liners where they had corroded. Sections of the structural metal deck was also found to be in poor condition which required that it be removed and replaced. Due to the age of the building the original deck was an obsolete profile, therefore we needed to fabricate a new deck specifically to match the existing and install along with the new gutter liners. A new safety handrail system and cladding to the façade was also installed as part of the works.



THE PROJECT IN NUMBERS

**ROOF SIZE:
5,900 SQ/M**

**TIMELINE:
PROJECT WAS
COMPLETED IN 34
WEEKS**

**CONTRACT VALUE:
£1.5M**



CONTACT US

WWW.UK-RTL.CO.UK

ENQUIRIES@UK-RTL.CO.UK

0117 920 0153

RTLGROUP
DESIGN, CONSTRUCTION AND ROOFING

