

CASE STUDY

WAKEFIELD DISTRICT HOUSING (WDH)

PASSIVE FIRE PROTECTION WORKS



Scope

- Fire protection works to high rise housing blocks situated in the city centre. Comprising fire safety inspection of service penetrations between floors and ceiling spaces including mains electrical cables, telecommunication cables, pipe work, water, gas, overflows and soil stacks. Once documented suspected breaches are rectified and protected using FIRAS accredited techniques for the installation of fire doors, smoke seals, fire barriers and partitions.
- Certification Standard: All works undertaken are accredited through the passive and active fire protection systems, operated by Warrington Certification, and accredited by UKAS to EN45011 (FIRAS)
- FIRAS Registration Number: Neo Property Solutions Limited SH9650
- Contingency planning mitigating risk to potential programme interruptions and delays
- Stringent performance specifications achieving compliance with internal FIRAS accreditation
- Continual management and effective control of all deliverables including quality, reporting to all stakeholders on progress and the identification of project risk
- Rapid response to queries and the resolution of problems
- Rigorous coordination of directly employed trades
- Engaging effectively with multicultural community groups, residents and leaseholders

Key Challenges

- Integrated approach to project liaison and planning involving structural engineers and building management teams
- Planning and delivering a rolling programme of fire protection works to occupied properties in stringent timescales and completion targets
- Zero accident/incidents
- On programme whilst satisfying all budgetary constraints
- Although several elements have contributed to the success of the project, a major factor is the long term relationship fostered within the project team
- 97% satisfaction ratings



Key information:

Location:

High rise housing blocks situated in Wakefield City Centre

Form of contract:

JCT Intermediate Contract with amendments

Contract value:

c. £200,000

