

## ***The Richmond Building, Clifton (formerly Queen's Road Building)***

After 45 years of constant use the University made the decision to modernise this key facility by refurbishing the entire building both internally and externally. It is investing in a major project to put this building back into good repair and to make it more sustainable and fit for the future.

Over a number of construction phases the project will create new spaces for existing activities, including the Students' Union, Anson Rooms and swimming pool; and new facilities including the International Foundation Programme.



Concept view of the refurbished building  
(Feilden Clegg Bradley Studios)

### **Timetable and phasing of works:**

- Phase 1: External works to include refurbishment of the North block, new swimming pool changing rooms, new offices for the University and, as part of the public realm improvements, a new extension/entrance on Queen's Road.
  - Phase 2: Internal works to include upgrading the Students Union facilities, including the Anson Rooms, Winston Theatre, café and bars, clubs and society spaces as well as the refurbishment of the South block.
- Phase 1 is due for completion in Spring 2013, with the aim to complete the whole project by Autumn 2014.

### **Activities during September/October 2012 will include the following:**

- Changing Rooms Enabling Works will be on site from October 2012 – March 2013 (contractor yet to be appointed)

#### *Internal works*

- Mechanical & Engineering (M & E) containment and bracketry and 1<sup>st</sup> and 2<sup>nd</sup> fix installations ongoing in all areas, with testing and commissioning of M&E systems at end of September.
- Boarding and screeds to new extension ongoing with screed deliveries and screed pump operating.
- Lift installations ongoing with deliveries of components.
- Partitions studwork and boarding installations, internal masonry and carpentry works will be ongoing.

#### *External works*

- Cleaning, repairs, sealing and mastic jointing to the South and West elevations ongoing. Scaffolding erections ongoing for cleaning and repair works, and compressor and pump plants in use.
- Window installations to West elevation ongoing, with drilling during installations.
- Roofing works to the high level area will be ongoing with drilling and hammering, and materials distributed by the hoist on the East elevation.
- Works to the new changing facility and foyer entrance ongoing with drainage, concrete slab and utilities installations.
- Roof works, masonry and window installations to the new extension ongoing.
- Drainage repairs to North/West areas of the site.
- Richmond Avenue car park entrance alterations.
- Erection of steel frame to bike store – this will require a crane on Gordon Road, traffic management will be in place.
- Road crossing excavations across Queen's Road for new water and telecom ducting will be carried out by Wessex Water. This will involve diggers, percussion equipment and vehicle movements. Road traffic control will be in place, but the road will not be completely shut.



***Photographs of ongoing works to the interior of the Richmond Building***

#### *Measures to minimise disruption to the local area continue:*

- The hoist will operate between 8am – 6pm, Monday to Friday and until 1pm on Saturdays.
- Skip deliveries will be scheduled outside of major circulation times e.g. school runs/rush hour, and no skips will be delivered on Saturday pm or Sundays.
- Banksmen will control traffic during delivery times
- No noisy works is scheduled for out of hours that would be audible from outside the site.

*Cowlin Construction is committed to the Considerate Contractor's scheme and may, from time to time, notify neighbours in adjacent streets of any specific works that might affect them.*

***If you have any queries relating to the works programme or require further information on the project please call AVRIL BAKER CONSULTANCY 0117 977 2002 or email [info@abc-pr.co.uk](mailto:info@abc-pr.co.uk)***