

CASE STUDY

UNIVERSITY OF EAST LONDON

PROJECT REFERENCE	UNIVERSITY OF EAST LONDON – THE PUMP HOUSE (PHASE 1 OF 4)		
PROJECT VALUE	£800K		
WORKS COMPLETED	DECORATION, FURNITURE, BIFOLD DOORS, EXTERNAL SEATING AND BIOPHILLIA JOINERY, SERVERIES AND OFFICE SPACE INTERIOR DESIGN AND PROJECT MANAGEMENT		
KEY PARTIES	UNIVERSITY OF EAST LONDON, RLB		
KEY CONTACT	NAME	Liam O'Dell	
LENGTH OF SITE WORKS	25 WEEKS		

THE BRIEF:

Forming part of a wider campus catering redevelopment strategy, the aim of the work was to redesign a current student meeting space into a dynamic multi-use event space with a student services facility.

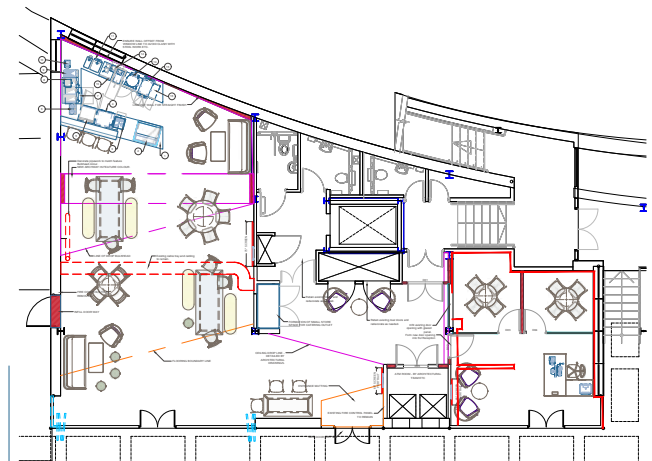
COMPLEXITIES

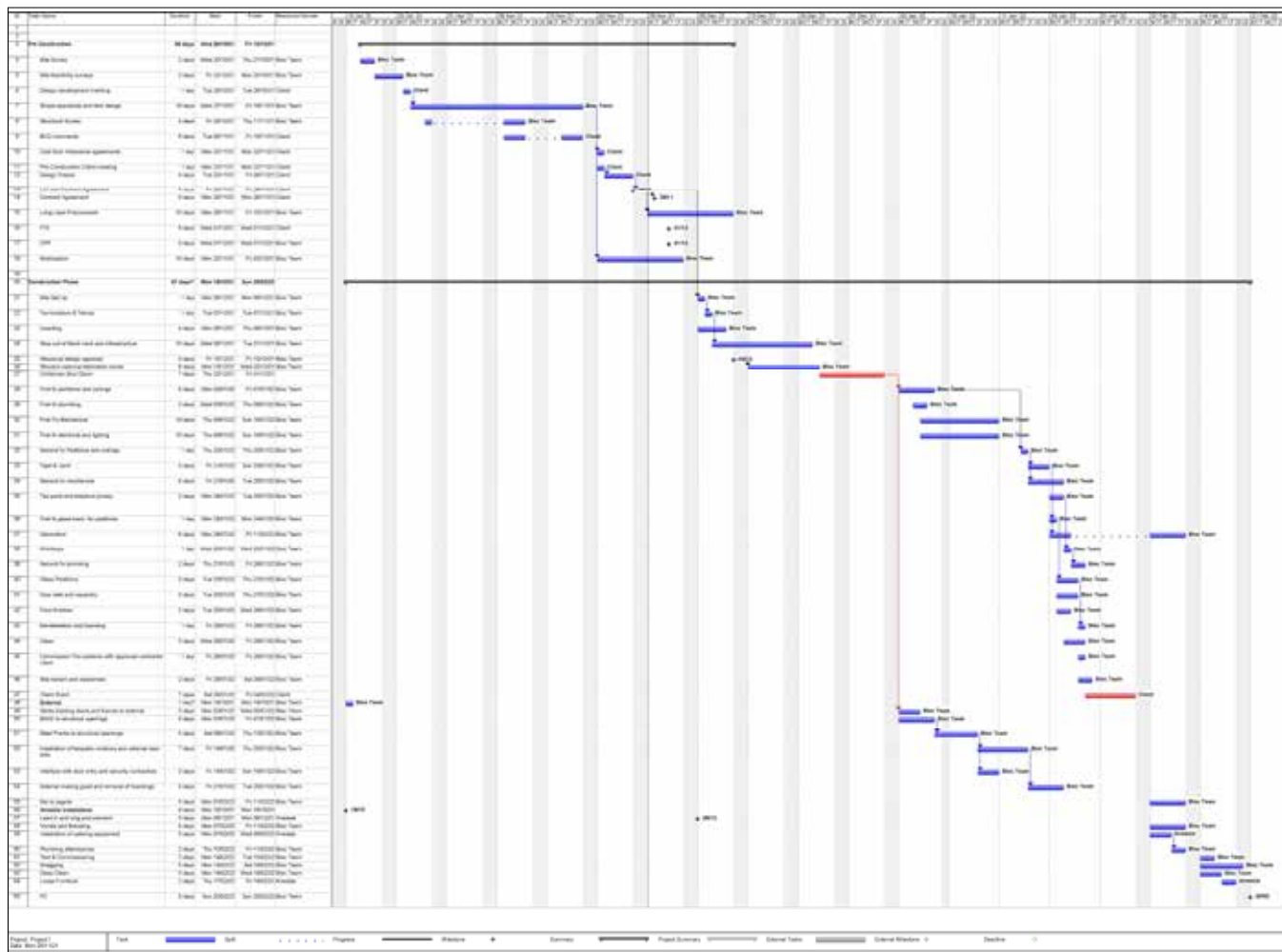
- ✓ Spatial needs for a multi-use facility.
- ✓ Cost management.
- ✓ Interior design and branding.
- ✓ Complex project involving 10 trades.
- ✓ Multi – stakeholder inclusion.

Working closely with the university appointed projects team, stakeholders and operational partners, we designed and built the new pump house event space. Over the course of 25 weeks the transformation included the following trades and the coordination of site teams.

CCTV, Data, ATM – Barclays, Catering installers, HVAC and air conditioning, fire control, flooring and ceiling fitters and also Architectural joinery to form a new bi-fold entrance and ground floor building facade.

Throughout the project, a range of meeting methods from MS Teams, site meetings and contractor workshops in conjunction with bi-weekly project assessment and progress reports we were able to effectively communicate, site





Copy of overall program of works. This is updated inline with each progress report and was adjusted to suit client events and design change requests.

REQUEST FOR INFORMATION				
PROJECT NAME: PUMP HOUSE ISSUE NO: 01-18 STATUS: FOR CONFIRMATION ISSUE DATE: 7 December 2021 10:47 am				
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ANTHONY CROW				
IAN STEELE				
DANIEL PATEL				
KATE HENDER / CLARE FOWLER				
BEN BOUTER / ANDY PENNIE				
REFERENCE: RFI Issue - 18 INFORMATION REQUIRED BY 10 DAYS FROM ISSUE DATE				
DESCRIPTION: Confirmation of lock 7 access control required to the reception space. University to provide details.				
CLIENT REFERENCE: Cylinder lock to door. UH to change cylinders after access compromise.				
CONTACT: JOHN VAIN E-Mail: john.vain@middlebrook.co.uk Mobile: 07532 304 303 Office: 01274 526 666				

Example of RFI's issued through the project to ensure design communication and responses are delivered in a clear and concise fashion.

Project Report No.02	
Project No: 2135 Project Address: University Of East London North Campus Docklands Campus, University Way Royal Dock, London E16 2RD	Project Name: UEL North Campus
Start Date: 06/12/2021 Client Contact: Ian Steel Director: ian@steelinteriors.co.uk Project Manager: Piers Irwin Site Manager: Piers Irwin Report No: 02 Report Date from: 13/12/2021 Report Date to: 15/12/2021	Completion Date: 31/01/2022
Progress (this period) Electrical: Moved & isolated further cables high level for demolition work, start 2nd fix on bulkhead lighting to hoarding perimeter wall. Demolition: Remove last section of wall on common area where alarm keypad was present. Remove further rubbish from site from demolition & other waste. Hoarding / Carpentry: Installation of two D/door sets on access areas of Hoarding to complete works. Hoarding Graphics: Installation of further Diabond sheets by graphics company. Install graphics were applicable & measure up for remain Diabond sheets required to complete works due in Sunday 19th December. Security Alarm: Removal of old key pad on wall section by incumbent contractor, looked at main door access to repair cord entry but could not help as not there system.	



Example of a portion of project progress reports produced during the works. Each report contains progress photos, H&S statements, Risks to delivery and additional works notices.

issues and concerns, manage client expectations and adapt to changing client needs. This included the incorporation of a client event 2/3 through the project. Providing partial hand-over and 24hr working to enable a successful 5 day student event.

"Feedback from the senior team here at UEL Vice Chancellor & President – "This is exciting and looks amazing!" & the Deputy Vice Chancellor "Blimey! What a space, looks great"

Liam O'Dell Director of Projects & Estates



The result of closely working together with all parties, has resulted in a bold and vibrant space that is a fine example of the results of a team working dynamically with a clear focus on delivery. We are now working towards phase 2 and phase 3 of the redevelopment and continuing a close and successful project delivery relationship with the university.

