

Addenbrooke House



Project Detail

Location:	Telford, Shropshire
Type:	Education
Size/Area:	5 Storeys
Construction Cost:	Undisclosed
BB7 Discipline:	Façade Engineering
Service Provided:	Façade Design and Specification Support Contractor Design Monitoring Construction Support RIBA Stage 3 Spatial Coordination Support RIBA Stage 4 Technical Specification
Project Team	
Client:	Telford & Wrekin Council
Architect:	Broadway Malyan
Main Contractor:	N/A
BB7 Contact:	Iain Gray

Project Description

Originally occupied by Telford and Wrekin Council and clad in a thermally inefficient aluminium cladding system, the building has been proposed to be redeveloped into a new Sixth Form Hub for Telford College, as part of the Ironmasters Way Masterplan. The revised proposal included a masonry effect façade with recessed aluminium panelling, complimenting the adjacent Skills Hub and the surrounding historic built environment.

BB7's Façade team were appointed for RIBA Stage 3 strategy development, assisting the design team in understanding available materials to provide the required finish concerning visual performance, cost and durability whilst considering the updated performance requirements from Approved Document L.

One of the key challenges with the scheme was the interaction with the existing structure, which was designed to support a significantly lower weight on the external line compared to the requirements of a modern building envelope. In collaboration with SBK Structural Engineers, BB7 identified potential options, considering lightweight solutions and load paths and their implications for structural upgrade requirements for the superstructure and foundations.

Benefits of Service

Engaging BB7 early in RIBA Stage 3 enabled the design team to quickly understand the available options for achieving the required aesthetic while balancing key drivers such as technical performance and cost. This early involvement facilitated a more rigorous design development, ensuring that progress in RIBA Stage 4—supported by BB7's Façade Technical Performance Specification—resulted in a swift yet robust design ready for tender consideration.

Additionally, BB7's early engagement in the design process allowed for a detailed appraisal of the existing elements proposed for retention, namely the corner curtain wall. By conducting a site visit and thoroughly assessing the build-up's performance against the thermal model, we were able to advise on the system's suitability, ensuring its inclusion in the tender process and offering the client greater cost certainty.

