

# Landmark projects completed by Volker Fitzpatrick in the capital

VolkerFitzpatrick has a long history of success, built on extraordinary people. The firm was founded in 1921 as a civil engineering company by a dynamic self-starter, John Fitzpatrick, but it was his son Patrick who really put the business on the map. In the early days, much of the work took place in London, and Fitzpatrick & Son built a formidable reputation through several high profile projects, including the reconstruction of Parliament Square and repaving the forecourt of Buckingham Palace.



Today, VolkerFitzpatrick delivers a diverse range of capital projects across the fields of industrial, commercial and public sector building, building services, land remediation, heavy civil engineering, paving, and rail. They have evolved and grown into a respected multidisciplinary privately owned contractor meeting the demands of today's construction industry.

Back in 2010 Volker Fitzpatrick started work on a project to construct a new community centre in Luton. The project comprised of the demolition of an existing factory building and the design and construction of the new CERC – Marsh Farm Community Centre, whilst the existing adjacent community centre on site remained in full operation.

Phase one of the new CERC was completed after 28 weeks enabling the users of the existing building to move into the new facilities. The existing community centre was then demolished and Phase two of the project was completed.

Extensive external works included hard landscaping, block paving, tarmacadam, white lining, soft landscaping and external lighting.

The new community centre which opened in 2011 provides support offices for Luton Borough Council and local amenities such as a children's indoor play area, business enterprise start up units and PCT Healthcare facilities.

In September last year the University of East London launched its stunning new library at its Stratford Campus with the opening attended by Chancellor of the University, Lord Gulam Noon. The facility was built at a cost of £14million by Volker Fitzpatrick and hosts an advanced digital library with over 130,000 printed books and journals, 120 'open access' computers for student and staff to use, beautifully landscaped gardens and access to the building 24 hours a day, 7 days a week during semester.

The work on the building which began in October 2011 was conducted by Award winning architects Hopkins who were also the innovative designers of the Olympic Park's velodrome. Students were able to get involved in every stage of the process from responding to a user questionnaire at the very start of the design process to participation in a furniture selection workshop, alongside library and IT staff.

At the opening of the library the Chancellor of the University, Lord Gulam Noon said, "This is a fantastic building and it is my honour and privilege to unveil today's plaque in honour

of the opening. I hope the students use the facility and take advantage of the building as much as they can."

Lord Noon alongside Vice-Chancellor of UEL, John Joughin buried a time capsule in the grounds of the library, which would be opened in 2063. Library staff selected the number of items to include in the time capsule which included a date stamp, plans for the new library, photos of current staff and a letter to librarians of the future.

President of the UEL Students Union, Friday Obodo said, "The new library beats beauty. It is a reflection of the University's good intention that students have a fulfilling experience during their studying life."

Director of Library and Learning Services Cathy Walsh said at the launch, "I am sure the new library will really inspire students' learning and provide a great environment for them, sitting at the heart of the campus and of the university – it is the library our students truly deserve and have been waiting for."



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The new library forms part of UEL's commitment to invest in new spaces in East London. The official launch of University Square Stratford, situated at the heart of Stratford's cultural quarter will take place in November with HRH The Princess Royal.

VolkerFitzpatrick started works at Bentinck Street in West London in 2011 on an £11 million design and build contract, awarded by Howard de Walden Estates Limited to refurbish existing properties into 44,000ft<sup>2</sup> of high quality office space and three luxury apartments in the heart of London's west end.

The project works involved the demolition of the existing structure whilst retaining the impressive façade at the front of the buildings. Existing features such as the roof slates, chimney pots and brickwork were removed and reinstated into the new construction. The façade was temporarily supported during the demolition of the existing structure and linked to the construction of the new structure behind.

The sub-structure works included major underpinning to the existing structure using approximately 200 1m x 2m deep pins. The next stage of the works, the superstructure involved the creation of a steel frame with holorib decking and in-situ concrete infill.

The internal finishes include high quality stone tiling and walnut joinery as well as raised access flooring, suspended ceilings and full air conditioning.

The project incorporates sustainable features such as ground source heat pumps, photovoltaic roof slates, green roof and solar heating to the apartments.

In June this year the completed works were nominated in the Project of the Year (between £10m-£50m) category at the Construction News Awards. Designed by ESA part of Capita and constructed by VolkerFitzpatrick, the £11m project comprised the refurbishment of existing properties into 44,000sqft of high quality office space and three luxury apartments in the heart of London's west end.

The project is rated as BREEAM excellent thanks to extensive areas of photovoltaic roof slates and 14 GSHP boreholes.

Ian Wadham, ESA, said, "The retained facade proposals were originally seen as unacceptable in planning terms, but understanding their reasoning the 'book-ends' of the development took on a refurbishment approach with No.17 becoming residential,

and design measures were taken to avoid visible office lighting grids from the street. The new build designs to the rear respect original plot widths, pulling and sinking planes to produce a rich articulation allowing oblique vistas throughout the levels, creating diverse character to the working environment despite the expansive floor plates."



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