



Kings High School, Warwick Enabling Works & New Creative Arts Centre

Contract Details - Education

Value: £2.7 m
Start Date: 30th June 2008
Completion Date: 4th September 2009
Duration: 62 weeks

Client: Kings High School
Architect: Robothams Architects
Quantity Surveyor: Starkey Button

**COMPLETED
ON TIME**

Contract Description

- Construction of a new performing arts building around an old Victorian building connecting to live teaching wings on all four sides.
- New block – traditional 3 storey load bearing brick and blockwork with precast concrete beams.
- Driven piling to a confined area.
- Installation of on-site concrete beams forming a 15m opening in two walls.
- Complete internal refurbishment with new Mechanical and Electrical, lift, floating floors and stage lighting.

Key Features

- As part of the evaluation we proposed an alternative (safer) access for children, a revised fire escape stairway, amended the sequence and handover of areas and offered some suggestions to simplify the external drainage, with resultant time and cost savings.
- Sustainable elements included a rainwater harvesting system and solar panels.
- Very restricted site and access.
- The town centre site was surrounded by old historic residential buildings. Residents were kept informed of site progress and any works likely to affect them.
- Working inside a live school environment required daily liaison with the bursar and teachers to minimise disruption and optimise the work schedule.