



Large Modular Plant Room

A large Modular plant room was provided as part of a prestigious 5 storey Office development. The completed module was 8m wide x 4m high x 28m long and weighed over 60 Tonnes. It was fully assembled at ground level and lifted onto the 23m high roof using a 500T mobile crane. A permanent access hatch was provided to the module roof, through which the 2No. 6 Tonne Transformers were installed. The finished module also contained 10 Tonne of switchroom control panels, 2 No. 10,000 litre water tanks plus associated pipework and services.



Key Points:-

1. Steel frame built on temporary supports close to the main building.
 2. Cladding, plant items and services all fully fixed at ground level.
 3. Welded lifting lugs hidden in the parapet can be used for demolition.
 4. Major time and cost savings with constructing at ground level.
 5. Expensive scaffold and edge protection was eliminated.
 6. A roof mounted service hatch enables plant maintenance or removal.
 7. PTFE pads were provided on support stubs to prevent loadings due to differential thermal expansion.
 8. Overall programme was reduced as modules could be constructed whilst the main building was still being erected.
 9. Early accurate plant data is required. If there is any doubt (at all) with regard to plant item weights then a suitable contingency should be made.
 10. Less time on site + Less working at height = Much Less Risk of Accidents.
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