



Client: James France Building, Loughborough University
Product: Mezzanine Floors, Staircases & Balustrade Systems
Value: £140,000.00 + VAT
Project Manager: CPL Interiors Plc & RDA Projects Ltd

CPL Interiors and RDA Projects had a very limited time-frame in which to carry out the complete conversion and refurbishment of the James France Building to create new exhibition spaces, study areas, offices and laboratories within the existing unit.

Headroom throughout was severely limited and posed the biggest single issue for the design of the mezzanine structures. Existing structural of trusses over the whole area created low points which restricted finished heights and the location of escape stairs etc.

Universal columns were used as main beams to achieve the maximum clear spans possible in the shallowest possible construction depth. Headroom at each level was less than 2400mm with a total fire-rated floor section of only 270mm.

RDA designed three areas of mezzanine, all linked together by walkways, atrium and staircases to create an integrated space which was then fitted out with exceptionally high quality modern partition systems to provide open, bright and aesthetically pleasing work spaces.

The mezzanines were installed directly onto the existing concrete slabs without foundations which entailed using very large beams spans, but smaller joists spans, to restrict the imposed loads.

To further reduce the overall floor section, a completely flat soffit construction was provided, using beams and joists of the same overall section, so that direct screw-fix cladding to achieve 1hr fire rating could be applied without loss of additional precious headroom.

To maintain the open feel of the space and to allow for vistas and views through the two level accommodation, a frameless glass balustrade was specified. The glass is set in channels on the floor edges, with satin stainless steel handrails and end posts.

The works were carried out over a ten month period in three phases so that the surrounding accommodation in the James France Building could remain operational. Safety issues were therefore a great challenge, as were hitting deadlines.

The completed installations are of the highest quality, this being one of the most prestigious contracts ever carried out by RDA. Loughborough University, their project managers, estates and facilities people are thrilled with the results.

And evidently the students love the new facilities!

