



# Varley Park Halls of Residence

**Client**  
University of Brighton

**Value**  
£55,000

**Duration**  
8 weeks

## The Brief

- The University of Brighton is a respected higher education institution with campuses in Brighton and Eastbourne.
- Our client was Brighton University Estates and Facilities Management, the department which manages the University campus buildings, including new builds.
- We worked on the Varley Park Halls of Residence, which is the largest student accommodation area for the university.
- Hawes Construction Group's brief was to remove the existing cedar cladding on a number of buildings, which was a fire risk, and replace it with a cementitious board with new insulation, to give a fire-resistant façade.

## Our Solution

- First, we removed all of the existing cedar panelling and redundant timber battens.
- We then installed temporary membranes to weatherproof the buildings.
- New timbers were installed to create the correct void, and new specialist insulation was installed between the timbers.
- We then fixed a fire-retardant breathable membrane and an insect mesh over the insulation.
- The cementitious panels were then screw fixed to the battens. These panels were cut using specialised saw blades.
- We successfully liaised with other contractors for the removal and replacement of Fire Alarms, access door controls, and external lighting.
- We fabricated specialist trims to suit a range of different surfaces on the buildings.
- To combat long lead times, we installed temporary weatherproofing in order to advance the works in line with the programme.
- The sites were spread over a large area, so we needed to carefully manage the logistics.
- The different sites were not uniform, so we brought in supervisors to ensure that the works at every site were tailored to each location and achieved the correct finish.

## The Result

- Hawes Construction Group finished the project on budget and on time, before the date when the students were set to return.
- We successfully installed the new panels to a high standard which met the required fire rating.
- We worked closely with the client to ensure the smooth running of the project.
- The end result was exactly what the client was after, and they were very happy with our work.
- The students now had newly clad halls of residence, which were fire-safe for them to live and study in.



View more details online at: <https://www.hawesconstructiongroup.co.uk/project/varley-park-halls-of-residence/>



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