

# CASE STUDY

## W R Dunn & Co Ltd.

CHARTERED BUILDING SURVEYORS AND ARCHITECTS



Date Completed: June 2006

Project Value: £4.75m

Contractor: Wates Construction Ltd.

W R Dunn & Co Ltd. (Arch & L/ Designer);  
Francis Graves (PM); Jacobs (SE); Pearce  
Buckle (M&E); Edmond Shipway (QS &  
PS)



### New Daycare Project and Associated Works, North-West England

#### W R DUNN & CO LTD. ROLE

The practice was appointed by H. M. Prison Service in March 2002 to provide architectural services and lead designers duties to help create a new daycare building and associated facilities at the Establishment. This appointment followed previous strategic feasibility studies for healthcare facilities carried out by W. R. Dunn & Co. Ltd. nationwide.

The project was a collaboration between HMPS and the NHS to provide an important and much needed regional facility within the prison estates.

The key elements of the scheme were the creation of a new multi-storey daycare facility, the provision of a new staff officers mess building, the renovation of a section of a prison wing, and the formation of large external walkways and other associated elements.

#### OUTLINE OF PROJECT

The project brief for the major works (daycare building) was to provide crucial up-to-date facilities to securely house and care for psychiatric and physically ill inmates, including a mix of safer cells, therapeutic areas and connected rooms. In addition to this, the building needed to respond to a requirement for daycare needs of the prison, to have medical consulting facilities, classrooms, treatment rooms and the like.

This brief was developed in conjunction with the restrictions placed upon the design team due to an extremely tight site. The daycare building design is thus a considered proposal that responds to



Instrumental to all construction work undertaken within a prison is the issue of security, and this project was carefully phased to minimise the risk of any security breach. Segmentation of the works into a total of eight main construction phases helped to ensure that pedestrian routes, vehicular routes, site limits and communication lines were maintained, and ensure that works were carefully planned to hit important milestone deadlines in the programme.

The project has required the input of a large team of construction professionals and a close working relationship with both client (on many levels) and the main contractor.

As lead designers, W R Dunn and Co Ltd have had a great deal of input into the project on all levels from the offset, and as such will have maintained control and continuity from inception through to completion.

As is now typical, the scheme's design at all levels is attempting to incorporate the aims and objectives of the HMPS Greening Initiative – which promotes a responsible environmental approach to the creation of the built form.

#### SUMMARY

- A key client project (HMPS and NHS)
- Adherence to environmental policy.
- Tight site restraints and budget constraints