

PROJECT CASE STUDY

Buttershaw Head Quarters

LOCATION

Buttershaw, Bradford

CLIENT

Yorkshire Water

ARCHITECT

HLM architects

ENGINEER

Ove Arup & Partners

PLANNING SUPERVISOR

E C Harris

CONTRACT TYPE

Overtime

Current VALUE

£12 million

DURATION

55 weeks



Yorkshire Water selected Miller Construction to design and construct this new head quarters office facility in an “open book” process using a Partnering contract. A shared incentivisation mechanism was implemented to reward the Contractor for continued Value Engineering. The project was delivered below the budget in spite of significant ground engineering issues with old mine workings and contamination.

The project was modelled on the Arup Campus building which was designed with the concept of Thermal Mass natural ventilation and cooling. The windows are triggered to open automatically to ventilate the internal environment.

The scope of works consisted of the design, management and construction of a three storey naturally ventilated open plan office building within the confines of Yorkshire Water Services Buttershaw facility at Western Way, Halifax Road, Bradford.

The building generally comprised open plan office accommodation on three floors, provision for a fitness room, kitchen and dining facilities, main entrance and lobby and a reception area at ground floor level.

The client expressed a desire for a building which met excellent practice with regard to energy conservation. An energy use target was set in the design brief as 133kWh/m²/annum for gas and electricity. This is the benchmark given by the DETR Energy Consumption Guide 19 (2000) for “good practice” naturally ventilated open plan offices.



**For more information contact Duncan Livingstone, Sustainable Construction Manager
Tel: 07718 516522 or email Duncan.Livingstone@millerc.co.uk**