

Connolly Hospital, Laboratory

Blanchardstown, Dublin

This project consisted of a single storey laboratory building which the HSE needed as part of the COVID emergency works. Given the urgent requirement we used our Elliott Fast Track construction solution. The Elliott Fast Track system consists of a raft slab, Prefabricated SFS load-bearing structure with and SFS roof build up. The external envelope is rendered with an A1 Classified rockwool insulation render system.

Typically with modular solutions there is a long design period and then a long manufacturing period but with Elliott Fast Track we were able to mobilise on site within 2 weeks. While we were installing the raft slab, the SFS prefabricated wall paneling was being manufactured. Once the slab was poured the prefabricated wall panel were installed in 2 days with the roof cas-settes following. The entire building was then covered in a breather membrane and was therefore substantially weathered.

This then allowed the 1st fix M&E and internal finishes to commence whilst the windows and the external render were being installed. This process maximised the use of time on the programme. Prior to 1st fix commencing fully coordinated services drawing and submittals were approved by the design team. This coordination also involved input from the specialist equipment providers and fume cupboard manufacturer. The FF&E, lab furniture and specialist equipment were all on long lead times so the order had to be placed at the front end of the programme. With the programme being a fast track one, this actually exacerbated this issue so it was a critical element of the projects success.

Overall the programme was 15 weeks from commencement on site to handover including demonstrations to the end users. As with any Lab or HSE facility the standard of finish and quality of products used are of an extremely high standard. The manner in which our site management team interfaced with the Hospital and Estates team on a live acute hospital campus was another key to the projects success.

This project is a shining example of a collaborate team effort by Client, Contractor and Design Team. All milestones were met and exceeded, to the point of where they Client brought the entire team on to two more Fast Track projects.



Client:	HSE
Value:	€850,000
Size:	Laboratory Department
Duration:	15 weeks
Architect:	MCA Architects
Services Consultant:	Varming Engineering
QS	Desmond MacGreevy & Partners

