

Chesil Lodge Extra Care retirement homes

March 2018

About Chesil Lodge

- Situated in the heart of the historic city of Winchester
- 52 one and two-bedroom apartments
- A Winchester City Council Extra Care Scheme

The challenge

Construction work need to continue during the winter months, and with wet trades under way it was necessary to provide background warmth so that the plastering, dry lining, tape and jointing could be completed and followed by finishing trades such as carpentry, tiling and painting. Galliford Try needed a low-cost and effective solution to keep the project on budget and on schedule.

Chesil Lodge, Winchester, is an innovative housing development specially designed for people over 55 with existing or potential care needs. The project includes 52 modern one- and two-bedroom apartments set across three buildings linked by spacious atriums: 44 of the self-contained flats are available at affordable rents, and 8 are for sale or shared ownership.



Facilities include a residents' lounge, restaurant, activities room and outdoor spaces, a day care facility – managed by Hampshire County Council – and lifts to all floors. As part of the Extra Care Housing Scheme, the community at Chesil Lodge is provided with a housing management team and a 24-hour on-call care team.

During building work, as the winter approached and temperatures started to fall, construction company Galliford Try faced the challenges of ensuring that the wet trades could continue as scheduled. Effective heating for background warmth and drying was required to combat weather conditions.

Key benefits

- Flexible ducting for simultaneous drying of multiple spaces
- Fast and efficient removal of moisture
- Enabled work on site to proceed without delay
- Only two single phase 110v power supplies were required

"We were aware of the drying times involved and in order to speed up the process we arranged for RVT to attend site and carry out a survey. We had previously used RVT on several other projects and were confident of their ability to provide us with the correct equipment and service to maintain a constant temperature inside our building. The RVT engineers arrived on time and we received great service on both the install and instruction of the equipment. The plant continues to be in use and is functioning exceptionally well."

Ian Butter, Construction Manager, Galliford Try

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The RVT solution

Two 150KW 110v indirect oil-fired heaters were positioned at ground level and warm air was then pumped into the atriums via flexible ducting to provide a warm, dry heat to the adjoining residential blocks. Warm air was drawn into the corridors on each floor and circulated equally throughout the building. With lots of local residents close to where the heaters were sited, although the CLIMEX heaters are already quiet in operation, additional noise mitigation was required and Soundex acoustic quilts were set up around the heaters to provide this.

