# Replacement Rain Screen Cladding System

Old Brewhouse Residents Ltd, Harbour Ridge, Portsmouth, Hampshire

## Highlights

As a result of Axis's successful re-cladding project for Hyde at Gosport, property design consultancy Pellings appointed Axis for a Replacement Rain Screen Cladding Project at Harbour Ridge in Portsmouth on behalf of Old Brewhouse Residents Ltd.

Harbour Ridge is a seven-floor building housing 31 flats which are owned by private leaseholders.

We stripped the south and east elevations back to the substrate blockwork and removed all combustible materials, then secured a Tyvek breathable membrane to the substrate and Ethylene Propylene Diene Monomer (EPDM) synthetic rubber membrane around windows and door openings to seal and keep the building watertight.

To the substrate blockwork and concrete floor beams we anchored a Plastestrip fastframe rain screen cladding support system: 'helping hand' L Shape brackets with a 3mm rigid PVC thermal isolator pad fitted to the back to which we fixed L rails(vertical profiles) and T rails (horizontal profiles) using EJOT self-drill screws.

## Specifications

- Intrusive and pre-con surveys
- Removal of existing cladding system back to substrate
- Removal of combustible materials
- Installation of Replacement Rain Screen cladding system including support system, insulation, fire barriers and rock panel A2 Rockclad rain screen
- Replacement of existing plastic PVC spandrel panels with fire barriers and fire resistant metal panels

£1.6m value

8 months duration


We then fixed Rockwall Rainscreen duo slabs insulation(90mm thick) to the substrate blockwork and membrane. This is a dual-density insulation product which is specifically developed for use within a ventilated cladding system. When tightly butted, its fibres knit together to provide a continuous thermal performance, virtually eliminating heat loss.

We then installed Siderise fire barriers both vertically and horizontally to maximise resistance to both smoke and fire and provide compartmentalisation in the external façade.

And, finally we secured the finishing layer- rock panel A2 Rockclad rain screen (9mm thick) – to the steel and aluminium system. Made from prefabricated compressed rock wool, Rockclad panels panels offer a high performance when assessed for reaction to fire.

Additionally, we stripped (back to the substrate) and removed completely the existing plastic PVC spandrel panels on the north elevation replacing them with Siderise fire barriers and fire resistant metal panels.

**Care of Residents**

As all the flats were occupied our dedicated Resident Liaison Officers kept all residents fully informed of our works from pre-con survey to finish, through face to face meetings and hand-posted letters and news updates.

**Benefits of the project for residents and clients**

This project was completed in just 8 months, minimising disruption to residents as all our works were conducted externally. The Replacement Rain Screen Cladding System improves the U-value, or thermal transmittance, of the building as well as making it fire-safe for residents.

## Contact

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