

CALMBREEZE



Case Study

University of Reading

Fire Damper Drop Testing



Your HVAC Engineering and Infrastructure specialists



University of Reading

It is essential that the University of Reading remains compliant, safe and operational 24 hours, 365 days a year. This becomes even more of need during term time, when all campuses are at full capacity, home to 23,000 students. Calmbreeze delivers surveys, audits and tests fire dampers to ensure current and future compliance and help set the HVAC strategy for years to come.

OVERVIEW

AREAS

Whiteknights
London Road
Greenlands

SCOPE

Audit
Survey
Location mapping
Fire damper drop testing
Remedial works
Small works

VOLUME

77 buildings
560 fire dampers tested
1792 hours

Challenge

Fire dampers being the frontline of protection against the breakout and spread of fire across academic buildings, it was imperative to assess and document all fire dampers during term time. To ensure that academic and business functions remain undisrupted and that the institution could remain operational and serve its students, surveying all buildings across Whiteknights (central), London Road and Greenlands campuses.

University of Reading wanted to bring their HVAC strategy to the forefront of their FM agenda, by wanting to have a clear and accurate understanding of their HVAC infrastructure and be assured that they are BS 9999 compliant. With all buildings on all sites surveyed and audited during term time.

Scope

Calmbreeze were chosen for their expertise and fresh approach on surveying sites, with a reputation going beyond the scope of testing, mapping and documenting.

All sites were mapped using expert partner Locatrix to create sitemaps of HVAC infrastructure to capture known and unknown fire dampers, thus creating a baseline for the HVAC strategy.

Reporting on infrastructure and fire damper performance. Daily pre-service and post service reports are emailed to University of Reading's representatives on audit and survey reports.

Performance

Services were carried out in a total of 1792 hours, over a five month window across all UK campuses and sites. Calmbreeze's excellent accuracy and KPI record is a result of engineers familiarity with the University of Reading's HVAC infrastructure and property management team.

Working in Agile project management style all findings were reported back, assessed and, any faulty dampers being repaired. Smartsheet dashboards and reports were used as the chosen digital medium to capture and distribute information of works in realtime.

Completion of all sites and buildings successively contributed to the efficiency and accuracy of surveying, testing and mapping of the safety and compliance of all fire dampers on site.

Mobile towers were needed to access high level dampers, access panels installed for dampers in duct above plastered ceiling, duct doors cut in for access to all dampers and regular cleaning of ductwork for specific buildings.

Resulting in an accurate view of the institution's HVAC infrastructure and compliance standing, ensuring the day to day delivery of term time services for current and future students for future years.

For more information call:
07881521243



CALMBREEZE

Are you a Property Manager
or Facilities manager?

Tell us about how we can
help with your HVAC
infrastructure today

Phone: 07881521243

Email: hello@calmbreeze.co.uk

www.calmbreeze.co.uk

