

Case Study

# Horton Halls Student Accommodation



Delivered for St George's University of London

Facilities: 332 Self-catered single bedroom/study rooms with en-suites | April 2010  
Value: £15.2 million



INVESTOR IN PEOPLE

**Introduction**

Horton Halls provides top quality student accommodation for St George's University Medical School in Upper Tooting, London. The project saw us redevelop the campus accommodation on a live site with students in residence, which required a phased occupation and handover programme to reduce pressure on communal services.

A key factor behind the successful delivery was the way we engaged with a wide group of stakeholders, to keep them informed on the latest details regarding design, specification, approach and timescale. This ensure the project caused as little disruption as possible.

**Key Facts**

- The university's largest single accommodation redevelopment
- Built using light weight steel frame construction

**Details**

Horton Hall of Residence houses 332 students in self-catering single study/bedroom units, each unit with its own en-suite facilities. Flats are formed from four or six units grouped together, with each flat sharing a well-equipped kitchen and dining area. There are five blocks of flats, clustered around a central courtyard, with on-site laundry facilities, internet access in all units, and a 24-hour security-manned reception.

The scheme has a central plant system, with each core having mini plant with boosters to maintain service and water pressure under high demand.

**Successes**

The scheme was completed ahead of programme.

**Sustainable achievements**

Factory assembled bathroom pods were used throughout, which speeded up the construction programme and reduced waste. The use of a light weight steel frame also ensured the halls are highly energy efficient and well insulated.

**Relationships**

A very successful relationship was with the student end user group. We even took a core student group on a study tour to Prague to view the factory assembled bathrooms in production, to ensure they met the requirements and needs of the end users.

Another effective measure was to have a representative from the student group attend the monthly site meetings. The group was also critical in setting the agreed quality standard for the scheme, undertaking the snagging of the first handovers with the client and consultant team, which set the benchmark.

**Contact**

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