



Case Study



Hambrook
House

“Sapphire are very good at design, they’re not expensive and guarantee that the programme will be hit. If they say the balconies will come on a day, that’s when they’ll come. The Rigid.Ready.Right. brand promise is part of the ethos everyone at Sapphire works to.”

Project Manager – Galliford Try



Hambrook House

Client: Galliford Try

Contractor: Galliford Try

Architect: Cartwright Pickard Architects

Location: Brixton, London

Balconies: 24

Hambrook House is located on the previous site of Lambeth Council's housing offices and offers 48 homes to the local area. The deputy leader of the council, Paul McGlone, said "The housing crisis in Lambeth needs direct action. These homes are an important step towards our plans to build 1,000 new council homes", alongside the neighbouring Tesco's retaining wall leaving just 3 inches for the install of the balconies. The site team were keen to make use of the crane and keep the project programme on track.



Challenge





It was important to the client to design the balconies to ensure resident privacy. Vertical bar balustrades offer greater privacy than glass, but residents can still feel the need to use privacy screens, often made of combustible materials. The project was located alongside the neighbouring Tesco's retaining wall leaving just 3 inches for the install of the balconies. The site team were keen to make use of the crane and keep the project programme on track.



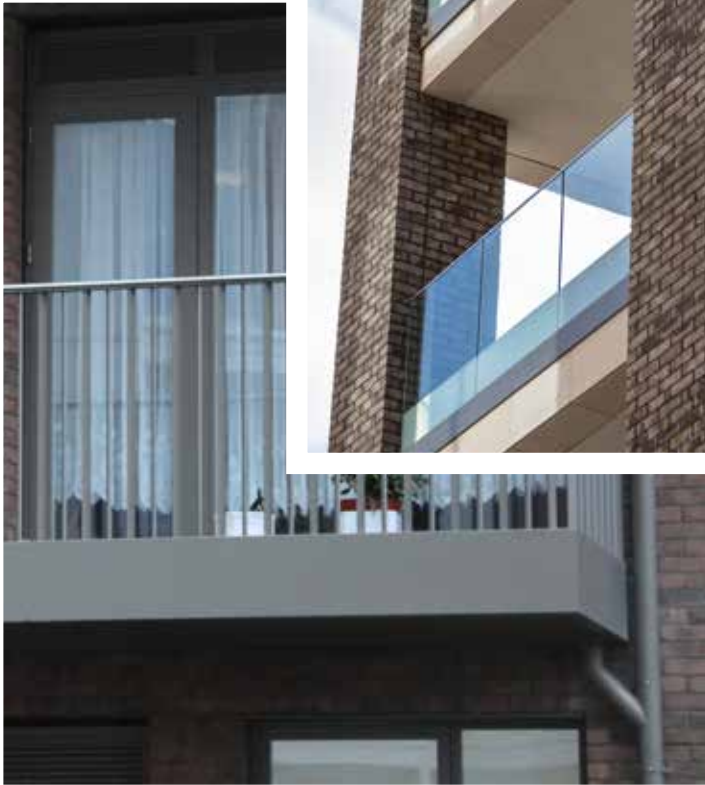
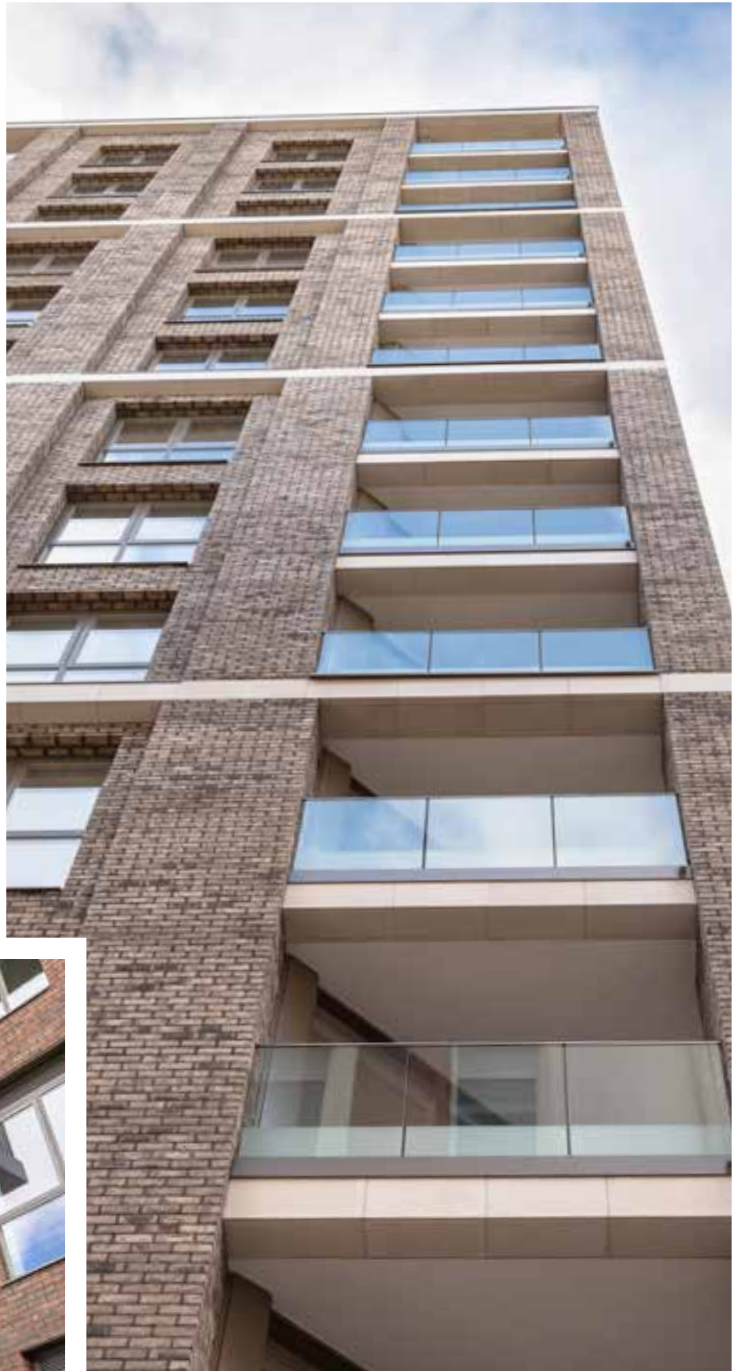
Solution

To provide optimum privacy for residents the vertical bar balustrades were custom designed. The bars were spaced and oriented at multiple angles effectively reducing the visibility from the outside while maintaining good light access to the balcony and apartments. The tight space alongside the local Tesco would have posed a significant challenge for balcony methods. Leaving just 3 inches to manoeuvre the balconies into place our Glide-On™ system provided vital flexibility and ease of install. The offsite modular design arrived to site pre-slung and ready to simply slide on to the pre-cast arms and easily bolt into place. According to the project manager the system was "far better" than other balcony methods and was "more user friendly with more tolerance". He also commented that safety was like "second nature" to our accredited installers putting his mind at ease. The efficient install freed the site crane for use elsewhere on site shortening the overall programme as the install was completed earlier than expected.

Rigid.Ready.Right.

- Step 1**  Cast in anchors were cast into the slab & incorporated thermal break connections offering superior rigidity to the balconies.
- Step 2**  Cassette® balconies were preassembled offsite, including the balustrades, decking & soffits.
- Step 3**  Cassette® balconies were transported with balconies 'nested' onto each pallet making transport both cost effective & safe. Balconies were pre-slung offsite ready for installation upon arrival.
- Step 4**  Once lifted into position, the Cassettes® simply Glide-On™ to the pre-erected support arms, before completing the simple mechanical fixings.





NBS Specification

Hambrook House

Manufacturer	Sapphire Balconies Ltd, 11 Arkwright Road, Reading, RG2 0LU 0844 88 00 553 sales@sapphire.eu.com www.sapphire.eu.com
Reference:	Glide-On™ aluminium Cassette® balconies with vertical bar balustrades.
Balcony Anchor:	Cast-in anchors incorporating thermal breaks.
Arms:	2-piece galvanised steel.
Cassette® structure:	Standard 400mm modular Glide-On™ Cassette® balconies.
Soffits:	Polyester powder coated aluminium positive draining soffits.
Deck finish:	Enjura WPC composite decking fixed with hidden clips.
Toprail:	50 x 10mm polyester powder coated aluminium core rail with visible fixings from above down into the posts and vertical bars.
Guarding:	40 x 12mm polyester powder coated aluminium angled vertical infill bars with larger posts at intervals for structural support.
Base Fixing:	Mechanically fixed to Cassette®
Fascias:	Polyester powder coated aluminium fascia trim to conceal glass fixings/edge of balcony frame.





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All facts have been carefully collated and were accurate when researched; these may become out of date. Sapphire takes no responsibility for this: MD090120MM

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