Tunbridge Wells Grammar School for Boys Annexe

Martin Arnold acted as Clerk of Works on this new build project which was designed to provide a new education facility for an existing School, on a site where two other new Schools had been constructed in recent years.

We had also acted as Clerk of Works in the previous projects, both constructed by Willmott Dixon Construction, and have seen the campus developed from a redundant secondary school site, into a busy education hub.

This third phase of the development involved the construction of a four-storey concrete framed structure, adjacent to the building that was erected during the second phase. The linking of the two phases had always been intended and had been therefore designed to reflect this intention. Part of the second phase was left as ‘shell and core’, at the time of its competition and the construction of the third phase ‘opened up’ these areas to be incorporated into the third school.

The Tunbridge Wells Grammar School for Boys Annexe incorporates general teaching classrooms, ITC facilities, science labs, art rooms, food tech, design and technology facilities, a main hall with retractable seating and a dining area and kitchen. The sports facilities formed part of the previous phase and are shared with one of the other schools on the site.

As Clerk of Works, we carried out weekly inspections with members of the site team, resolving matters as they arose. We produced weekly reports, recording progress against programme, matters raised, labour, plant and materials, accidents, and incidents. These reports were circulated to the client and contractor and were reviewed at the monthly progress meetings. We also carried out the snagging of the build and the witnessing of the M&E elements, to verify that the install has met its design parameters.

Client
Kent County Council

Contractor
Wilmott Dixon Construction Ltd

Contract Value
£13,700,000

Duration
1 Year

Address
Seal Hollow Road, Sevenoaks, TN13

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Added Value

Having worked closely with the same client and contractor on this campus, the lessons learnt from our previous experiences were transferred through the different phases, making changes as necessary.

The contractor saw Martin Arnold as a ‘fresh pair of eyes’ in relation to the construction process and welcomed our comments and feedback.

Working in a collaborative and open way resulted in the project completing on time and snag free.

Services Provided

Clerk of Works & Quality Control Inspectors