

Project Profile



PROJECT NAME

NOTTINGHAM SCIENCE PARK

DEVELOPERS

BLUEPRINT

SUSTAINABILITY AND DESIGN FROM NORDAN FOR AWARD-WINNING BUSINESS PARK DEVELOPMENT

An award-winning, environmentally sustainable development in Nottingham has incorporated NorDan windows on account of the company's use of sustainable materials, flexibility in design and high standards of thermal insulation.

No.1 Nottingham Science Park, the focal point of a £50 million, 12-acre extension to Nottingham's existing science park from specialist regeneration developers Blueprint, was built to drive forward design and sustainability standards on UK business parks in a commercial context and to demonstrate that sustainable buildings can also be outstanding architecturally.

John Long, Blueprint development director, says: "Innovative design and sustainable development is fundamental to what Blueprint is all about and No.1 Nottingham Science Park shows how Blueprint will help to set the standard for change in regeneration and property development. From the concept stage it was imperative for us to work hard to reduce the need for energy usage and to ensure that recycled and sustainable building materials were used throughout. It was reassuring to know that all NorDan timber products are sourced from well-managed forests that ensure that more trees are planted than are cut down for processing.

"In addition, we needed windows with thermal insulation that could contribute towards low running costs for our tenants, a flexible window solution that met the stunning design requirements of No.1 Nottingham Science Park and featured optimisation of natural light. These were key elements in both the design and environmental features of the building and NorDan windows helped us to achieve these goals."

The outward opening top swing double-glazed NorDan Villa window was used to give controlled ventilation and the design is also fully reversible for easy cleaning of the external glass from inside the building. The window has an adjustable trickle vent to ensure good room ventilation that operates even when the window is securely locked.

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The Villa window can be aluminium clad for increased life-span and reduced maintenance costs and is available in a range of colours. The design is child safe with window opening restrictors, but can also be used as a fire escape if needed, size permitting. And the hinge mechanism ironmongery is concealed from the outside for a neat aesthetic appearance. A range of NorDan fixed light windows were also specified and installed at No.1 Nottingham Science Park.

The development uses around half the energy of conventional offices, reduces carbon emissions by 60% against agreed Energy Consumption Benchmarks and has a range of sustainable features including a self-seeding brown roof for insulation and biodiversity, a biomass heating system and a natural ventilation system.

The development has already won a cabinet full of awards, from the Design-Led Project of the Year (Property Week, Midlands Property Awards), where Blueprint was also named Developer of the Year, to the Sustainable Development of the Year (East Midlands Property Awards). It is also in the running for a trio of awards in the Nottingham Evening Post Commercial Property Awards and for a clutch of other development project, design excellence and environmental sustainability awards.

Blueprint is a public/private partnership between East Midlands Development Agency (25%), English Partnerships, the national regeneration agency, (25%) and Aviva Investors' igloo Regeneration Fund, a pensions and life fund (50%).

The project is part financed by the European Community Regional Development Fund and was opened in September 2008 by Phil Hope MP, Minister for the East Midlands.