



# Building Engineering Solutions

COLES  
GRANT  
JONES



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## Recent Completed Projects

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## The Company

Coles Grant & Jones, often abbreviated to CGJ, was founded in 1993 and we have grown to become one of the Midlands' most established and well respected contractors specialising in all aspects of mechanical and electrical engineering. With expertise across a spectrum of building services our dedicated team focus on delivering an exceptional service to clients within the commercial, industrial, educational and healthcare sectors. We offer a flexible and tailored package including a fully integrated design and installation service. Our team thrive on a challenge, and relish the opportunity to work in consultation with clients in order to formulate the best possible solution to embrace the needs of each individual project.

## Our Approach

CGJ's style is consultative, and our team engage with the client in order to fully realise the needs of the scheme, offer advice, and discuss alternative options before finally formulating the best possible solution to meet the requirements of project. It is this methodology and concentration of efforts during the early design stages that focuses on the client's intended use of the building that helps provide a smooth installation and assists any maintenance programme.

We approach every project with a caring attitude and consider the building services elements as a whole which helps to fully comprehend the client's needs, delivering a successful cost effective solution. By viewing the project as a holistic assignment, we carefully consider the building's lifecycle to maximise productivity and sustainability, focusing on construction costs and occupation to create a safe and secure environment for its users. Our added advantage that of taking dual accountability for both the design and the installation elements, means that we have continual close contact with the project team (on and off site) from the initial concept design to practical completion and handover to the client. It's this hands on approach, breadth of skills and on site presence, which enables us to resolve any unforeseen circumstances efficiently and effectively.

Experience and clients tell us that it's these principles that we adhere to (from design concept, installation, through to the ongoing maintenance support), which help to ensure that projects run smoothly.



## The Team

Our caring, innovative, and pioneering attitude has earned us the reputation of providing a reliable and dependable service and testimony to the high levels of repeat business and referrals from major clients. The passion, motivation and positive attitude of the project team is undeniable, which is paramount to, and the achieving of, the common goal of a successful project.

We utilise the newest technology including Computer Aided Design, Mechanical / Electrical calculation software, and project programming and tendering / estimating software, resulting in professionally compiled and presented documentation in accordance with the latest standards and legislation.

Additionally all Coles Grant & Jones led projects exhibit the following qualities or characteristics:-

- Engaging with the client in a consultative manner in order to design and develop the best possible design and build solution.
- Keen awareness of the latest 'Green' engineering technology.
- Skilled, knowledgeable engineers who offer practical and analytical advice.
- Single point of contact to lead the project from conception to completion.
- Delivery of projects on time and on budget.
- One stop shop design and installation service.
- Completion of regular site Audits to ensure CGJ's health and safety policies are effectively implemented.
- We are a company with an approachable management style meaning that decisions can be made quickly and ideals can be pursued without impediment from external shareholders. This combines to ensure that we are proactive and flexible to the changing needs of our clients and the senior management team easily accessible.



## Services

CGJ's outstanding quality of workmanship, innovation, dedicated project leaders and skilful team of engineers make us the partner of choice for many architects, councils, NHS Trusts, education establishments, and commercial companies.

We offer a diverse but complementary range of solutions embracing;

- **Design Services**
- **Mechanical Installation Services**
- **Electrical Installation Services**
- **Plumbing Installation Services**



## Capabilities

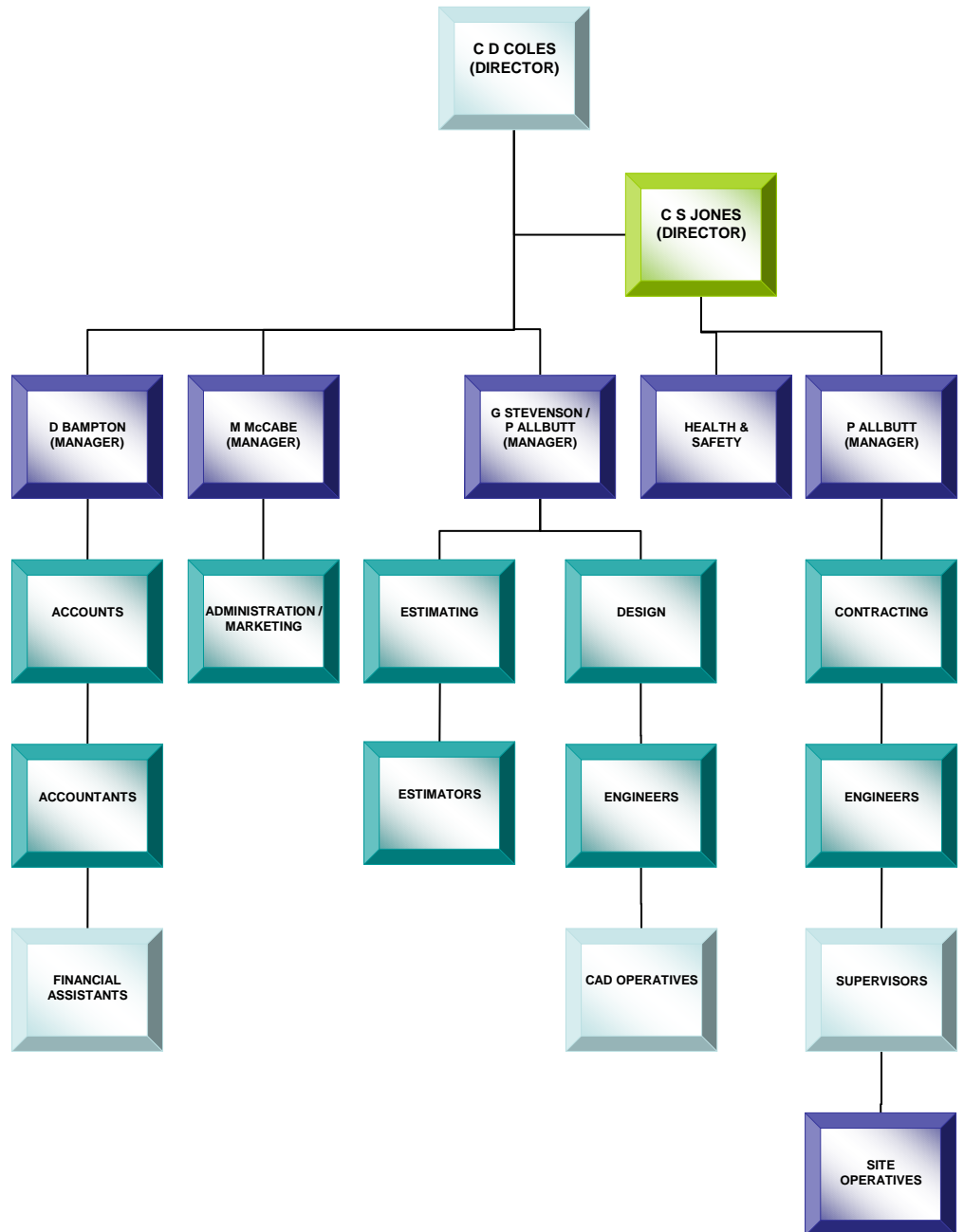
Coles Grant & Jones have amassed a significant degree of experience and knowledge gained from procuring and delivering a diversity of projects across a breadth of the major sectors within the construction industry. This includes, but is not limited to healthcare facilities, (including Locally Financed Initiatives), working on behalf of local authorities, commercial office developments, warehousing and education establishments.

We pride ourselves on delivering projects on time and on budget, a CGJ trade mark which is achieved via careful project management of building installations, and adopting a holistic approach toward the build construction and services integration rather than simply providing a 'fit-out' service.

We have an exemplarily health and safety record and are committed to providing a safe place of work, safe system of work and a safe working environment on site and within our company premises. We identify any possible risks to people that may arise from the work we carry out, and implement working practices that adhere to our clear method statements to reduce, and wherever possible, remove those risks.

All of our employees, who have access to site, have been CRB (Criminal Records Bureau) checked to ensure that they do not have any previous convictions that would deem them unsuitable to work with children or vulnerable adults.

Company



## Table of Recent Completed Projects

### Healthcare

- New Cross Hospital, Wolverhampton ~ Ophthalmology Facility
- Stockland Green Medical Centre ~ Birmingham
- Streetley Medical Centre ~ Birmingham
- Longford Health Centre ~ Coventry
- Keresley Green Medical Centre ~ Coventry
- New Cross Hospital, Wolverhampton ~ Women's Unit Operating Theatres
- New Cross Hospital, Appleby Pre-Operation Assessment Unit ~ Wolverhampton
- Allesley Neighbourhood Centre ~ Coventry
- College Road Medical Surgery ~ Birmingham
- Royal Orthopaedic Hospital ~ Birmingham
- Langmans Dental Surgery & First Church of Christ Scientist ~ Stratford upon Avon

### Education

- Ashmore Children's Centre ~ Wolverhampton
- Handsworth Grammar School ~ Birmingham
- Arden School 6<sup>th</sup> Form Facility Block ~ Solihull
- Mill Lodge Primary School ~ Solihull
- Bengeworth First School ~ Evesham
- Solihull College ~ Woodlands Campus ~ Solihull
- Wood Green Academy ~ Wednesbury

### Commercial

- Hams Hall Distribution Centre (Various Units) ~ Birmingham
- Phoenix Healthcare Distribution ~ Birmingham
- Whitehall House ~ Birmingham
- Birch Coppice ~ Tamworth
- Lichfield District Council Operational Services
- UK Solutions ~ Studley
- Devonshire House (The Custard Factory) ~ Birmingham
- St Andrews Shopping Park ~ Birmingham
- Wellington Civic Centre
- Armed Forces Careers Office (AFCO) ~ Birmingham



## Projects in the Healthcare Sector

Similar to our work within the education market, the healthcare sector can present its own unique set of challenges, all of which need to be considered during the design and build phase. Often we are working on site within a close proximity to operational theatres and consultation rooms where a guaranteed, consistent supply of services is vital. Timescales can be tight, and disruption to staff and patients needs to be minimal. All of our work within this sector is carried out and completed to the specific standards outlined within the Health Building Notes (HBN) and Health Technical Memorandum (HTM). Coles, Grant and Jones is an Estates Business Agency (EBA) approved supplier



### Testimonials

- “Coles Grant & Jones are by far the best M&E company I have had the pleasure of working with.”
- “CGJ were appointed at very short notice to this fast track design & build project. The design & installation progressed very well with the project being completed & handed over on time despite being heavily involved on other concurrent projects on behalf of the Trust.”



Healthcare

New Cross Hospital, Wolverhampton

<b>Client:</b>	<b>Royal Wolverhampton NHS Trust</b>
<b>Architect:</b>	Hawkins McGowan hg@hawkinsmcgowan.co.uk
<b>Consulting Engineers:</b>	Atkins Design Solutions info@atkinglobal.com
<b>Main Contractor:</b>	A M Griffiths & Sons info@amgriffiths.co.uk
<b>Services Value:</b>	<b>£1.7 Million</b>

**Project Overview**

Design development with the professional team and installation of Electrical, Mechanical & Plumbing services for the refurbishment of T-Block to the new Ophthalmology facility at New Cross Hospital, Wolverhampton.

Due the existing facility being moved from a town centre location the project was under both stringent budget and time constraints. With continual close contact of the project through development of the existing design through to practical completion, the project criteria including its complex specialist systems was successfully achieved, ensuring that unforeseen eventualities were dealt with efficiently and effectively, providing practical solutions at realistic costs.



Healthcare

Stockland Green Medical Centre

<b>Client:</b>	<b>Birmingham &amp; Solihull Solutions</b>
<b>Architect:</b>	Panton Sargent office@pantonsargent.co.uk
<b>Consulting Engineers:</b>	Mansfield Ravenhall post@mansfieldravenhall.com
<b>Main Contractor:</b>	Mansell Construction office@mansell.plc.uk
<b>Services Value:</b>	<b>£1.4 Million</b>

**Project Overview**

Full integrated Design and installation of Electrical, Mechanical and Public Health Services to a new Medical Centre.

The quantity of the complex services coupled with the building's physical constraints required by a close working relationship with the design team with the emphasis on planning and co-ordination. Continued design development in conjunction with expert project management ensured that the project was successfully completed utilising practical designs solution benefiting the initial installation and continued maintenance of the development.



## Healthcare

### 'The Dove', Streetly Medical Centre

<b>Client:</b>	<b>Birmingham &amp; Solihull Solutions</b>
<b>Architect:</b>	Panton Sargent office@pantonsargent.co.uk
<b>Consulting Engineers:</b>	Mansfield Ravenhall post@mansfieldravenhall.com
<b>Main Contractor:</b>	Mansell Construction office@mansell.plc.uk
<b>Services Value:</b>	<b>£1.1 Million</b>

#### **Project Overview**

Full integrated Design and installation of Electrical, Mechanical and Public Health Services to a new Medical Centre.

The quantity of the complex services coupled with the building's physical constraints required by a close working relationship with the design team with the emphasis on planning and co-ordination. Continued design development in conjunction with expert project management ensured that the project was successfully completed utilising practical designs solution benefiting the initial installation and continued maintenance of the development.



Healthcare

Longford Health Centre, Coventry

<b>Client:</b>	<b>Coventry Care Partnership Ltd</b>
<b>Architect:</b>	Sonneman Toon info@st-arch.co.uk
<b>Consulting Engineers:</b>	Arup solihull@arup.com
<b>Main Contractor:</b>	Galliford Try Construction office@gallifordtry.co.uk
<b>Services Value:</b>	<b>£750,000</b>

**Project Overview**

Development from original cost plan to produce a fully integrated services design and installation of Electrical, Mechanical & Public Health Systems with the professional team and client representatives.

The foundations of a successful project were implemented by clearly understanding the client's intended use of the building and fully concentrating efforts to the full at the early stages of the design. Dual responsibility of the design and installation of all services coupled our skilled project management and our awareness of the stringent budget ensured a fully co-ordinated, successfully completed project that fully incorporated the client and end users requirements.



Healthcare

Keresley Green Medical Centre, Coventry

<b>Client:</b>	<b>Coventry Care Partnership Ltd</b>
<b>Architect:</b>	Robothams Architects architects@robothams.co.uk
<b>Consulting Engineers:</b>	Arup solihull@arup.com
<b>Main Contractor:</b>	Galliford Try Construction office@gallifordtry.co.uk
<b>Services Value:</b>	<b>£500,000</b>

**Project Overview**

Development from original cost plan to produce a fully integrated services design and installation of Electrical, Mechanical & Public Health Systems with the professional team and client representatives.

The foundations of a successful project were implemented by clearly understanding the client's intended use of the building and fully concentrating efforts to the full at the early stages of the design. Dual responsibility of the design and installation of all services coupled our skilled project management and our awareness of the stringent budget ensured a fully co-ordinated, successfully completed project that fully incorporated the client and end users requirements.





Healthcare

Womens Unit Operating Theatres

<b>Client:</b>	<b>New Cross Hospital, Wolverhampton</b>
<b>Architect:</b>	Strategic Healthcare Planning Ltd info@shp-uk.com
<b>Consulting Engineers:</b>	CPW LLP birmingham@cpwp.com
<b>Main Contractor:</b>	A. M. Griffiths & Sons info@amgriffiths.co.uk
<b>Services Value:</b>	<b>£750,000</b>

**Project Overview**

Supply & Installation & fully co-ordinate a complex arrangement of Mechanical, Electrical & Public Health Services.

The project entailed the provision of a refurbishment of an existing operating theatre plus the modification of the existing department layout to incorporate a new operating theatre facility.

The removal and replacement of redundant services was made extremely complex and very delicate due to the requirement for the existing operating theatre to remain operational throughout the construction of the new theatre coupled with the ongoing hospital operations adjacent to the area of works also requiring minimal disruption.

A throughout strategy of required working methods and understanding of the building operational practice was formulated during detailed site surveys. This intensive planning coupled with continued communication with the client and diligent installation methods resulted in the highly serviced intricate project being successfully completed to the stringent requirements of a hospital environment.



Healthcare

Appleby Pre-Operation Assessment Unit

<b>Client:</b>	<b>New Cross Hospital, Wolverhampton</b>
<b>Architect:</b>	Tweedales <a href="http://www.tweedale.co.uk/contacts">www.tweedale.co.uk/contacts</a>
<b>Consulting Engineers:</b>	CPW LLP <a href="mailto:birmingham@cpwp.com">birmingham@cpwp.com</a>
<b>Main Contractor:</b>	A. M. Griffiths & Sons <a href="mailto:info@amgriffiths.co.uk">info@amgriffiths.co.uk</a>
<b>Services Value:</b>	<b>£1.2 million</b>

**Project Overview**

Design, Development and Installation of all Mechanical, Electrical & Public Services to the new Assessment Unit.

The project entailed a ‘fast track’ supply of services for a pre-fabricated construction to be delivered in conjunction with the critical path of other associated projects within the hospital.

The overall on site period of 12 weeks was achieved with pre-design development period of 6 weeks from enquiry.

Following intensive site surveys, the services design was formulated to ensure that the integration of the new development utilising the existing services infrastructure was completed without interruption to the adjacent critical medical facilities.

The prefabricated nature of the accommodation required continual co-ordination between the Mechanical and Electrical services design and subsequently installation teams to ensure that a building complying with the stringent requirements of a hospital environment where successfully delivered both on time and within budget.





Healthcare

Allesley Neighbourhood Centre

<b>Client:</b>	<b>Care Capital Ltd</b>
<b>Architect:</b>	The Design Buro (Coventry) Ltd office@designburo-architects.co.uk
<b>Project Manager:</b>	Baquus Fletcher McNeill enquiries@baqus.co.uk
<b>Consulting Engineers:</b>	CPW LLP birmingham@cpwp.com
<b>Main Contractor:</b>	Mansell Construction Ltd office@mansell.plc.uk
<b>Services Value:</b>	<b>£750,000</b>

**Project Overview**

Development from original Mechanical & Electrical Design to produce a fully integrated services design and installation of Electrical, Mechanical and Public Health systems.

The new build development adjacent to an existing Medical Centre required the clear understanding of the clients intended use of the building, coupled with concentrated efforts at the early stages of the design working with the team to develop a building to BREEAM 'Excellent Rating'.

The phase completion of works to allow re-housing of departments from the existing medical centre, the demolition of the same plus the close proximity of the existing retained building on the site requires strategic planning and co-ordination to ensure the provision of the complex services package with continue use of the multi-tenanted site and minimum disruption to end users.



Healthcare

College Road Medical Surgery

<b>Client:</b>	<b>Dr Horton &amp; Partners</b>
<b>Architect:</b>	Taylor Young mail@tayloryoung.co.uk
<b>Consulting Engineers:</b>	Steven A. Hunt & Partners info@stevenhunt.com
<b>Main Contractor:</b>	G F Tomlinson (Birmingham) Ltd. reception@gftomlinson.co.uk

**Project Overview**

CGJ were engaged to design, provide and install services to a new two storey doctor's surgery located on College Road in the Kingstanding area of Birmingham. The development briefly comprises reception areas, consulting / treatment rooms, offices & associated ancillary areas.

In line with current demands for energy conservation & government environmental policies the new doctor's surgery has been provided with a Photovoltaic (Solar Panels) electricity generation system fitted to an area of the roof. This system complements a 5.5Kw Combined Heat & Power (CHP) unit installed within the plant room, with both systems contributing points towards the BREEAM excellent rating awarded to this building.

The main LV electrical distribution system included for parallel supply arrangements to encompass the Photovoltaic & CHP electricity generation & exportation any superfluous energy to the national grid.

All areas are highly serviced in line with the demands of a modern medical practice & services include specialist examination lighting systems.

The project & installation teams at CGJ displayed a full understanding of the project requirements providing fully integrated services culminating in another project being both completed & handed over to the client on schedule.



Healthcare

Royal Orthopaedic Hospital ~ Restaurant

<b>Client:</b>	<b>Royal Orthopaedic Hospital, Birmingham</b>
<b>Architect:</b>	Qa Architecture Limited
<b>Consulting Engineers:</b>	CPW LLP birmingham@cpwp.com
<b>Main Contractor:</b>	A M Griffiths & Sons info@amgriffiths.co.uk

**Project Overview**

Located in the Northfield area of Birmingham the Royal Orthopaedic Hospital required a new staff / visitor restaurant. The new facility was incorporated into an area of an existing building. The remodelled space briefly comprises of a new servery, restaurant, visitors coffee lounge & a separate coffee lounge for members of staff.

Working within a live hospital site & in close proximity to essential services necessitated close liaison with those departments adjacent to the works & the estates department. With a wealth of experience in the healthcare sector CGJ ensured that all hospital procedures were tightly adhered to.

A new distribution centre was provided for the restaurant providing a degree of autonomy from other departments. The site wide fire alarm system had to be maintained throughout the contract & modified to incorporate the newly refurbished area.

The customer areas now provide a comfortable space for visitors & staff to take time out & relax.

Coles Grant & Jones are very proud of the completed project & received praise from members of the estates department for the successfully completed project which was delivered on target.



Healthcare

Langmans Dental Surgery & First Church of Christ

<b>Client:</b>	<b>Langman &amp; Associates Dental Health Centres</b>
<b>Architect:</b>	Corstorphine + Wright contact@cw-architects.co.uk
<b>Consulting Engineers:</b>	CPW LLP birmingham@cpwp.com
<b>Main Contractor:</b>	ISG Regions email@isgplc.com
<b>Services Value:</b>	<b>£650,000</b>

**Project Overview**

The overall project brief was for the refurbishment of an existing grade II listed building which was home to the congregation of First Church of Christ Scientist & new extension ultimately providing a new home for the worshipers & a state of the art dental surgery for Langman Associates.

Coles Grant & Jones were engaged to provide the design development & installation for the combined Mechanical, Electrical & Plumbing (MEP) building services embodying parts of the existing building which date as far back as 1601.

The MEP services have been installed in keeping with the grade II listed status of the existing building & include many specialist installations such as medical gasses / vacuum, patient call systems & audio visual installations alongside the normal building services such as LV distribution systems, lighting, power, security systems, voice & data lightning protection, disabled alarm call systems, heating & cooling systems, specialist medical sanitaryware & associated above ground drainage installations, automatic controls systems / Building Management systems (BMS).

This was a particularly difficult project to complete due to the existing grade II listed building being encompassed within the new development, a phased handover & the incredible amount of wet weather experienced during the construction period. Despite all this Coles Grant & Jones have managed to deliver yet another MEP building services installation providing another high end specialist medical facility.

## Projects in the Education Sector

Budget constraints aside, working on educational buildings can bring with it many challenges; the school may be active and disruption needs to be minimised, the project programme may be confined to school holiday periods,



and the safety of the users is obviously of paramount importance. We have a wealth of experience of working in just such conditions; our onsite staff are CRB vetted, our design team familiar with needs of this type of installation, and the project delivery team mindful of timescales and budgets, as well as being adept at handling and overcoming any of the unforeseen that can occur on site!

We appreciate the impact that environmental factors such as air quality, light, thermal comfort, and sound can potentially have on the quality of the learning experience.

Our breadth of experience includes all levels of education with our aim being to deliver inspirational learning environments for pupils and teachers alike



### Testimonials

- “The input & continuing development of the design during the project provided the client with the best possible solution to their requirements.”
- “The services installations were completed to a high standard & with a good after care service“





Education

Ashmore Children's Centre

<b>Client:</b>	<b>Wolverhampton City Council</b>
<b>Architect:</b>	Wolverhampton City Council City.direct@wolverhampton.gov.uk
<b>Consulting Engineers:</b>	Wolverhampton City Council City.direct@wolverhampton.gov.uk
<b>Main Contractor:</b>	Mansell Construction office@mansell.plc.uk
<b>Services Value:</b>	<b>£300,000</b>

**Project Overview**

Supply and Installation of Mechanical, Electrical and Plumbing Services to a new single storey Children's Centre.

The project was complicated by the inclusion of an existing timber framed middle section of the building construction causing tight and precise co-ordination of the new services.

The project incorporated natural ventilation via roof mounted passive vent systems coupled with solar tubes for natural daylight, under floor heating, low surface temperature radiators in circulation areas with security and access control system providing a comfortable, energy efficient and safe environment for its young occupants and staff alike.

Continued design development in conjunction with expert project management ensured that the project was successfully completed utilising practical designs solution benefiting the initial installation and continued maintenance of the development.



Education

Handsworth Grammar School

<b>Client:</b>	<b>Handsworth Grammar School</b>
<b>Architect:</b>	Richard Johnson Associates info@rljarch.com
<b>Consulting Engineers:</b>	Halligan Associates info@halligans.com
<b>Main Contractor:</b>	Benniman Construction Ltd post@benniman.co.uk
<b>Services Value:</b>	<b>£300,000</b>

**Project Overview**

The design development of the Electrical, Mechanical and Public Health Services to the refurbished areas forming the new library / classrooms.

The ongoing use of the school required careful planning and diligent working methods to integrate the new areas into the existing building services without implications on the continued operation of the site.

The key to the success of this project was the installation of the passive ventilation systems, which utilised a number of strategically placed low and high-level natural ventilation terminals. Due to the incorporation of these units into the existing building constraints, dedicated ventilation shafts were required to promote the stack effect and subsequent natural inducement of fresh air, and removal of stale air at high level. The low level inlets included a convector heater which allowed for space heating and tempering of incoming air when required.

With the remaining existing services infrastructure being predominantly routed through the areas of non-refurbishment, continued design development in conjunction with expert project management and diligent working practices ensured that the complex integration of the new services was effectively completed both on time and with negligible disruption to both staff and students alike.



Education

Arden School 6<sup>th</sup> Form Facility Block

<b>Client:</b>	<b>Solihull M.B.C</b>
<b>Architect:</b>	Solihull M.B.C info@solihull.gov.uk
<b>Consulting Engineers:</b>	Faarup Associates office@faarup.co.uk
<b>Main Contractor:</b>	G A J Construction Ltd office@gajholdings.co.uk
<b>Services Value:</b>	<b>£350,000</b>

**Project Overview**

The project incorporated the supply & installation of the mechanical services & associated controls system to a new, 2-storey, stand alone 6<sup>th</sup> form teaching facility.

The architecture arranged the main learning spaces around a central, double height atrium, which incorporated high-level automated louvres. In conjunction with façade designed passive inlets to class areas, and low resistance acoustically treated transfer ducts, ventilation was provided naturally. One area also catered for home economics teaching, which necessitated ducted mechanical heat recovery ventilation via central plant. Hoods were located above each cooking appliance in this instance.

In-line with the Clients promotion of reduced energy usage, condensing boilers were incorporated to serve a predominantly under-floor heated facility.

The controls system incorporated all independent actuation of passive ventilation units, relative to temperature and CO<sup>2</sup> monitoring within each space served.





Education

Mill Lodge Primary School

<b>Client:</b>	<b>Solihull M.B.C</b>
<b>Architect:</b>	Solihull M.B.C info@solihull.gov.uk
<b>Consulting Engineers:</b>	Faarup Associates office@faarup.co.uk
<b>Main Contractor:</b>	A. C. Lloyd Ltd. www.acloyd.com

**Project Overview**

CGJ were engaged to provide and Install the Mechanical, Electrical and Plumbing Services to a new two storey extension to the existing Primary School and refurbishment of existing classrooms & ancillary areas.

The project was complicated by the fact that the school remained in full use throughout the contract period.

The new extension incorporated natural ventilation via roof mounted passive vent systems together with under floor heating systems heated from an air source heat pump, low surface temperature radiators in circulation areas with an extension to the existing security alarm system.

A new addressable fire alarm system was provided throughout the new & existing school due to the age & condition of the existing system. This element of work required careful planning & liaison with the school staff to ensure a safe installation provided in multiple stages.

Energy saving installations in the form of Photovoltaic (PV) electricity generation & solar water heating were provided which will help educate the pupils in both energy conservation & environmental issues.

A high level of skilled project management was required throughout the contract period resulting in a project delivered on time to a very high standard.



Education

Bengeworth First School, Evesham ~ Phase I

<b>Client:</b>	<b>Worcestershire County Council</b>
<b>Architect:</b>	Oxford Architects info@oxfordarchitects.com
<b>Consulting Engineers:</b>	Stewart Associates enquiries@stewarts.uk.com
<b>Main Contractor:</b>	Vinci Construction. www.vinciconstruction.co.uk

**Project Overview**

Phase I of the project has been designed with classrooms located around a central library on a single level. The building also includes a striking main hall with a high level roof, kitchen, administration facilities, social spaces & plant areas.

CGJ are proud to be an approved contractor to Worcestershire County Council for the provision of Electrical, Mechanical & Public Health Services.

The internal areas make as much use as possible of natural light with the artificial lighting system incorporating a high level of dimming control gear in order to provide glare free illumination during darker periods of the day.

In order to reduce energy consumption the lighting systems are generally controlled by a combination of presence detectors with automatic dimming facilities as required.

External areas include car parking, soft play area, gardens & landscaped areas which include an external lighting scheme which is both decorative & functional. The external lighting makes use of energy saving low energy lamps.

The project demanded a high level of skilled installation methods particularly in regards of the decorative nature of the lighting schemes which enhance the aesthetic properties of the building & provide both an interesting & functional feature.



Education

Solihull College ~ Woodlands Campus

<b>Client:</b>	<b>Solihull College</b>
<b>Architect:</b>	Associated Architects mail@associated-architects.co.uk
<b>Consulting Engineers:</b>	CPW LLP birmingham@cpwp.comm
<b>Main Contractor:</b>	Galliford Try Construction office@gallifordtry.co.uk
<b>Services Value:</b>	<b>£1.6 Million</b>

**Project Overview**

Solihull College has extended its educational facilities at its Woodlands Campus located in the Smiths Wood area of Solihull.

Coles Grant & Jones undertook the design development & installation of the Mechanical, Electrical & Public Health (MEP) building services providing a turnkey building engineering solutions package to the main building contractor Galliford Try.

Constructed adjacent to the existing block the new building enhances the existing teaching facilities by providing unparalleled, industry standard, state of the art workshops for the vocational training of students in vehicle maintenance, plastering, carpentry, brickwork, plumbing, painting & decorating. The provision of several new classrooms will provide space for theory instruction & IT facilities. ‘Snap On’ noted for the high quality of their tools & equipment has made the new facility part of their ‘Excellence in Education’ programme.

The very nature of this facility dictates that a number of specialist systems are necessary amongst these are Building Management Systems (BMS), fume extract systems designed to expel fumes produced from processes carried out within the workshops & the expulsion of vehicle exhaust fumes, a compressed air distribution system to power air tools & power outlets rated at 110 volts for hand held power tools of the type normally utilised on construction sites.

The fast track programme of 20 weeks necessitated close liaison with the construction team & mobilisation & co ordination of all the highly specialised systems & equipment.

A photovoltaic array & wind catchers have been incorporated into the design to assist in meeting energy targets.



Education

Wood Green Academy, Wednesbury

<b>Client:</b>	<b>Wood Green Academy</b>
<b>Architect:</b>	Sandwell MBC ~ Urban Design Section contact@sandwell.gov.uk
<b>Consulting Engineers:</b>	Michael Wall Consulting mwallconsulting@btconnect.com
<b>Main Contractor:</b>	Mansell Construction office@mansell.plc.uk
<b>Services Value:</b>	<b>£175,000</b>

**Project Overview**

When Coles Grant & Jones were tasked with revamping the existing run down student WC facilities across several of the academy's teaching blocks they were well overdue an overhaul. The remodelled areas have been fitted with new bespoke sanitaryware, plumbing installations, low energy LED luminaires incorporating automatic switching together with new hand dryers.

Due to the nature of the project there is a certain fluidity to the design & we worked closely with Mansell Construction & the client's professional team to adapt the dilapidated existing services installations to provide a bespoke solution to each of the refurbished areas.

The project was further complicated by the fact that the academy remained a 'live' working site with all works being co-ordinated with the normal day to day activities of the staff & students.

The academy & Sandwell MBC took this opportunity to install several innovative specialist systems.

Alongside the general fire alarm & detection systems new cigarette alarm systems have been installed within each WC cubicle to encourage the students not to smoke. CCTV cameras have also been installed within the common areas of the WCs to deter vandalism & bullying.

## Projects in the Commercial Sector

Our work within the commercial sector is varied and includes the refurbishment of a six storey city centre office block, and helping to breath new life into a dilapidated building by installing services into 102 self contained units.



We approach every project with sensitivity, and take into consideration the condition and needs of the building.

Working on older, or listed buildings requires a different approach to working on a new build for instance, but we adapt our methodology to incorporate the market's continually evolving demands for efficiency, sustainability and reduction of environmental impact.



### Testimonials

- “Coles Grant & Jones are a pleasure to work with. They exhibited their expertise & understanding of the clients needs which has enhanced the overall project.”
- “Coles Grant & Jones provided a first class design & build solution to the refurbishment of our offices taking onboard all our requirements & delivering the project both on time & budget.”
- “We would not hesitate in engaging Coles Grant & Jones on any future project”.





Commercial

## Hams Hall Distribution Centre (Various Plots)

<b>Client:</b>	<b>Astral Developments</b>
<b>Architect:</b>	Webb Gray & Partners architecture@webbgray.co.uk
<b>Consulting Engineers:</b>	Coles Grant & Jones office@cgjservices.co.uk
<b>Main Contractor:</b>	John Sisk & Son Ltd info@sisk.co.uk
<b>Services Value:</b>	<b>£1.2 million</b>

### Project Overview

The design, supply & installation of Electrical, Mechanical and Plumbing Services to 5no. new large distribution warehouses and integral two storey office accommodation.

The foundations of this successful project were implemented by clearly understanding the client's intended use of the buildings and fully concentrating efforts to the full at the early stages of the design. Coordination of the incoming services and the phased hand over of the completed buildings was successfully achieved by our comprehensive service of the design and the installation of all services. In conjunction with our expert project management skills and budget awareness we succeeded in delivering the project that fully incorporated the client's on time and within budget.



Commercial

## Phoenix Medical, Hams Hall Distribution Centre

<b>Client:</b>	<b>Phoenix Healthcare Distribution Ltd</b>
<b>Architect:</b>	Andrew Design Services andrewdesignservice@yahoo.com
<b>Consulting Engineers:</b>	Coles Grant & Jones office@cgjservices.co.uk
<b>Main Contractor:</b>	Coles Grant & Jones office@cgjservices.co.uk
<b>Services Value:</b>	<b>£1.1 million</b>

### Project Overview

Design, supply and install all Mechanical and Electrical Services for the warehouse fit out, office extension alterations.

Extended ground floor and first floor internal office accommodation extension coupled the design and installation of all warehouse services to the client's production facility requirements including automatic conveyor services and compressed air systems to the new warehouse racking systems.

By offering a full range of engineering services a fully integrated and co-ordinated design solution was provided. The success of the comprehensive, cost effective conclusion of the project has resulted in a continued direct working relationship with the client.



Commercial

Whitehall House, Birmingham

<b>Client:</b>	<b>A &amp; J Mucklow</b>
<b>Consulting Engineers:</b>	Coles Grant & Jones office@cgjservices.co.uk
<b>Main Contractor:</b>	A & J Mucklow www.mucklow.com/Contacts
<b>Services Value:</b>	<b>£500,000</b>

**Project Overview**

Design, supply & installation of Electrical, Mechanical & Plumbing services refurbishment.

The building comprised of 3-storey office accommodation with associated entrance, core and external car park and services areas. The planning constraints of the existing premises resulted in complications to the complete modernisation of the services.

Strategic and negotiated consultation with the planning authorities with coordinated design and working practices resulted in a total refurbishment of the premises including new services infrastructure and comfort cooling systems throughout, all completed on time and within budget.





Commercial

Birch Coppice, Tamworth

<b>Client:</b>	<b>PHS Group Plc</b>
<b>Architect:</b>	Tweedale <a href="http://www.tweedale.co.uk/contacts">www.tweedale.co.uk/contacts</a>
<b>Consulting Engineers:</b>	Bennett Williams <a href="mailto:info@bennettwilliams.com">info@bennettwilliams.com</a>
<b>Main Contractor:</b>	Pettifer Construction <a href="mailto:enquiries@pettifer.co.uk">enquiries@pettifer.co.uk</a>
<b>Services Value:</b>	<b>£300,000</b>

**Project Overview**

Development from original cost plan to produce a fully integrated services design and installation of Electrical, Mechanical & Public Health Systems with the professional team and client representatives.

The foundations of a successful project were implemented by clearly understanding the client's intended use of the building and fully concentrating efforts to the full at the early stages of the design. Dual responsibility of the design and installation of all services coupled our skilled project management and our awareness of the stringent budget ensured a fully co-ordinated, successfully completed project that fully incorporated the client and end users requirements.



Commercial

Lichfield District Council, Operational Services

<b>Client:</b>	<b>Lichfield District Council</b>
<b>Architect:</b>	Architect Design Partnership bham@adp-architects.co.uk
Consulting Engineers:	CPW birmingham@cpwp.com
Main Contractor:	Weaver Plc www.weaver.plc.uk/pages/contact
<b>Services Value:</b>	<b>£350,000</b>

**Project Overview**

The design, supply and installation of all Mechanical, Electrical & Plumbing Services, to the development of workshop facility with integral 2 storey office accommodations, welfare amenities associated car parking, external garage workshop and external service areas.

The relocation of the council operations services department adjacent to existing privately owned developments required strategic planning and negotiated consultation with the planning authorities with coordinated design and working practices.

Coordination of the incoming services and integration of numerous systems into the existing council infrastructure was successfully achieved by our comprehensive service of the design and the installation of all services. In conjunction with our expert project management skills and budget awareness we succeeded in delivering the project that fully incorporated the client's requirements both on time and within budget.



Commercial

UK Solutions, Studley

<b>Client:</b>	<b>UK Solutions</b>
<b>Architect:</b>	CA Design office@cadesign.uk.com
<b>Consulting Engineers:</b>	Coles Grant & Jones office@cgjservices.co.uk
<b>Main Contractor:</b>	Weaver Plc www.weaver.plc.uk/pages/contact
<b>Services Value:</b>	<b>£160,000</b>

**Project Overview**

Design, supply & installation Electrical, Mechanical & Plumbing services to the new 2 storey office and data storage facility.

The new build development of the north building adjacent to the existing premises consists of serviced offices, meeting room, customer rest areas, server suites and associated welfare amenities.

Fire alarm system including aspirating system within server suites, infrastructure for site wide access control system, CCTV installation and 2no.MVA transformer sets each integrated into the corresponding existing site services required strategic planning and coordinated working practices to ensure impact on the existing south building. The successfully completed project results in a highly serviced, energy efficient development ensures that UK Solutions can continue to offer its prestigious client base an intrinsically secure data facility.



Commercial

Devonshire House (Custard Factory)

<b>Client:</b>	<b>S B Gray Esq.</b>
<b>Architect:</b>	Weedon Partnership architects@weedonpartnership.co.uk
<b>Project Manager:</b>	PMP Consultants Ltd
<b>Consulting Engineers:</b>	The Engineering Practice
<b>Main Contractor:</b>	Vinci Construction UK Ltd info@vinciconstruction.co.uk
<b>Services Value:</b>	<b>£1.1 Million</b>

**Project Overview**

Design, supply & installation Electrical, Mechanical & Plumbing services to 102 number self contained Studio / office area along with associated access routes and communal areas including spectacular full height atriums and a sunken garden.

The project complexity and interest stems from the modifications of the existing period property formerly housing the Bird's Custard Factory. Health and safety procedures were of the highest order at the commencement of onsite works due to the derelict nature of the property. As the original ornate details of the existing building were revealed, the design and installation of the new services were developed with sympathetic consideration to the building's history.

Upon completion a fully serviced multi tenanted accommodation was provided within the stringent constraints of the projects budget, breathing new life into a former land mark of Birmingham's industrial history.



Commercial

St Andrews Shopping Park, Birmingham

<b>Client:</b>	<b>BMW (UK) Trustees Limited</b>
<b>Architect:</b>	Urban Edge enquiries@urbanedgearchitecture.co.uk
<b>Consulting Engineers:</b>	WSP Group contactus@wspgroup.com
<b>Main Contractor:</b>	Mansell Construction. office@mansell.plc.uk

**Project Overview**

The former Woolworths (Big W) located on the Coventry Road in the Small Heath area of Birmingham has undergone a major refurbishment providing a new 7 retail outlet shopping park which has reinvigorated the local retail environment.

CGJ were tasked with the identification and removal of existing services as precursor to the splitting of the large retail unit into 7 new smaller units ready for occupation by the new retailers. A key stage for this was the upgrading of the landlord services which included a new covered service / delivery area incorporating new lighting / emergency installations controlled by presence detection.

Each unit is provided with a new incoming electrical service terminating at a distribution board & earthing arrangements in readiness for connection by the tenant to their final outgoing electrical services. This necessitated close liaison and co-ordination with the nominated supply authority.

A new addressable fire alarm system has been provided to the landlords areas with local interface units being provided to each of the retail units allowing each tenant to connect their own fire alarm system to the landlords system providing two way signalling & evacuation alarm warnings throughout the development. The landlords' areas are also covered by a new CCTV / security system.

Other services included the refurbishment and enhancement of the existing external lighting schemes incorporating the provision of new controls systems and the illumination of various complex signage installations.

CGJ applied their skills of design development for this high profile project ensuring that the incoming tenants were able to seamlessly connect to the site wide services.





Commercial

Wellington Civic & Leisure Centre

<b>Client:</b>	<b>Telford &amp; Wrekin Council</b>
<b>Architect:</b>	Telford & Wrekin Council env.economy.telford.gov.uk
<b>Consulting Engineers:</b>	Telford & Wrekin Council env.economy.telford.gov.uk
<b>Main Contractor:</b>	G F Tomlinson (Birmingham) Ltd. reception@gftomlinson.co.uk

**Project Overview**

Since its conception back in 2005 the existing civic & leisure centre of the Shropshire town of Wellington has been completed following major redevelopment.

The existing civic & leisure centre has been seamlessly embodied into the new development providing much expanded & enhanced facilities.

The new centre is located in the heart of the town & provides the local community with a multi functional, state of the art building incorporating a library, gymnasium, swimming pool, café, meeting rooms & registry office. Other areas of the new civic centre provide office accommodation for the council.

The new development has been described as an asset for Wellington & the hope is that it will inspire further investment in the town.

The iconic building incorporates innovative bespoke lighting schemes providing a visually stimulating environment for visitors & staff alike.

As part of its environmental policy Telford & Wrekin Council have included hook up points for the charging of electric vehicles in the public car parking areas.

The project necessitated that existing services such as alarm systems were integrated into the systems provided within the new build elements of the project. Other services provided included CCTV, door access control systems, fire alarm systems, intruder alarm, disabled alarm systems, data wiring infrastructure, power distribution systems, gas alarm system to the swimming pool, lightning protection schemes & external lighting & power to the building periphery & car park.



Commercial

Armed Forces Careers Office (AFCO) ~ Birmingham

<b>Client:</b>	<b>AFCO / Acivico</b>
<b>Architect:</b>	Maber info@maber.co.uk
<b>Consulting Engineers:</b>	Arup solihull@arup.com
<b>Main Contractor:</b>	Morgan Sindall enquiries@morgansindall.com
<b>Services Value:</b>	<b>£390,000</b>

**Project Overview**

The refurbishment of the former retail unit involved the complete decommissioning of the existing M&E installations & provision of complete new services including air source heat pumps, ventilation systems, air handling units, electric heating, domestic water services, sanitaryware, above ground drainage systems, LV distribution, lighting, power, fire alarm system, security installations, building management systems, automatic metering & facilities for the disabled including distress alarm systems & hearing induction loop installations.

The services were installed across all 6 floors of the building all within the very restrictive constraints of the existing building structure whilst adhering with the strict separation distances between services set out by MOD requirements. Additionally the requirements set out by Birmingham City Councils consulting engineers 'Acivico' also had to be met.

Positioning of large items of equipment involved the closure of roads during night time periods to minimise disruption to the public & day to day activities in the locale of the project. Coles Grant & Jones worked closely with the team from Morgan Sindall to deliver a project of a very high standard prompting the following comments from Mr Dean Turner (Acivico), services clerk of works.

"The installation has been carried out to a very high standard in all aspects, installation, testing & commissioning to handover. I have 21 years of experience in the electrical industry & have worked with all the major main & sub contractors & feel both Morgan Sindall & Coles Grant & Jones have set a very high standard for future projects to follow." 'Extracted from Acivico news letter dated January 2013'.

This highly intensive project was conducted to a fast track contract programme & delivered within budget & on schedule.

## Coles Grant & Jones

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