



RWinvest



KINGS DOCK MILL
Construction Update
November 2018

Kings Dock Mill, Hurst Street, L1 8DN

Construction is progressing well across all zones at Kings Dock Mill. Key tasks completed include base coat rendering, 1st fix drylining, mechanical and electrical works plus substation enclosure. Work is ongoing to windows, steel works, brickworks and many other construction activities and a number of materials are on order.

Works Progressed:

Zone 1

Plastering, mist coating and joinery complete up to the 10th floor.
Kitchen fitting commenced.
Tiling to WCs 10% complete.
Baths and shower trays 95% complete
2nd fix electrical complete to the 10th floor.
Penthouse steel to the 11th floor 75% complete.
Roof panels on order and due to be fitted before Christmas.
Base coat render – 100% complete.
Open deck access ceiling structure ongoing – complete 2nd and 3rd floor.
Brickwork is 95% complete.
Window, curtain wall, mastic, sills – 90% complete.
Balustrading to open deck access is 95% complete.
Decorations started.
Soffit panelling to the car park undercroft - 95% complete.

Zone 2

Plastering and mist coating 90% complete.
Joinery – 50% complete.
Internal door installation to be 80% complete by Christmas.
Render basecoat – 85% complete.
Brickwork – 90% complete.
Window, CW, mastic & sills to be complete by Christmas.
Open deck access ceiling structure ongoing – complete 2nd and 3rd floor.
Balustrading to open deck access – 50% complete.
Decorations commenced.
Tiling to WCs to start before Christmas.

Zone 3

1st fix drylining and 1st fix mechanical and electrical – 100% complete.
2nd fix boarding and ceilings – 50% complete.
Plastering to be 40% complete by Christmas.
Insulation for render elevations – 60% complete.
Base coating – 20% complete.
Windows 90% complete.
Brickwork is 75% complete.

Zone 4

1st fix drylining – 100% complete.
1st fix mechanical and electrical works to be approximately 70% complete by Christmas.
Windows and balcony doors – 95% complete.
Insulation for render elevations – 75% complete. The intention is for all of Zone 4 to be insulated and base coated by Christmas, weather permitting.
The 1st fix and containment of the distribution /electrical meter room is 95% complete.
Fire spraying to steel is 95% complete.

Zone 5

Steel and concrete slabs to be complete by 14/12/18.
The slab to the 3-storey car park has been poured.
Fire spraying to steel is 15% complete.
Structure and insulation to the 3rd floor soffit is 95% complete. Soffit panelling ordered.
SFS on site and loaded with installation commenced.
Brick and internal blockwork to the 3-storey car park is 60% complete.
Balcony structures 20% complete with works still ongoing.
Substation enclosure 100% complete. Cable to be pulled in from the point of connection to the sub.
Roof panels on order – the intention is to fit the last week before Christmas.

If you need any further information in the meantime, please call us at the following offices:

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