



TWO-PHASE CONSTRUCTION

School estate teams have two key challenges to face when considering a new school building project.

To ensure the build is financially viable and to minimise disruption as much as possible.

When considering a schools estate needs holistically, the new building should meet both immediate and future school requirements, along with balancing budget availability and ensuring that the project is viable.



Phase 1



Phase 2

A two-phase construction process can offer the best fit to such needs, with modular construction one of the only methods able to provide such a phased out approach to a build project.

Within modular construction an initial consultation is able to offer a vision of the structural aspects of both the first and second stages of construction.

The first phase of construction can be tailored to meet the immediate needs a school may have, such as a requirement for a new building due to existing facilities being unfit for purpose.

While the second phase of the construction process can factor in a need for future expansion due to either a predicted increase in pupils or a desire to provide a new state of the art teaching area.

This approach to a school's estate needs,

offers vital financial savings. It cuts out a big drain of unnecessary resources by combining immediate and future planning requirements within one proposal, keeps site preparation costs to one building footprint and reduces disruption across the school estate.

Lady Eleanor Holles School in the outskirts of London, had a need to expand over a two year period.

Modulek were able to satisfy their requirement by addressing their immediate needs with a single storey classroom block. Modulek then returned a year later installing the second storey. One building footprint and minimal disruption.

Constructed offsite and installed into place 70% finished, the first and second builds were both completed in a short timeframe with minimal disruption to the school. ●

Please get in touch if you are considering best options for your school estate needs. modulek.co.uk or call 01202 813212



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