


CASE STUDY 2023

East Midlands Building Project of the Year Award Winner

Ravensdale Infant & Nursery School

 **Constructing Excellence**
Midlands



"This is a joyous milestone for all staff and pupils at the school and I am pleased to see the school rebuilt to the highest standards, on budget and on time. This has been possible because of excellent partnership working between Ravensdale School staff, the governing body, and school leadership team, Lungfish Architects, Morgan Sindall Construction and the Council. It was deeply upsetting to see the destruction caused by the fire, but these fantastic facilities will help pupils make the most of the first stages of their learning journey. Losing a school has an enormous community impact, and my thanks go to the schools who offered space for Ravensdale children while the building work was ongoing."

Summary

In October 2020, Ravensdale Infant and Nursery School in Mickleover, Derby, was the victim of a devastating arson attack that left the majority of its structure and contents in ruin. Overnight, 296 children aged three to seven, found themselves without their school once again, having only just returned from lockdown. Working in close collaboration with Morgan Sindall Construction, Lungfish Architects and other key stakeholders, Derby City Council accessed SCAPE's Regional Construction Framework – one of the most efficient procurement and delivery programmes available to rebuild the school in the shortest timeframe possible.

Why this project won

- Planning submitted within six weeks of fire.
- £1.6m+ social value generation.
- New school constructed within 45 weeks.
- Scored 10/10 for client satisfaction
- Project handed over 100% defect free with zero RIDDORS

Examples of best practice

- Early engagement and collaboration helped to shape a design that was unique, but also ensured the greatest value was delivered from the budget.
- Temporary classrooms facilitated through SCAPE's collaborative network, which linked Derby City Council with Nottinghamshire County Council to secure and relocate temporary teaching facilities.
- Utilising offsite construction techniques provided minimal disruption and risk to neighbouring Ravensdale Junior School.
- Transformed into a new, modern school with engaging learning spaces, within the tightest financial constraints.
- Every aspect of the design was derived from the need of meeting the Department for Education's standards for a three-form entry school as well as being verified by the insurers.
- Added value was gained by maximising the modular elements, with a greater pre-manufactured value.
- Reached design freeze and submitted the designs for planning within six weeks.
- Standardising the size of the classroom modules meant every inch of the school space could be maximised.
- Fabric of the existing school, after the demolition process, was used to form the sub-base that the new school sits on saving time and financial resources.
- Diverted 95% of demolition waste from landfill.
- Offsite and MMC enabled meeting a key element of the brief, supporting the school's sustainability ambitions and ensuring whole process was as environmentally friendly as possible.
- Modular approach and having a clear understanding of assembling the modules meant including more space for additional facilities and 'nice to haves', such as a library, not a feature of the original school.
- The school's multicoloured canopies reflect vibrant colours onto the elevation of the building, whilst blue and green Trespa cladding helps bring the school to life through colour.
- Creating further value through design, the new school is increased by nearly 300m² in overall size, on the same footprint.



Derby City Council

Councillor Evonne Williams

Cabinet Member for Children, Young People & Skills, Derby City Council





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Value

The project was delivered 100% on time and budget, 100% defect free, with 10/10 client satisfaction. Additionally, £1,607,603 of social value was generated, benefitting the local community.

“It’s amazing to finally be home and all back together with our staff, children and families all under one roof. Our new school is a fabulous, modern school, and we are really excited and ready to make new memories together here.”

Lorna Blanchenet

Headteacher of Ravensdale Infant and Nursery School



Video Ravensdale: a phoenix from the flames



Video Ravensdale: where speed and responsiveness mattered



Contact details for more information

If you are in a similar circumstance then use this form of procurement for a guaranteed and insured price from a collaborative and effective team. See other CE Midlands case studies at [cemidlands.org/case-study/](https://www.cemidlands.org/case-study/)

If you have a project that provides outstanding benefits and demonstrates best practice to the standards of this case study, why not enter the CE Midlands Awards next year and share your experience to the benefit of the industry?

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