



Commercial Capability

For all your mechanical and electrical consultancy needs



SPECTRUM
Consulting

SPECTRUM MEP CONSULTING LTD



Spectrum MEP Consulting is a consortium of three leading UK Building Services Engineering Consultancies, united to provide effective design services solutions to property development and construction professionals.

The collaboration partners are S I Sealy, Gill Massey and Hannan Associates with a combined 95 years in business. The partners have extensive expertise in different types and sizes of projects, and significant experience in the commercial sector.

With offices strategically located in the UK and also the United Arab Emirates, we boast a total staff base of over 100 and had a combined fee turnover well in excess of 5.0M. We pride ourselves on providing our clients with unparalleled service quality; innovative design solutions and customer focus.



S I Sealy was founded in 1949 by Sidney Inwood Sealy and has since grown into one of the foremost building services engineering consultancies in the North of England.

S I Sealy is a building services and environmental consultancy with knowledge and experience across all market sectors. Our flexible consultative approach allows us to exceed our clients' expectations across all market sectors, with particular strength within the commercial, education and healthcare sectors.

Our clients trust us to bring creativity and skill to delivering projects on time and to budget. Dedicated teams, dependable planning and practical monitoring of costs, excellent quality control and outstanding project management are all part of the S I Sealy approach.



Gill Massey is a practice of building services consulting engineers operating throughout the UK specialising in the design and project management of mechanical and electrical systems.

The practice is headed by Chartered Engineers experienced in the various disciplines and is committed to the training and the development of staff in order that they can achieve their full potential.

From inception to commissioning and practical completion of projects, Gill Massey provides a comprehensive and professional service.

Gill Massey believes in providing a fully integrated multi-disciplined approach to building services engineering and in so doing provides a professional and quality service to suit the clients' needs and expectations whilst developing close relations with our clients and fellow professionals.



William E Hannan & Associates was formed in 1983 by Managing Director Bill Hannan to provide Building Services Consultancy.

The company today continues to focus exclusively on Building Services Engineering and operates from offices in Manchester, London & Edinburgh. We work successfully throughout the UK and abroad and the business has grown consistently.

Hannan Associates is committed to creating successful buildings through attention to detail utilising our breadth of experience, technical skills and with significant levels of personal attention.

Our design solutions are renowned for pushing beyond current thinking whilst controlling risk and delivering on the key essentials of client and end user satisfaction.

Hannans has developed a solid track record in a number of sectors and has the capability to manage and deliver projects ranging from building surveys to projects valued in excess of £300m with international design teams.



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Spectrum MEP Consulting has a wealth of collective experience within the commercial sector via the consortium members and individual engineers. Whether the building is for office space, industrial use, retail, leisure or residential, Spectrum can provide integrated design solutions.

The quality of a commercial environment is paramount and with the rapidly changing service delivery requirements the M&E services need to be designed so that they are robust and flexible. Spectrum's attention to detail and development of solutions in association with the developer and end-user client as appropriate, ensures the services delivered meet the exacting standards.

Our range of services includes:

- M&E Building Services Design
- M&E Design Development and Enhancement
- Building Health Checks
- Construction Inspection & Supervision
- Services Design Checking
- Feasibility Studies
- Vertical Transportation Design
- Value Engineering Appraisal
- Security and Access Control
- IT Systems Design
- Sustainability Review and Assessments
- Condition Surveys
- BREEAM and LEAD Assessments
- Energy and Carbon Assessments
- Fire Engineering
- Acoustics



Spectrum has a wide range of experience in all sectors and types of buildings.
This document provides a sample of our UK Commercial experience.



The Co-operative Group's new Headquarters Building

The building will include 320,000 sq ft of open plan office space over 16 storeys, and is expected to be an iconic building on the Manchester skyline. The Co-operative Group's high sustainability aspiration is demonstrated by their desire to achieve BREEAM "Outstanding" for this building.

Good buildings aspire to have a carbon footprint of between 20 and 25kgCO2/m2/per annum. This building is Carbon Negative with a carbon footprint of -75kgCO2/m2/per annum.



2010 – 2012

£90M + Development

Welsh Assembly Government, Llandudno Junction Development

This building was completed in April 2010, and in order to meet the client's strong desire to occupy a low carbon footprint/BREEAM Excellent building the development incorporates a number of low and renewable energy technologies (or LZCs). At the heart of the low carbon footprint technologies is the on-site energy centre housing the large scale Biomass boiler plant and Ammonia Chiller plant. In addition to Chilled water, the facility also benefits from a small scale pond water cooling loop, to provide free cooling to the air handling plant.



2008 – 2010

£20M+ Development

Previous Projects

Keele Park Developments Innovation Centers 1, 2, 3 & 4

Working on behalf of Keele Park Developments (a JV between Keele University & Pochin Developments Ltd), S I Sealy was appointed in 2000 to provide full Mechanical & Electrical engineering consultancy services for the new £2M speculative office development "IC 1". Following the success of this unit, which quickly became fully let, further developments were constructed, IC2 (£3M), IC 3 (£5M) and IC4 (£4M). For each phase we provided a full design and site monitoring service, and each phase was completed on time and on budget, with the final phase being completed in late 2007. Each unit provides flexible open plan office space, with the earlier building designed to be naturally ventilated. The final two buildings were constructed to a higher specification and fully air conditioned. IC3 was aimed at medical research companies, with high spec containment laboratories and write up spaces to the top floor and flexible office spaces to the ground and first floors.



2000-2007

£14M+ Development

JD Group Nationwide Store Expansion

Working directly for the JD Group, S I Sealy designed the mechanical and electrical services associated with nearly 200 stores, comprising new fit outs, refurbishments, expansions and alterations. The JD Group includes the JD Sports, Size, Scotts and Banks brands, and are one the high street's most successful retailers.

We have consistently delivered in the most demanding of working environments, and our team of dedicated engineers often attend site late at night and at weekends. The range of stores worked on is vast and includes flagship stores, airport stores (such as Heathrow, Gatwick, Manchester, Stansted, Newcastle & Luton), Aintree Racecourse and high street stores up and down the country and Southern Ireland.



2006 - to date. Over 200 stores

£10M+ Services

Previous Projects

HQ Chester

Located on the site of the former Cheshire Constabulary Headquarters, HQ Chester overlooks the famous Roodee racecourse and River Dee, and is within the historic City Walls. HQ Chester comprises 35 luxury residential apartments, a four-star Abode hotel, 5,574 sq m of offices and a number of restaurants. The envelope of the building incorporates glass and natural stone cladding and the roofs are standing seam zinc. The apartments have a high specification which includes: digital 'SMART' video entry, CCTV and ambient lighting in common areas; as well as under-floor heating, air conditioning and intruder alarms within each of the apartments.



2009

£45M+ Development

Vulcan House, Sheffield

This 13,650 sq m project in the heart of Sheffield set a challenging brief to create a new government building that would combine the perfect working environment for 1000 people with a landmark design in terms of environmental awareness and responsibility. The finished building is the successful culmination of seven years regeneration work at Riverside Exchange and the first project in Sheffield to be BREEAM 'Excellent' rated.

The building is orientated to reduce heat build up from solar gain whilst optimising natural daylight. Heating and cooling is supplied by highly efficient condensing boilers and HFC-free chillers which serve 4 pipe fan coil units incorporating DC motors. A green roof absorbs solar energy and reduces rainwater run-off, which is harvested or recycled within the building. Interior materials, including recycled carpets and timber from sustainable forests, has been chosen to maximise conservation while minimising waste and cost.



2006-2009

£30M Development

Previous Projects

Number One First Street, Phase 1, Manchester

This project which has recently reached practical completion is the former BT building at Grand Island. This seven-storey building comprises 180,000 sq ft of office space, including a green rooftop garden. This office building forms the beginning of the Manchester City Council endorsed 3 million sq ft masterplan to develop the area around Whitworth Street West in the city centre of Manchester. So far we provided enhanced performance duties for the refurbishment of No. 1 First Street and we are currently working on the fit-out of the building for Manchester City Council.



2007 – 2009

£35M Development

Wakefield Town Centre Redevelopment

Trinity Walk is an exciting and ambitious project which will bring new life to the city centre.

This is a huge development for the centre of Wakefield and will open up the city to exciting new retail opportunities, as well as a new city centre library. Completion in 2010 will see the opening of new retail units for Sainsbury's, Debenhams, Next and New Look, alongside some 50 other retail units together with offices, a new Council public library and 72 residential apartments. As part of the contract major work is to be carried out to reconfigure their high, medium and low pressure gas facilities.



2002 - ongoing

£100M Development

Previous Projects

St Paul's Square Development

St Paul's Square Development totals 1,650,000 sq ft of mixed-use development, incorporating offices, retail, cafes/restaurants and 285 new homes in the city centre of Liverpool. Hannan Associates were appointed to provide the enhanced performance specification and monitoring for phase 2 of the development which comprises the construction of a 170,000 sq ft Grade A office building.

Phase 2, Building 5 has been designed specifically to minimise energy usage, associated carbon production and utilises its own infrastructure to obtain a minimum of 10% of the building's energy requirements from an on-site renewable source. This has been achieved via the use of ground water source heat pumps which provide the building's heating and cooling requirements.

Phase 3, Building 4 (£30M Development) will achieve a 32% reduction in carbon production when compared to a building constructed to comply with the 2002 Building Regulations. This reduction in the production of carbon is the result of the enhanced building fabric and the high energy efficiency of the systems installed, which will also be reflected in the operating costs. Building 4 should achieve BREEAM "Excellent".

Greater Manchester Police Office Building, Ashton Moss

This is a new 100,000 sq ft building on remediated land close to the M60. The original client requirements were for a standard office development, fitted with four pipe fan coils, gas boilers and electric chillers etc. We worked closely with the architects at the outset of the project to set the building at the most efficient aspect ratios and orientation to the sun together with external shading to optimise energy usage.

Hannan Associates carried out initial assessments of the building and suggested a sustainable approach could benefit the users. Further detailed studies were undertaken and financial appraisals carried out on the proposed scheme. An options report was prepared and calculations demonstrated a payback of about 4 years by adopting a sustainable approach.



2005 - 2009

£50M Development



2007 - 2009

£17M Development

Previous Projects

Neptune Marina, Ipswich, United Kingdom

The development at Neptune Marine consists of 113, one and two bedroom luxury apartments together with 4 penthouses overlooking the Marina, including 2 levels of car parking. The ground floor includes areas for restaurant, retail unit, chandlery boathouse and marina office.



2002 – 2005

£14M Development

Daresbury Business Park

We provided the building services design for the Maple Grove Developments/The De Vere Group for this 1.6million sq ft multi building, commercial office project, including new infrastructure roads and major diversions. The offices benefit from an environmentally friendly energy efficient cooling system.



1996 - 2007

£150M Development

Previous Projects

Staybridge Suites, Newcastle-upon -Tyne

The development consists of the construction of a new hotel including common areas, 88 studio suites and 40 one bedroom suites, with a fully fitted kitchen within each room. The development comprises a ground and five upper floors all to be fully fitted out.



2006 – 2010

£13M Development

The Piazza, Manchester

This project involved the development of a 3 star 350 bedroom hotel, Retail, & Leisure Development with two storey parking structure below the hotel accommodation. We provided detailed design duties.



1999 – 2001

£14M Development

Previous Projects



Ian Joyce

Company Director/
Principal Mechanical Design Engineer

Qualifications:

Incorporated Engineer (I.Eng)
Building Services Diploma
Higher Certificate in Building Services



David Stafford

Company Director/
Principal Mechanical Design Engineer

Qualifications:

Bachelor of Engineering (Building Services Engineering Degree)
Chartered Engineer
Member of the Chartered Institution of Building Services Engineers
Member of the American Society of Heating, Refrigeration and Air Conditioning Engineers



Tony Massey

Company Director/
Principal Electrical Design Engineer

Qualifications:

Bachelor of Engineering (Building Services Engineering Degree)
Chartered Engineer
Member of the Chartered Institution of Building Services Engineers
Member of the Institute of Healthcare Engineering and Estate Management
Member of the Institute of Electrical and Electronic Incorporated Engineers

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