



SIKA AT WORK

VICTORIA LAW COURTS, BIRMINGHAM

ROOFING: Sika Liquid Plastics' Decothane Ultra 25 Year System





DECOTHANE ULTRA RECEIVES A POSITIVE VERDICT FOR HERITAGE LAW COURT PROJECT

BACKGROUND

Designed by renowned architectural practice, Aston Webb and Ingress Bell, in 1886 the Victoria Law Courts in Birmingham are a Grade I listed landmark building in the heart of the city. Named after Queen Victoria, who laid the foundation stone in 1887, her Jubilee year, the red brick and terracotta building is now home to Birmingham Magistrates' Court. It is the largest single court complex in Europe, with 22 court rooms and an average of more than 500 cases held per month.

The building features a combination of slate pitched roofs and a number of flat roof areas. The asphalt on the flat roof areas was coming to the end of its service life and a roof refurbishment was required as part of a preventative maintenance strategy.

REQUIREMENT

The building had to remain fully-operational throughout the project and there was also a requirement to avoid the cost and unsightly appearance of a scaffold while work was carried out on the heritage building.

As a virtually-odourless cold-applied liquid system, the Decothane Ultra 25-year system provided an ideal response to these requirements because all materials and equipment could be carried up to the relevant roof areas through internal routes, avoiding the need for scaffolding. The cold-applied system also avoided the need for any hot works, removing the associated fire risk to the historic, occupied building.

A liquid system that was flexible enough to be used for complex detailing, including lantern roof lights, parapet walls, upstands, guardrail supports and roof-top plant, was vital to the success of the project and the specified system had to be suitable for interfaces with the pitched slate roof and use on a listed building.

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As a public sector project, the best value agenda was also an important consideration and guaranteed 25 year service life of the Decothane 25-year system was also a big advantage.

SIKA LIQUID PLASTICS SOLUTION

Sika Liquid Plastics' Decothane Ultra 25-year system was specified by chartered surveyors, CS2, following a CPD from Sika Liquid Plastics. Sika Liquid Plastics' Area Technical Manager carried out a site inspection and condition survey before developing a full technical specification.

Quality Assured (QA) contractor, Absolute Roofing Solutions, was appointed to carry out the project. Following patch repairs to the existing roof surface, the Absolute Roofing Solutions team installed the Decothane Ultra system as an overlay on all the flat roof areas and mineral grit maintenance walkways were then installed on selected roof areas."

James McKenzie from CS2 commented: "We needed to consider the conservation requirements of the project, along with the operational and performance criteria.

"The Decothane Ultra system offered an ideal solution for carrying out the project as an overlay in the occupied building. The building has multiple flat roofs, with extensive and complex detailing and interfaces with the tiled pitched roofs. The cold-applied liquid system was ideal for this detailing and enabled each area of roof to be made watertight, protecting the building fabric beneath quickly."

PROJECT PARTICIPANTS

Contractor: Absolute Roofing Solutions

Roofing Client: Victoria Law Courts

Size: 2400m²

Products: Decothane Ultra 25 Year System and S-Vap 5000

