

UCL – PEARL: Storage Options

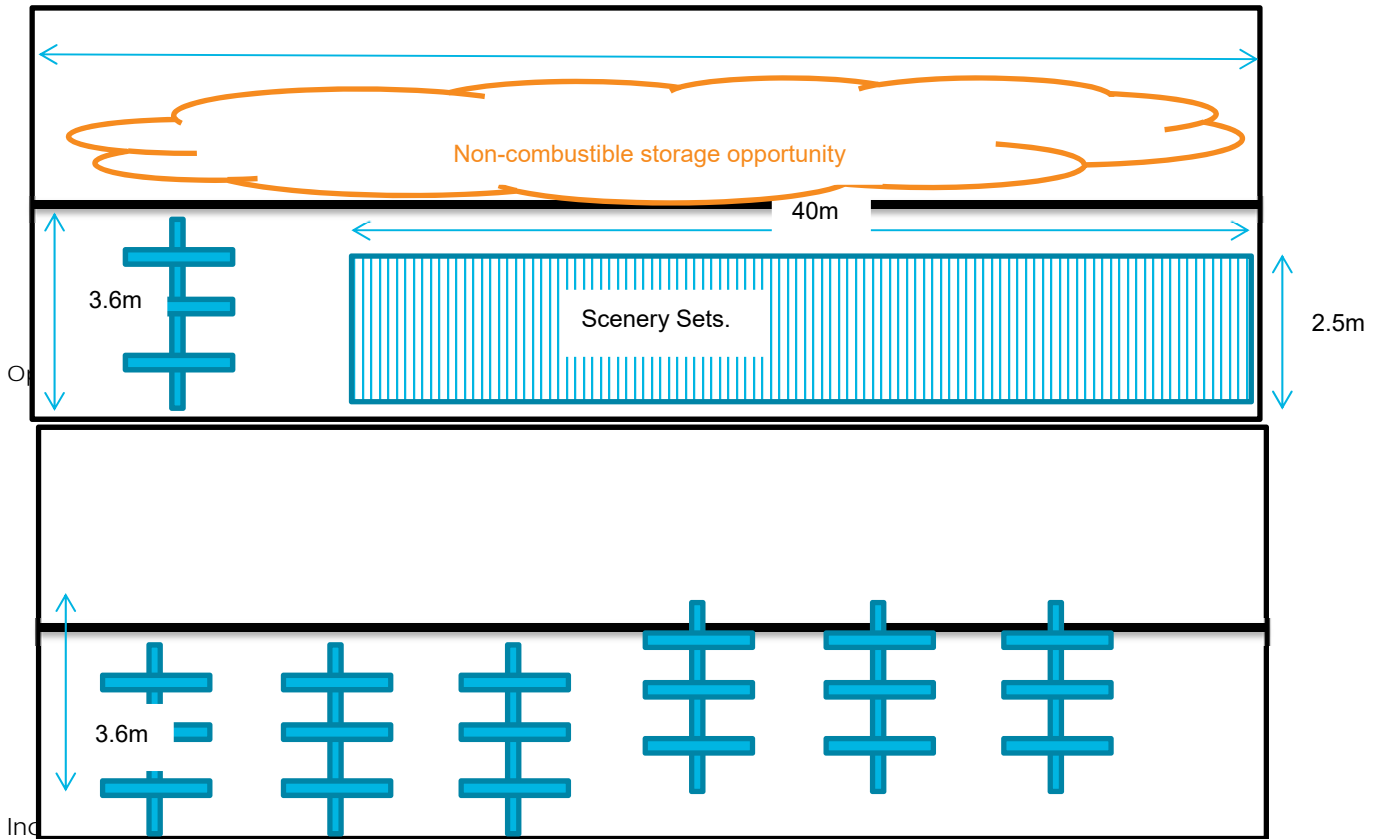
17th May 2019

Storage Option	Implications / Considerations	Cost
Full height racking no restrictions on materials (Plans as RIBA Stage 2)	<ul style="list-style-type: none"> - Full sprinkler system required in storage area and lab space - Allows total flexibility of space and use - Concerns about sprinklers affecting experiments - Concerns of sprinklers being effective from the proposed height - Risk profile A4. 	As Stage 2 Cost Plan
Full height racking – materials as Nick Tyler’s email dated 08 May 2019 @ 07:54	<ul style="list-style-type: none"> - Materials restricted as email – tight management control required. - Risk profile A4, due to high racked storage being within same compartment. Could be reduced to A3 in lab area if storage area is compartmented from the laboratory. - Full sprinkler system required in storage area - Allows total flexibility of storage area use, but limitations of materials in the laboratory. 	As Stage 2 Cost Plan
Storage racking limited to 3.6m and materials as Nick Tyler’s email dated 08 May 2019 @ 07:54	<ul style="list-style-type: none"> - No sprinkler provision required. - Fire Category A3 rated - Materials restricted as email – tight management control required. - Polymer based surfaces to be stored externally in fire rated containers. - Approach needs agreement of Building Control and London Fire Brigade - Reduced external elevation unprotected area; <ul style="list-style-type: none"> · North elevation – 9% from 17% in RIBA Stage 2 · South elevation – 10% from 20% in RIBA Stage 2 · West elevation – 31% from 81% in RIBA Stage 2 - Loss in storage racking space (1,620m³) - Increased external storage required to offset loss = 22 storage containers which cannot be accommodated on-site. Off-site storage solution required. - Insurance confirmation / acceptance required 	Reduction of XXX capital costs, but

Scenery storage options;

Section looking at storage racking (assumes a 100m double sided street scape, with panels dismountable in 2.5m widths and a depth of 0.25m and a 0.25m packing zone and height of 6m)

Option 1 – Store Within the building



Inc which cannot be accommodated on-site. Off-site storage solution required.

Advise from Keptset Logistics – for storage of the scenery sets only;

To store the same quantity of scenery on site would require all of the large internal storage zone (not exceeding the limitations discussed at the sprinkler meeting) and some external shipping container storage **OR** approximately 12no. 40' external shipping containers. Of course, Nick might prefer to store some on site and some off-site, reducing the storage rental costs.

The current proposal is to maximise the storage capacity inside the building (not exceeding the limitations discussed at the sprinkler meeting) and to provide 3 shipping containers initially with capacity for more in the future. The site could potentially accommodate either 6no. single stacked or 12no. double stacked 40' containers (double stacking in particular would require carefully planned management and H&S procedures).

Keptset Logistics:

- Specialist scenery storage company used by National Theatre (amongst others).
- Currently based in Reading, soon to be moving to Aylesbury.
- Rough estimate based on phone call with John Harris from Keptset on 14/5/19.
- Trailer dimensions: 45' long x 7'6" w x 10' h
- Approximately 12no. trailers for 100m street.

Approximate costs:

£650/trailer collection/delivery

£350/trailer unloading at Keptset

£64/trailer weekly storage rental

Labour at PEARL (for whole job): approx. £5k

Collection/delivery cost per trip:

(£650 collection/delivery + £350 unload) x 12 trailers + £5k labour at PEARL = **£17,000**

Storage cost per year:

12 trailers x £64 weekly rental x 52 weeks = **£39,936**