



BELGROVE NEW RESIDENCES

PHASES 1&2

MCA ARCHITECTS

PROFESSIONAL TEAM

Landscape Architects:
Mitchell + Associates

Structural Engineer:
Barrett Mahony Consulting Engineers

Services Engineer:
Homan O'Brien Associates

Façade Consultants:
Arup



CLIENT'S VISION

MCA were required to provide a masterplan of the new accommodation on the site in conjunction with their existing student accommodation and create a new entrance portal to serve their existing student village and act as a link to further developments. As part of the development an element of ancillary spaces complimentary to student life was included to serve this development, and other existing student villages.

UNIQUE CHALLENGES

The form of the building, the building height and room density were developed for the apartment block types as Tri-foil, Cruciform, L-shape and Finger arrangements to assess the most cost effective form of the building. In conjunction with this exercise a parallel structural exercise was carried out to assess the most cost effective structural solution.

SOLVING THE CHALLENGES WITH DESIGN

Key to the project was to requirement to maintain programme and costs and therefore an enabling contractor was engaged to clear the site, re-route existing service, construct a new sub-station and client room.

To maintain the programme for the main contractor the long lead items were assessed and an advance contract was awarded prior to the awarding of the main contract to design, build and deliver 334 No. shower room pods to the site. The bathroom pods were stored on the site in readiness for the main contractor.

HOW CHALLENGES BECAME INNOVATIONS

The off-site construction of the bathroom pods meant that the shower rooms were finished to a factory controlled high standard which resulted in

Client	UCD Property Developments Ltd
Value	Enabling Works - €09M Main Contract - €17.2M
Start Date	Enabling Works - 2014 Main Contract - 2014
Finish Date	Enabling Works - 2014 Main Contract - 2016
Size	106,800ft ² / 9,924m ²

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