

# Case Study

## Carntyne Primary School, extension



**Client:** Glasgow City Council  
**Project:** Carntyne Primary School extension  
**Size (m2):** An additional 195m2 was created. Total footprint = 2185m2  
**Capex:** £1.8m  
**Project status:** Completed, 2023  
**Services Provided:** Project Management

**Hub West Scotland Project Co (No.6) completed the new Carntyne Primary School in 2018 as part of a project to replace two schools in the city. As a result of an increase in the school's roll size, the gbp partnerships (gbp) team were asked by Glasgow City Council to facilitate the procurement and delivery of an extension to the main school building.**

The extension was successfully completed in January 2023 and provides accommodation for an additional 126 pupils, taking the total capacity of the school to 357. The project created:

- four additional classrooms over two levels
- enhanced outdoor learning and play areas
- toilets
- installation of an EV charger.

The architecture of the extension is sympathetic to the original structure and integrates seamlessly. The extended area benefits from facilities and lifecycle management from Robertson FM, overseen by gbp.



### Our Role:

- This was the first high value variation to a DBFM project in Scotland, so it brought its own set of challenges that the gbp team successfully navigated.
- We worked with the client and funders to create an amendment to the original DBFM agreement, including the new works within the previous agreement to ensure consistency of service and obligations.
- As a result of this, we were able to include the original construction team with BAM Construction delivering the works on site supported by architects Holmes Miller, civil and structural engineers Waterman Structures, mechanical and electrical engineers Hawthorne Boyle, and cost consultant Brown and Wallace.
- Utilising the original team brought efficiencies as all were familiar with the project and the site constraints and opportunities.



### Our Impact:

- Bringing the development forward with an established team enabled the successful delivery of the project, on time and on budget.
- Pupils are delighted with the new play facilities which include two new slides, traversing wall and outdoor canopy area. This has made use of the grass verge space which was previously underutilised.



### Sustainability:

- The variation was carried out by utilising the existing M&E systems and boilers, minimising the environmental impact that would have resulted from the installation of new systems.
- The EV charger supports the council's wider objective to meet the demand for low emission vehicles.

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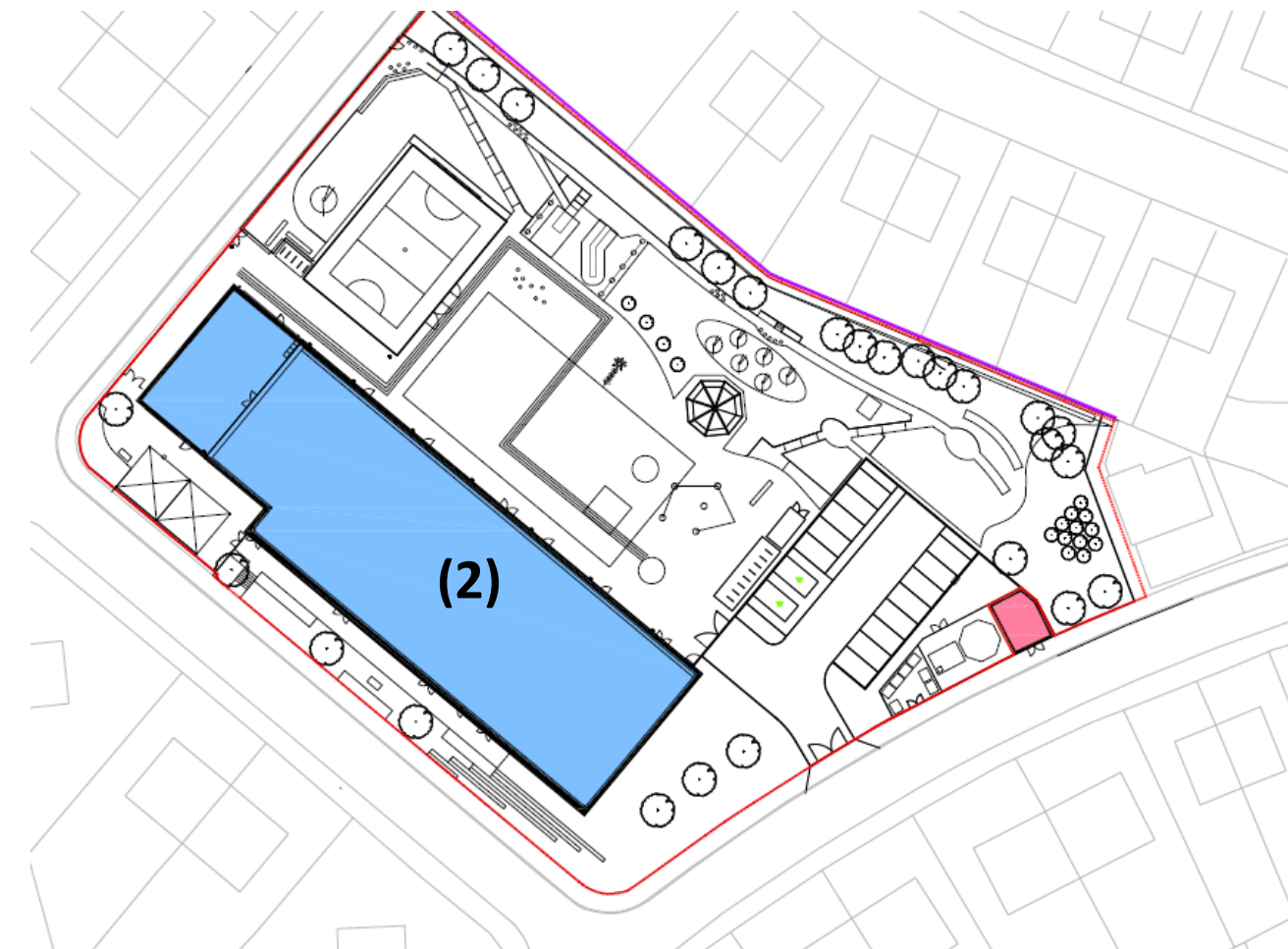
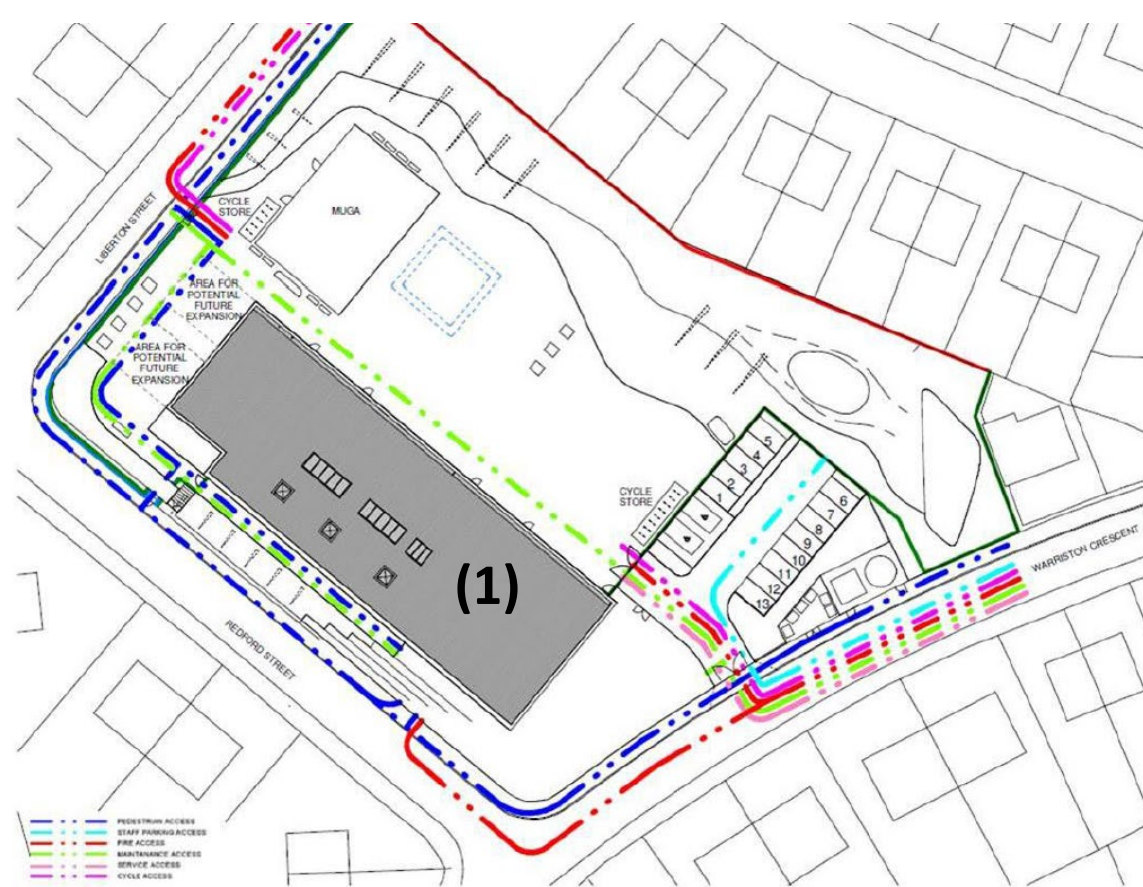
➤ Exterior of the extension:



➤ Enhanced outdoor learning and play areas



➤ Building footprint, (1) before and (2) after the extension:





## The Power of Partnership

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