

Project Profile - Buildings & Commercial Construction

PROJECT

Europa House, Portsmouth

SUMMARY

Concrete repairs and coating of the external walls with anti-carbonation protection

PRODUCTS

Monomix, Bond-Prime, Monodex Smooth

CLIENT

Empiric Student Property

MAIN CONTRACTOR

Midas

APPLICATION CONTRACTORS

Southern Joint Services (SJS) - North and South Elevations
Richardson Decorating - East and West Elevations

BACKGROUND ►

Europa House is an 18-storey tower block which was formerly the headquarters of Pall Europe. It had remained empty for some time before it was acquired by Empiric Student Property to develop into high quality student accommodation to cater for the growing student population at the University of Portsmouth.

Valued at £21 million, the development has comprised conversion of the former office space into a 242-bed student scheme. The tower block, which also comprises a three-storey annex, has been converted into studios and two, three and four bedroom apartments. It overlooks key landmarks in Portsmouth, such as Gunwharf Quays and Spinnaker Tower. Significant refurbishment work was required to convert the building from offices to student accommodation, comprising concrete repairs and coating of the façade with an aesthetic anti-carbonation coating.

THE SOLUTION ►

Flexcrete products are well proven on high rise buildings in the Portsmouth area, having been used on the iconic Spinnaker Tower which Europa House overlooks. **Monomix** - a high strength, shrinkage compensated, waterproof cementitious mortar - was used for concrete repairs initially. Rapidly applied by trowel, it can be applied up to thicknesses of 80mm in a single application. It develops exceptional bond strength, excellent tensile and abrasion resistance, high diffusion resistance to acid gases and chloride ions and low permeability to water, even at 10 bar pressure.

Monodex Smooth coating was also specified to provide anti-carbonation and decorative protection on the façade of the building. One of the primary reasons for specification is that the coating could be applied at a temperature of 3°C. and rising, and a minimum of 2°C. above dew point, which outperformed competitive products. With a water-based, low hazard, high build formulation, **Monodex Smooth** is ultra-fast drying, enabling two coat applications on the same day, even in inclement weather conditions. It incorporates an active in-film fungicide which inhibits the growth of mould, fungi and lichens and remains unaffected by exposure to direct sunlight, ensuring buildings maintain a bright, clean appearance for many years. **Monodex Smooth** is CE-Marked in accordance with the demands of BS EN 1504 and is available in a range of standard and special colours, of which light grey was chosen for this project.

Monodex Smooth has an anticipated minimum service life of 15 years and provides the equivalent of 300mm concrete cover and 279% elongation to accommodate cracks.



FM 41091
EMS 597350
OHS 597351

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