

New Academic Building special

June 2008

News from the frontline

The heat is really on this summer! With the project on budget, all efforts are now being directed to completing the New Academic Building (NAB) to programme. Given the complexity of constructing a new building worth £71M behind the façade of the old, this is no easy feat.

The proposed completion date is the beginning of September and progress is being monitored on a daily basis. Moves into the building are planned to take place during September.

The stress of moving for the incoming departments is recognised and a Move and Logistics manager has been appointed to ensure close liaison with them over their move

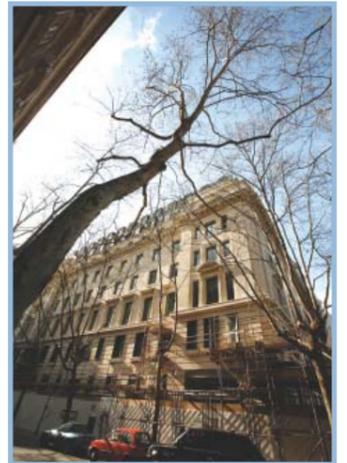
into the building, especially as the completion date gets nearer.

The pressure is considerable for all those involved in the building's procurement but LSE's director of Planning and Development, Julian Robinson, has no doubt it will be worth it. He said: 'When the scaffold was struck exposing the newly cleaned and repaired facades in the spring sunshine, I felt immensely proud. The architecture is going to be inspirational. The central atrium, at some 12 metres high, will contain a specially commissioned piece of art work and will wow students, staff and visitors alike, and the panoramic views from the eighth floor roof terrace are

simply stunning. Overall it will be a great place to study, work and relax.'

The NAB will see a step-change in the quality of the LSE estate and is intended to be a benchmark for future developments. Its completion will set in train an exciting sequence of capital projects which will involve the rebuilding and refurbishment of large tracts of the campus which will eventually see all buildings brought up to the standard of the NAB.

An Estates Strategy is currently under preparation which will plan and co-ordinate this exciting transformation of the Aldwych campus over the next 15 years.



What is the project timetable?

The current date for handing the building over to the School is 5 September 2008 and work is continuing to keep as close to this as possible. As with any major capital development project, handover at the planned date cannot be guaranteed. The final handover date will be determined in early July.

Moves and logistics manager Harry Edwards is liaising closely with those departments moving into the building to keep staff up-to-date with any adjustments to their planned move dates. Contact details for Harry can be found on the back page. He is happy to take calls from anyone concerned about the move.

WHAT IS THE PROGRESS TO DATE?

Three of the four required phases of development are now complete:

DEMOLITION

The project involved partial interior demolition, completed February 2007

CONSTRUCTION

Construction of the superstructure started in March 2007. The majority of the scaffolding was removed by March 2008 to reveal the building's exterior.



WATERTIGHT

This entails weather proofing the building – essentially putting a roof on. Courtyard and atrium glazing are undertaken. This all has to happen before the fit-out can commence. Since ancient times, a 'topping out' ceremony – originally a pagan ritual – has been performed when the roof has gone on. This now involves a drink of bubbly up on a new roof and a symbolic gesture, such as the laying a stone or a brick.

The New Academic Building topping out ceremony took place on 4 September 2007 and was conducted by chairman of the Court of Governors Lord Grabiner who filled in the last piece of floor slab on the eighth floor to symbolise the fact that the highest point of construction had now been reached.

FIT-OUT

Work on the interior of the building began in December 2007 and will continue until completion.

WHAT ARE THE NEXT STEPS?

- Completion of fit-out including IT and Telecoms rooms
- fitout of LSE shop
- furniture procurement
- moves and operational implementation planning
- user consultation
- completion of BREEAM assessment
- moves into the building to take place throughout September.



Lord Grabiner



L-r: Libby Mayer, SU treasurer, Kayt Berry, SU communications officer

Alumni and friends contribution

The New Academic Building has been supported by alumni, friends, trusts and foundations, staff, parents, corporations and legacy gifts from more than 20 countries across the world, reflecting the diversity of the wider LSE community.

To date, alumni and friends have contributed more than £10 million of philanthropic support towards the New Academic Building. This includes over 65 gifts of £10,000 or more and five gifts of £1 million or more, including a recent gift of £2.5 million from alumni Arif and Fayeza Naqvi to name the large lecture theatre.

Collective global support through the Annual Fund has also made a significant contribution with over £1 million allocated to name the alumni lecture theatre.

The philanthropic contributions of more than 300 parents through the Friends and Family Programme alone has provided over £86,500 of support for the New Academic Building.

Paulo de Pessoa de Araujo (left), chairman of the Friends and Family Committee and parent of two LSE undergraduate students, UK, said: 'I think supporting LSE is as noble a cause as any I can think of. It is education, it is a winning formula. It is a university that reaches a variety of cultures and a variety of geographies.'

'The New Academic Building is an example of vision and of commitment. It will immensely improve the quality of the student experience at the School, for my children and for others who will follow. Something of this scale will dramatically change and improve the campus, and will create pace and quality at LSE.'

Those in the wider School community who have contributed have expressed a range of different motivations for supporting the project and there is real excitement about the prospect of the new teaching facilities including lecture

theatres and break-out areas.

Nigel Williams (right), BSc Monetary Economics 1977, Switzerland, said: 'The New Academic Building will not only provide outstanding teaching facilities, but also contemporary meeting rooms and social spaces for students to meet to discuss and exchange ideas outside of the lecture theatre.'

'These new facilities will enable even more talented students from across the world to benefit from the opportunities and experiences that an LSE education can provide.'

Most strikingly, there is a clear awareness that the new building is a big step forward for the School and one that is badly needed. Richard Karl Goeltz (right), General Course 1963, Development Committee, North American Advisory Board, said: 'The New Academic Building is perhaps the most ambitious and significant enhancement of the LSE campus to date. Its size, location and architectural features and developments will enhance the School's presence and connect with its surroundings.'

'It will also provide an integral element of infrastructure to bring together previously fragmented departments and play a key role in the long-term strategic planning for the LSE campus.'



What's in a name?

Council and the Court of Governors requested the building be named the Lincoln's Inn Fields Building. Approval for this is still awaited from Camden Borough Council, so keep those thinking caps on – they may still be needed.

The postal address has already been changed from 24 Kingsway to 54 Lincoln's Inn Fields with the postal code WC2A 3LJ.



Winning teams on board

On 1st April 2008, two of the Project teams won prizes at the prestigious Building Awards 2008 – the biggest event in the construction industry's year. Grimshaws won the Architect of the Year Award and Davis Langdon won of the Consultant of the Year Award.

This was hot on the heels of Osborne's Kevin O'Brien winning a gold medal at the 2007 construction manager of the year awards.

New space for academic departments

The federated Department of Management, moving to the third, fourth and fifth floors, and the Law Department, moving to the sixth and seventh floors, will both find a new home in the building and the new Grantham Institute on Climate Change and the Environment will make its first home on the fifth floor.

How do the departments feel about the move to the NAB and the new environment it will provide?

Back in 2006, the School established the federated Department of Management to integrate management-related units at LSE and the Department has already won praise for its uniquely sophisticated degree programmes that combine the study of management with the School's renowned social sciences perspective.

Head of department, Professor Saul Estrin said: 'The Department is honoured to be moving to the new building, not only for the three floors we will occupy, but for the state of the art facilities we and our students will be able to enjoy

'It is especially important that the four academic groups within the Department will be located together for the first time from their previous disparate locations and we look forward to the synergies that will provide. The establishment of a Department of Management has been a key element in the School's strategy for a number of years and the move to the New Academic Building is the crucial final step in its formation.'

The four groups within the Department of Management are:

- Employment Relations and Organisational Behaviour Group (formerly Industrial Relations) who move from Connaught House
- Information Systems and Innovation Group who move from Tower One
- Managerial Economics and Strategy Group (formerly the Interdisciplinary Institute of Management) who move from 20 Kingsway
- Operational Research Group who move from 20 Kingsway.

The Law Department is currently located in the Old Building.

A spokesperson for the Department said: 'One of the main benefits of the Law

Department's move is that it will provide an opportunity for all Law staff to be together in one space. At present, they are based in six separate buildings and hard-to-find Old Building corridors. We are looking forward to the easy interactions that closer proximity will offer.

'Lincoln's Inn Fields is one of the focal points for the legal profession in London so our location there is particularly apt. Our facilities in the new building will include a bespoke moot court room, which will provide a home to our already successful moot team. That facility will also offer the opportunity to run additional courses for practitioners and so bring together the academic and professional legal worlds.

'We are also excited about the possibilities for further public events making use of the building's lecture spaces. Finally, we are delighted that our new home will provide a much more hospitable welcome to students, from undergraduate to PhD level.'

The recently-formed Grantham Research Institute on Climate Change and the Environment at LSE was established with an extremely generous financial commitment from the Jeremy and Hannelore Grantham Foundation. The Institute will act as an umbrella body for LSE's contribution to climate change and environment. This will include the work of the Centre for Climate Change Economics and Policy, established at LSE earlier this year with large-scale funding from the Economic and Social Research Council, and will make LSE a global leader for social scientists seeking to understand the impact of climate change and inform policy in this area.

Director of the Research and Project Development Division Gus Stewart has welcomed the decision to make the new building the first home for the Institute. 'I am absolutely delighted', he said, 'that the School has been able to offer world-class space for the Institute in the new building.

'It is fitting that research of such central relevance to 21st century social science will be housed in our flagship building.'

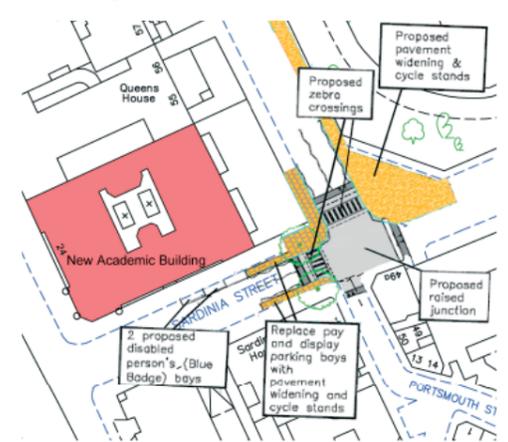


New traffic system

Members of the School community who regularly find themselves having to cross Sardinia Street will be pleased to know that a new traffic management system is being introduced in the area around the New Academic Building in partnership with Camden Borough Council and Westminster City Council.

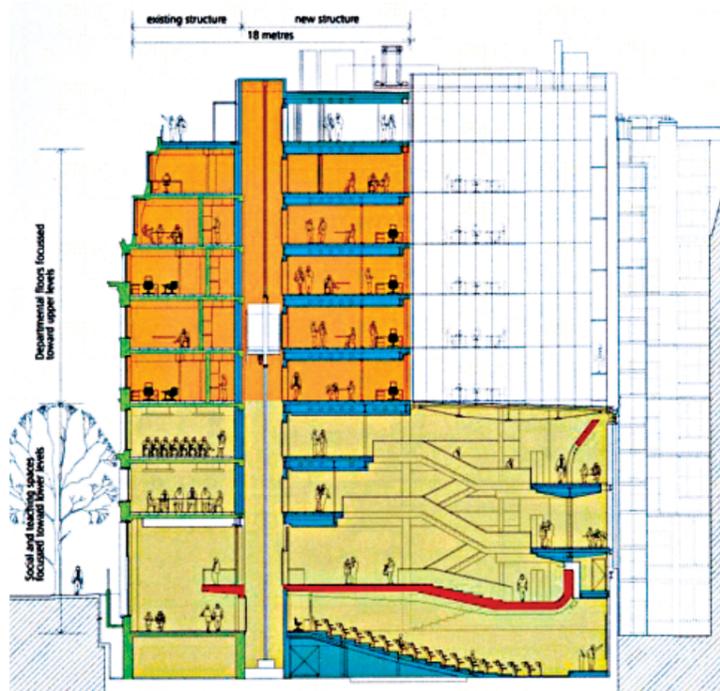
The work is being synchronised with the main works to the New Academic Building. These measures will include:

- new entrance to Lincoln's Inn Fields
- new zebra crossings
- raised junctions between Lincoln's Inn Fields and Sardinia Street and Lincoln's Inn Fields and Remnant Street.
- additional cycle spaces
- electric vehicle charging bay
- disabled persons' parking bays
- widening of pavements



What and who goes where

- Eighth:** lounge, exec meeting rooms, roof terrace
- Seventh:** Law Department
- Sixth:** Law Department
- Fifth:** Department of Management, Grantham Research Institute on Climate Change
- Fourth:** Department of Management
- Third:** Department of Management
- Second:** teaching rooms, social/interactive space
- First:** teaching rooms, social/interactive space
- Ground:** reception, LSE shop to be run by the Students' Union, café facilities
- Lower Grd:** main lecture theatres (400 and 130 seater, two Harvard style lecture theatres), break out/function area, cloakroom, kitchen and back of house
- Basement:** Showers and changing rooms, cycle store, recycling area, Estates plant areas



A day in the life of

Kevin O'Brien is senior project manager for Osbourne's, the main contractor for the New Academic Building project, and has been with the company for about six years. Kevin was asked to work on LSE's newest building after the successful completion of a challenging project to build a Science Centre for London Metropolitan University.

Q So, what is it like to work on site day-to-day as the senior project manager?

K When I arrive on site in the morning, I first of all ensure that managers are addressing the tasks and the workforce. My day is mainly taken up with meetings with consultants and sub-contractors, mostly concerning design development and procurement. I would say I spend about 70 per cent of my time in meetings and 30 per cent on site, though the time spent on site increases as the project nears completion.

Q How does the day run for your staff?

K Work starts on site around 7.30-7.45am. The staff work under their section managers – for example, there is one section manager for the sixth-eighth floors and one for the second-fifth floors for the teaching rooms and lecture theatres. Though we do have a site office in the building, there is no canteen for the builders so they make use of the local eateries. Work had been stopping at around 6pm but we are now going on later.

Q What is enjoyable about working on the project?

K Really, the enjoyment comes at the end; seeing the finished product after all the hard work. It is also satisfying to look back at past progress photos - you get struck by the contrast between where you were and where you are now with the project.

Q What has been difficult about this project?

K It has been a challenge adjoining the new part of the structure to the existing building. The architects' design was based on a partial demolition – of the inner core – and so part of the building is entirely new, but not all of it. The atrium has also been designed in an unusual way. Often you have a column which supports it, but in this case there is a truss on the eighth floor which supports the floors below. The fire strategy has been complicated as it makes use of an engineered solution.

Q What have you learnt from this project?

K It is relevant to say that it is a high specification building with a range of different facets and usages. You learn to focus on resolving the issues and getting the job done.



The glass roof brings natural light into the heart of the building – the circulation and social hub of the atrium.

The dramatic bow-string truss structure, and adjacent floors, are suspended from above to avoid columns within the central space.

Grimshaw

New Academic Building team

Julian Robinson, director of planning and development, is responsible for all capital projects and property management. Email: j.s.robinson@lse.ac.uk

Ken Kinsella, assistant director of planning and development, is responsible for the daily management of the New Academic Building project. Email: k.kinsella@lse.ac.uk

Harry Edwards, moves and logistics manager, organises and supports all the moves into the new building and liaises with all those involved in the moves. Tel: 020 7955 7069, email h.edwards@lse.ac.uk

Emma Lovegrove, principal project manager, assists with the delivery of key aspects of the New Academic Building. Email: e.j.lovegrove@lse.ac.uk

Stop press

School now on target to receive Excellent rating in the BREEAM (Building Research Establishment's Environmental Assessment Method). The scoring is done as the building is constructed and is cumulative. A score of 70 per cent or over by the end of the process produces an 'excellent' rating.