Case Study

SAPPHIRE

Vesta Street Phase 2
Manchester

“ [Sapphire] were brilliant and it went from what we thought might be one of the most problematic packages to the one with the least hassle. ”

Vesta Street Site Team

Vesta Street
Phase 2 Manchester

Client: Eric Wright Group
Contractor: Eric Wright Group
Architect: Chapman Taylor & Partners
Location: Manchester
Balconies: 15

Challenge

There were a few challenges at Vesta Street the first being the stage of the project when we came on board. When we became involved with the project the Schoeck anchors had already been cast in meaning the balconies needed to accommodate the existing placement.
The unique design on the façade meant there was a 20mm reveal either side of the balconies requiring extremely precise tolerances to ensure a successful install.
The location of the project was also a challenge for the install process. One side of the building has balconies projecting over the Ashton Canal leaving minimal space for vehicles. While this provides spectacular views for residents it required a blind lift over the building as there was no other means of access.

Solution

The balconies were specially designed to accommodate the existing spacing of the Schoeck anchors while ensuring they met our high standards for rigidity as outlined in our Brand Promise.
The project included a very detailed interface with a 20mm reveal either side of the balconies which may have been a problem for other balcony types. Our high standards of quality control and precise offsite manufacture meant the balconies were produced to exacting specification and able to slide easily onto the pre-installed support arms without any need for onsite adjustments.
The unique design of our Glide-On™ Cassette® balconies meant that even with a blind lift carried out with a mobile crane over the building, using the Sapphire counterbalance the balconies could simply slide on to their arms and be quickly secured.
The balconies also arrived at site prefinished, negating the need for onsite labour to install elements like soffits which saved programme time and avoided the need for multiple trades passing through the apartments.

Rigid.Ready.Right.

Step 1 Schoeck anchors were cast into the slab before Sapphire came on board.

Step 2 Cassette® balconies were designed for the specific placement of the existing anchors then preassembled offsite, including the balustrades, decking & soffits.

Step 3 Cassette® balconies were transported with balconies 'nested' onto each pallet making transport both cost effective & safe. Balconies were pre-slung offsite ready for installation upon arrival.

Step 4 Once lifted into position, the Cassettes® simply Glide-On™ to the pre-erected support arms, before completing the simple mechanical fixings.

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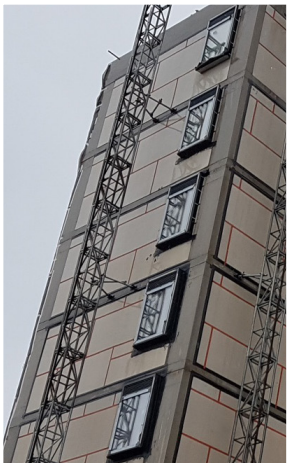

NBS Specification

Vesta Street Phase 2, Manchester

Manufacturer	Sapphire Balconies Ltd 11 Arkwright, Road Reading, RG2 0LU 0844 88 00 553 sales@sapphire.eu.com www.sapphire.eu.com
Reference:	Glide-On™ aluminium Cassette® balconies with Crystal® frameless, structural glass.
Balcony anchor:	Schoeck cast-in anchors
Arms:	2-piece galvanised steel.
Cassette® structure:	Standard 400mm modular Glide-On™ Cassette® balconies.
Soffits:	Perforated polyester powder coated aluminium free drainage soffits.
Deck finish:	MyDek aluminium decking
Toprail:	22 x 22mm (nominal) 'U' shaped satin anodised aluminium capping to top of glass.
Guarding:	21.5mm clear toughened laminated structural glass panels PVB interlayer.
Base fixing:	Mechanically fixed to Cassette®
Fascias:	Polyester powder coated aluminium fascia trim to conceal glass fixings/edge of balcony frame.

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