

CASE STUDY

Rutland Mills
Wakefield, UK



HOURS SAVED*
614 HOURS

EMBODIED CARBON SAVED
2,059 KG




MATERIAL WEIGHT SAVED
907 KG

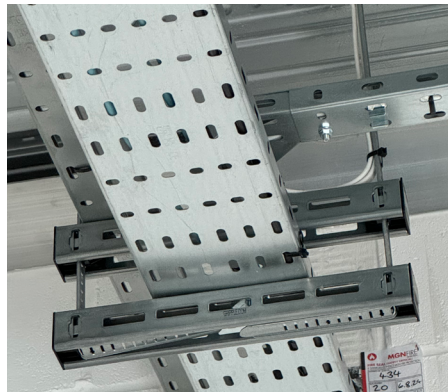
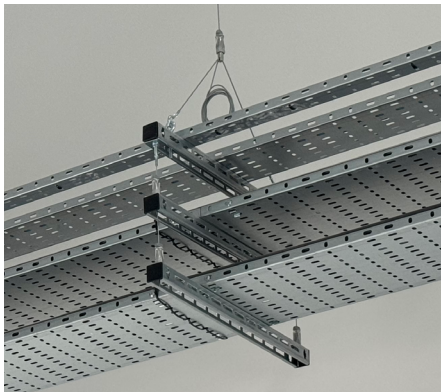
This new build office project is part of the Tileyard North regeneration scheme. Rutland Mills is located next to The Hepworth in Wakefield, West Yorkshire. As part of the works, Morgan Sindall Construction utilised Gripple's **Fast Trak** suspension system along with **UniGrip**, **Universal Brackets** and **Cable Tray Clips** to suspend electrical and HVAC services on-site.

Project Summary

Main Contractor	Morgan Sindall Construction
Subcontractors	KAM Electrical / Cool Air / Morley Vent
Building Type	Commercial / Office
Services	Electrical / HVAC

Featured Products

<p>Fast Trak</p> 	<p>UniGrip</p> 	<p>Universal Bracket</p> 
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"Hot works permits and fire watching activities take up a lot of time everyday we're on-site. By using Gripple products, we saved a lot of time as our team didn't need to prepare hot works permits each morning or wear additional PPE as all Gripple suspension solutions can be installed quickly and safely without having to cut, file and hot dip each component."

- Stephen Barrett, Project Manager, Morgan Sindall Construction -

SAVING SUMMARY

	Gripple solution	Traditional method
Overview	Fast Trak, UniGrip, Universal Brackets, Cable Tray Clips and QT Compact Clamps	Channel, threaded rod, channel nuts and munsen rings
Installation Time	178 hours	793 hours
Total Material Weight	1,179 kg	2,086 kg
Total Embodied Carbon	2,677 kg	4,737 kg
Total Labour Cost	£5,343	£23,789

*Figure based on one installer working for eight hours a day at £30 per hour

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..... PROJECT DETAILS

Rutland Mills was completed in 2024 and is included within Tileyard North's 135,000 sq. ft masterplan. Tileyard North has become the UK's largest creative community outside of London helping to boost Wakefield's creative industries.

Tileyard North is a historic complex of nineteenth century mill buildings in Wakefield which had been derelict for 20 years. As part of the refurbishment, the developer was able to retain over 80% of the original building fabric. Morgan Sindall Construction was then appointed as main contractor to deliver Rutland Mills, a four-storey new build office development as part of the wider scheme.

As main contractor for this project, Morgan Sindall Construction's team would typically appoint 'fire watchers' throughout any new build site to ensure all hot works are performed in a safe manner to comply with building regulations. Hot works can involve the use of angle grinders and other equipment which apply heat to prepare building materials on-site. From an M&E perspective, this can involve various subcontractors cutting threaded rod, channel and other materials into specific lengths so they can be used to suspend building services. Gripple's range of M&E suspension solutions are manufactured in Sheffield and are prefabricated prior to being delivered to site.

Morgan Sindall Construction opted to use Gripple on this project as they were able to eliminate the requirement for hot works permits and fire watchers as all wire and track

suspension systems supplied by Gripple are ready to be installed straight from the box with no material preparation needed.

Gripple's innovative **Fast Trak** system was installed throughout by subcontractor KAM Electrical to suspend cable tray from the metal decking on each floor. Fast Trak is made up of a prefabricated slotted channel, whilst a patented 'Track' and 'Cartridge' allows you to safely install a complete trapeze bracket up to six times faster than traditional rod and strut. On the top floor of the building, various subcontractors utilised Gripple's **UniGrip** wire rope kits to suspend air conditioning units and electrical containment from the purlins above.

For every metre of Gripple wire rope specified to replace threaded rod, it is estimated that a saving of 1.2 kg of embodied carbon is made. This equates to a total embodied carbon saving of up to 95% when switching from threaded rod to Gripple wire rope. This installation method ensured a quick, sustainable and cost effective way to install services on-site at Rutland Mills.

In summary, Morgan Sindall Construction was able to deliver a faster and safer building schedule as subcontractors were able to drastically reduce manual handling of building materials and much less time was spent working at height due to Gripple's quicker installation method. The carbon footprint of the site was also reduced as hot works permits, fire watchers and power tools such as handheld angle grinders were not required for suspending M&E services.

