



TEKTON

**Teambuild 2013
Holyrood North Student Accommodation
Prequalification Submission**

Introduction

Here at TEKTON, we view the Holyrood accommodation development as a fantastic opportunity to bring Edinburgh's student accommodation in line with its world class academic reputation. The task of providing a high-quality residential facility, in the historic environs of Arthur's seat, provides a unique challenge that we are eager to meet.

In the modern age, universities are seeking a great deal more from their facilities than in the past; the building must provide good value for its owner, be loved by its residents, sit sensitively within the local community, and demonstrate environmental leadership.

A new accommodation block is a civic monument as well as a working asset, and provides a key part of the service offer of the university, as it seeks the best and brightest students in a global market. In addition, sustainability is a key requirement; the building must be sensitive to its UNESCO world heritage locale, both in style and environmental impact.

We believe that our approach, combined with our research into the environmental performance of a building over its entire lifespan, is uniquely suited to meeting this engaging challenge, and can deliver a first class addition to the University of Edinburgh portfolio.



University of Edinburgh and Tekton - a good fit

Our values

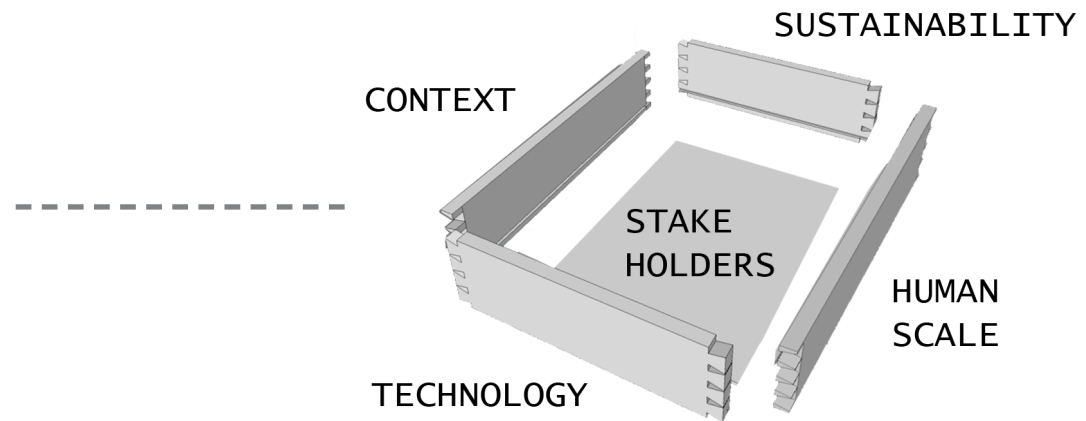
Tekton, a name inspired by the original craftsmen, holds our approach as a company that never loses sight of the finished product. Drawing on the diverse experience of our team of makers and do-ers, we strive to bring together the complex parts of the design process for the benefit of the project's stakeholders at hand-over and beyond. The building must be easy-to-use, beautiful to look at, inexpensive to run and a source of pride for its owner. We achieve this balance by carefully considering all of the stakeholders of our buildings from the very beginning.

We believe our buildings should follow the rhythms of their inhabitants; we aim to provide an experience that feels natural and maintains a human scale.

We believe a building performs best when it is loved; it is cared for and respected. We place particular emphasis on public engagement in all of our projects; a building must not just work well for its residents, but must be taken to heart by the surrounding community.

We believe that the best ideas are fundamental; taking cues from the great inventions of the past and updating them for the modern age.

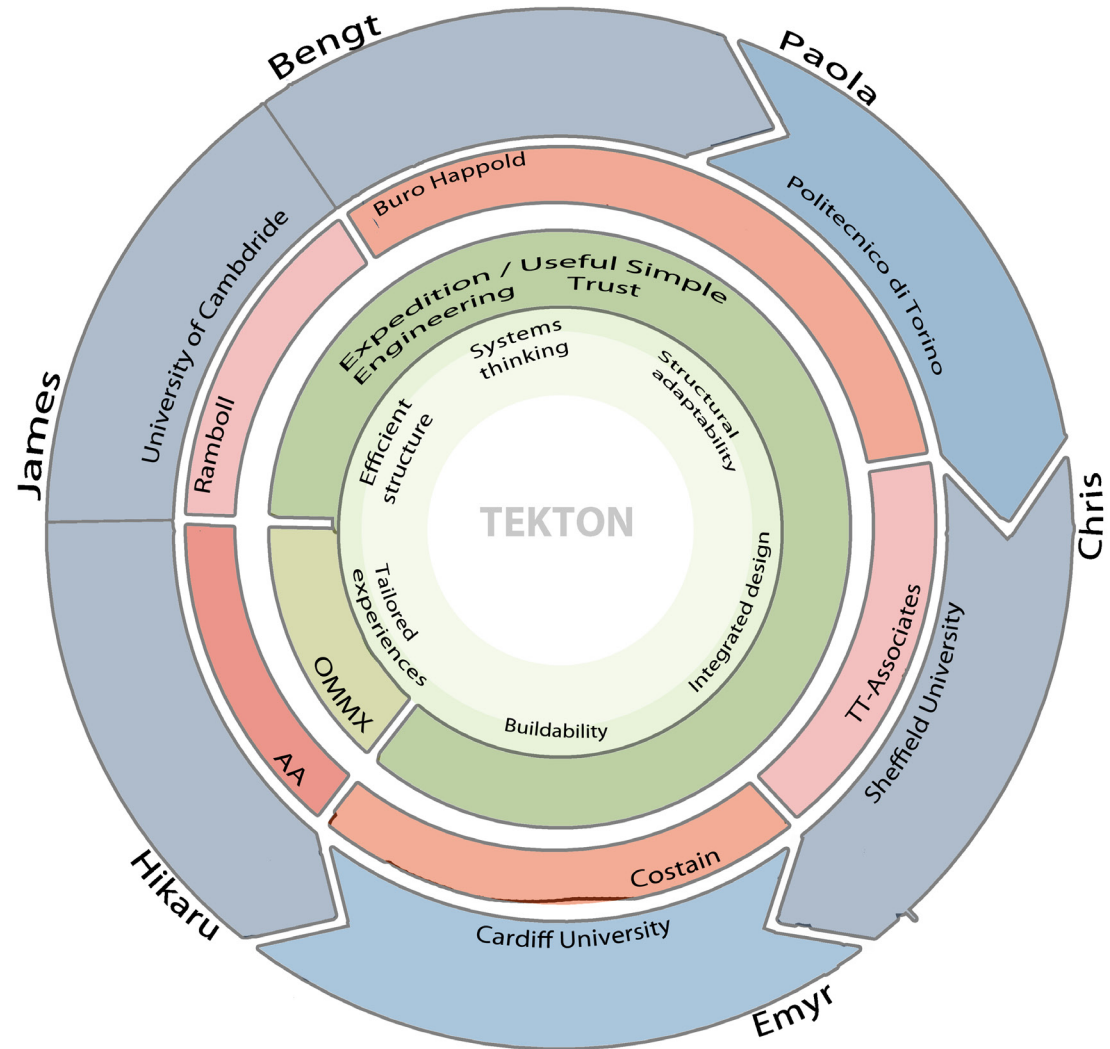
A building must work for many generations, and sustainability underpins everything we do. We believe in locally sourced, appropriate materials, intelligent energy systems and 'gentle' buildings, that touch lightly on their surroundings.



Meet the team

We have a dedicated team of construction professionals eager to meet this unique challenge. We believe that the best designs arise from close collaboration; with everyone pulling together to reach a common aim. This attitude begins within the project team, and grows to include all of the diverse stakeholders on a project.

Similarly, to be sensitive to the delicate requirements of a major construction project, we must first be sensitive to the pressures of each discipline. The whole must always rule the part, all of our designs are tested by the team against our key values and carefully integrated into the overall design.



The Tekton team - drawing on diverse experience and core key skills for successful project delivery

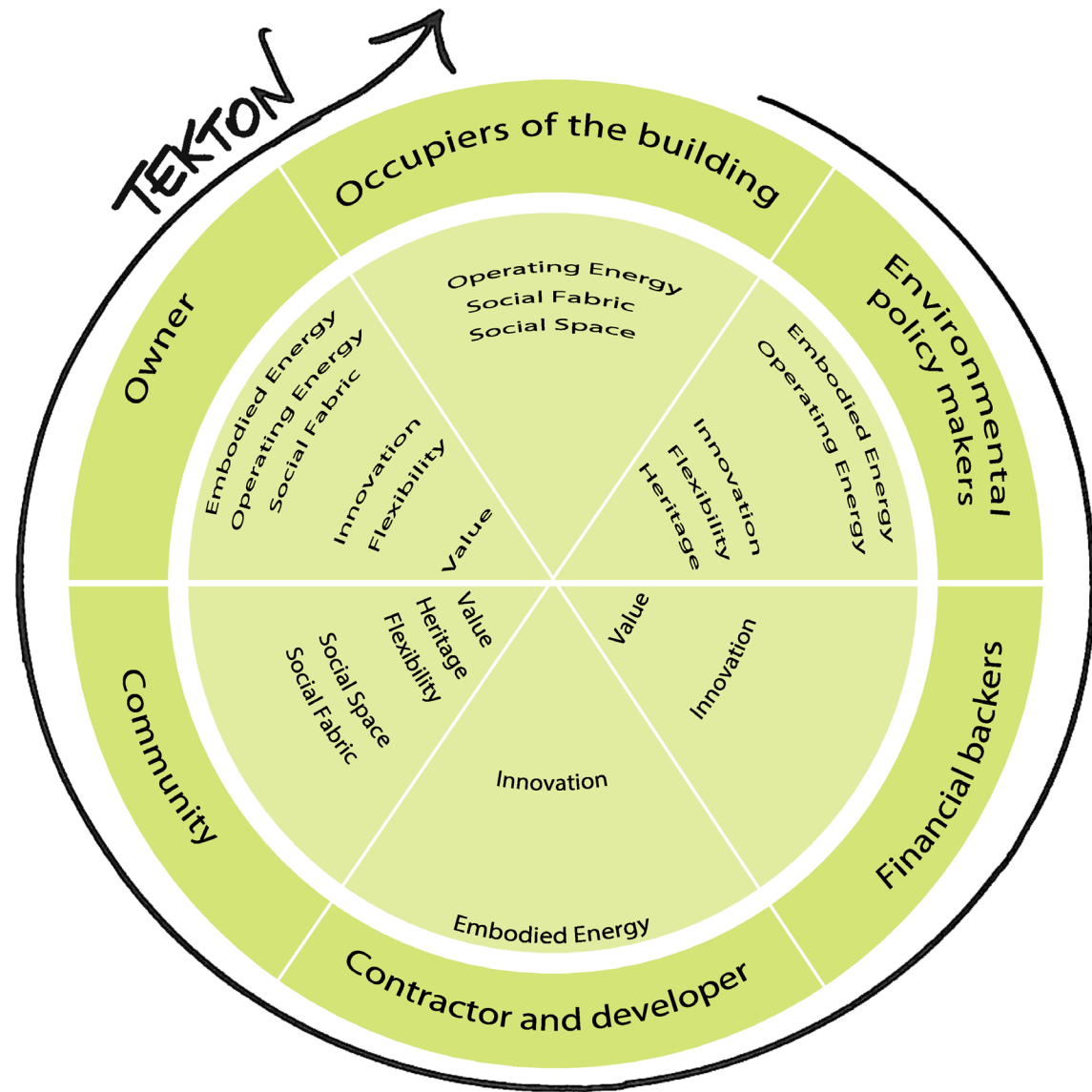
Our methodology

We believe our products must work for everyone who uses them and must be thoroughly appropriate for their surroundings, time and role.

We place paramount importance on exceeding the expectations of the important stakeholders in a project.

A development as important as Holyrood North must remain acutely aware of its responsibilities; this is a building for the ages, and we are incredibly excited about the challenge.

We believe our carefully considered approach can meet the needs of providing an economic scheme, in a historic location, that can attract a new generation of researchers to this world-class university. Moreover we believe that the local community are of huge importance; they must feel that the development is appropriate, approachable and inclusive.



The stakeholders - their values are at the centre of our methodology

Team CVs

Hikaru Nissanke

MA Cantab, AA dip ARB RIBA

Architect

b. 24.05.85



Hikaru Nissanke founded OMMX in late 2010, having worked at both Alison Brooks Architects in London and Shigeru Ban Architects in Paris. Hikaru has worked on a diverse array of projects, ranging from the Centre Pompidou Metz, the redesign of Northampton University Park and Avenue campuses, high density housing schemes, private houses, performing arts centres, all the way through to small scale art installations. Hikaru completed his studies at the University of Cambridge and the Architectural Association. He is currently a unit master at Leeds Metropolitan University and his work has been exhibited internationally.

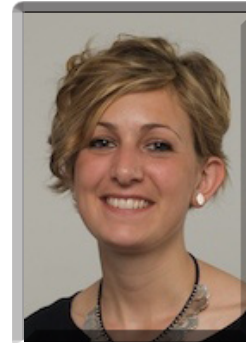
More recently Hikaru came 3rd in an AIA Detroit competition headlined by Daniel Libeskind, which received over 400 entries from 46 countries. His entry to the recent RIBA Forgotten Spaces competition has been included on the shortlist (from 147 entries) and he will be showing his work in an exhibition at Somerset House to accompany the announcement of the winners in October.

Paola Darò

BSc, MSc, ICE

Structural Engineer

b. 25.6.87



Paola graduated from Politecnico di Torino in 2012 with a Master of Science (Hons) in Civil & Structural Engineering.

Paola joined Expedition Engineering in 2012, after a 7 month internship with Buro Happold in London. She has since worked on the detail design of a £5m footbridge at the award winning Chiswick Business Park, as well as on a number of educational and cultural buildings in London and the south of England. These range from the delivery of secondary school science centre to the conceptual design of a 200-room student accommodation building in central London.

She is particularly passionate about the use of advanced parametric design and modelling tools to expedite and modernise the design process.

Emyr James

MEng (Hons), ICE, MIKE

Civil Engineer

b. 01.03.86



Emyr graduated from Cardiff University in 2009 with a M.Eng (Hons) in Civil and Architectural Engineering. He has since worked for Costain, on several projects ranging from a £10 million City Centre Regeneration Project to a £220 million London Power Tunnels Contract for National Grid, where he managed a shift of around 35 operatives and staff as a Senior Tunnelling Engineer. He has a proven track record in delivering major municipal infrastructure projects to time and budget.

Emyr's strengths include problem solving, logistics, planning, project and programme management and managing Health and Safety. He is a participant in Costain's select Director 15 programme, a STEM Ambassador, and sits on the British Tunnelling Society Young Members Committee.

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Team CVs

Bengt Cousins-Jenvey

MA Cantab, MSc (Hons), ICE

Sustainability Consultant

b. 01.10.84



Bengt originally studied architecture at the University of Cambridge before completing his Masters in computational design at UCL.

He then joined Buro Happold and established himself as a senior consultant. Working with architects, civil engineers, economists, environmentalists and planners on numerous city strategies, he became experienced at combining ideas from many different disciplines and building models to inform difficult decisions with limited data and certainty.

Bengt is now undertaking an EngD in partnership with Useful Simple Projects., around the opportunities for designers to improve the life cycle environmental performance of buildings. While looking holistically at the envelope, structure, services and finishes he has developed an in depth understanding of modelling both the 'operational' (heating, cooling, lighting etc.) and 'embodied' environmental impacts (extracting, transporting, manufacturing etc.) of whole buildings.

Chris Mills

MEng (Hons), IStructE

Structural Engineer

b. 03.12.88



Chris graduated from Sheffield University with a Masters in the dual honours course Structural Engineering and Architecture (MEng). Inspired by travels and placements including 3 months working for TT-Associates architects in Vietnam, Chris is particularly interested in the role the built environment, structures and technology has to play in enhancing people's lives.

Since graduation, Chris has worked for 2 years at Expedition Engineering. He has been involved in numerous high profile developments from early to detailed design stages. Key projects have included the design and coordination of the signature facade for a mixed use residential redevelopment in Monaco (within a UNESCO world heritage site) as well as the new \$600million cultural centre in Athens, Greece. On Athens Chris was part of the pioneering team who developed the design of a 10000 m² ferrocement roof canopy through a process of making and prototyping taking it through to tender stage.

Chris has worked in multi-disciplinary teams at a range of design stages and his experience has lead to a good understanding of intergrated design, particularly related to intergrating structure with services and cladding systems.

James Parker

MA Cantab, MEng (Hons), ICE

Structural Engineer

b. 25.6.90



James graduated in 2012 from the University of Cambridge, with an MEng in Civil and Structural Engineering. He joined Expedition Engineering 12 months ago, where he has worked on a number of commercial and mixed use projects in London and the surrounding area. He is particularly interested in civil engineering dynamics and his thesis looked at the impacts of construction on sensitive neighbouring buildings.

These include the £22m redevelopment of an existing office building opposite the British Library, to provide hotel, office and retail accommodation of around 13000 m². James oversaw the construction phase of the project, dealing with client and contractor design changes, as well as providing support to the various subcontractors. At the same time, James led the design of a 6 storey office redevelopment in Oxford, from detail design through to construction.

This experience in the refurbishment sector has provided James with a keen understanding of the role of structural design in a fast-moving, multi-disciplinary environment.

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Relevant Experience

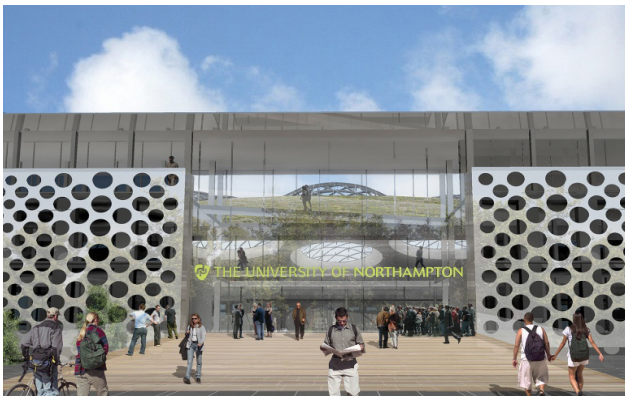
Northampton University

Architect: Hikaru Nissanke
Alison Brooks Architects

ABA's design for Northampton University's Avenue Campus offered a perfect opportunity for a 21C renewal of extraordinary academic architecture. Enlightenment, energy, creative exchange and intellectual achievement of students of all ages and backgrounds is expressed in the new architecture of the Maidwell Building as a flagship of the Avenue Campus.

An urban approach to the campus clearly re-structures its undefined edges and open spaces into a series of smaller scale quadrangles and courtyards, enclosed and outdoor 'Landscape Rooms' connected by pedestrian Boulevards.

The successful integration of landscape and building framework creates a clear new public identity for the Avenue Campus.



UCL Energy Strategy

Consultant: Bengt Cousins-Jenvey
Useful Simple Projects

UCL's campus comprises a diverse mix of buildings of varying age and usage. Coupled with a growing population and the redevelopment of their Bloomsbury site, achievement their HEFCE carbon reduction targets presents a herculean challenge.

USP have worked with the university to help understand their energy usage, appraise energy management processes and set out a clear road map to implement low carbon solutions over the next 10 year.

At the same time, UCL is a leading research institution and so USP works across departments to bridge the gap between research and practice to create a living laboratory for energy reduction.



Clifton House

Project Engineer: James Parker
Expedition Engineering

Clifton House is a £22m redevelopment of an existing 1930s office building, adding 3 new floors to provide around 265 rooms of hotel accommodation, in the environs of the British Library and St. Pancras Hotel.

The project is on a highly constrained site, and a key requirement has been the avoidance of disruption to the busy Euston Road.

The site forms a key approach from Kings Cross station, and the elegant new floors belie an extensive refurbishment operation, conducted to high sustainability standards throughout.



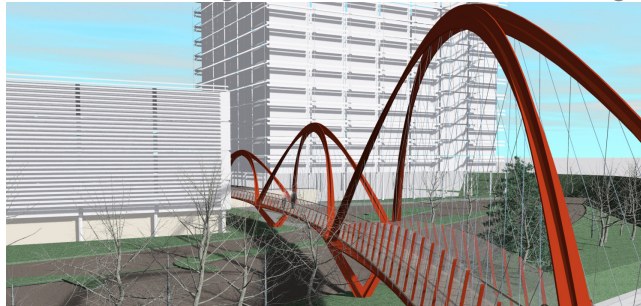
The TEKTON idea

Bengt and Hik fabricated the exhibition 'lighthive':

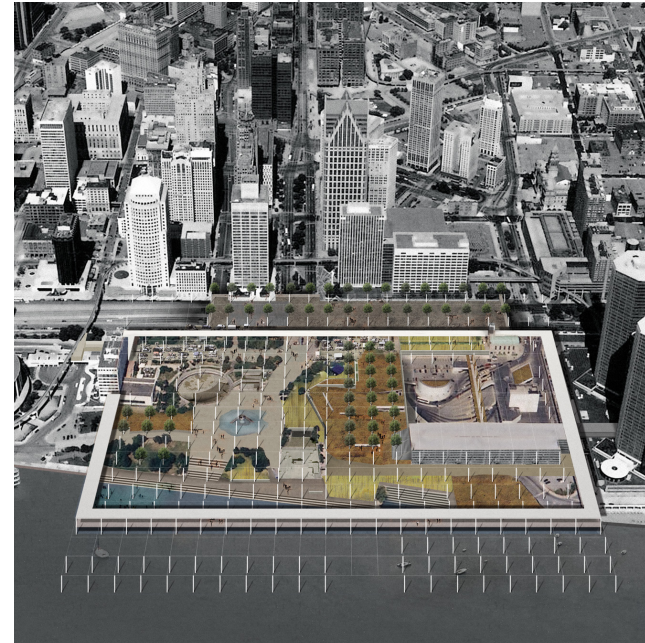


<http://tektionideas.tumblr.com/>

Paola helped deliver the design of the Chiswick Park Footbridge



Hik's Detroit Riverfront plan came third in an international competition



Chris developed and tested ferrocement for a cultural centre in Athens



Chris and Bengt informed the design of a new development in Monaco



Hik's RIBA 'forgotten spaces' entry was short listed:



What inspires us?

