

Wernick[®]
BUILDINGS



Specialists in modular construction



Wernick[®]

BUILDINGS

Wernick[®] Buildings specialise in the design and build of permanent modular building projects. We provide sophisticated and sustainable offsite building solutions which inspire creative architectural individuality with accelerated project delivery.

Continuously responding to the ever-changing dynamics within the construction industry, our building systems embrace the principles of DFMA for ultimate build efficiency.

Our unique approach harnesses all the properties of traditional build performance but with the added benefits of market leading offsite manufacture techniques and technologies.

Learning from over 80 years of experience designing, manufacturing and constructing modular building solutions, we can tailor your project to achieve the very best in offsite construction.

WERNICK[®] MODULAR BUILDINGS DELIVER:



**SUSTAINABLE
DESIGN &
CONSTRUCTION**



**50+
YEARS
DESIGN LIFE**



**FULL
TURNKEY
MANAGEMENT**



**Specific 'Active Office'
UK's first energy positive office**



Swansea University
Bay Campus 'Y Twyni' Building

What we do...

At Wernick Buildings we have a range of modular building products. All our buildings are constructed using steel frame modules which are then encased with a high-performance building fabric.

Offering a range of floor, facade and roof construction options, the design possibilities are extensive, providing the freedom to develop a building specification that meets your needs.

Our product versatility enables us to continuously offer solutions that respond directly to project specific requirements and parameters. We are therefore always able to provide uncompromised real market value solutions whilst maintaining the offsite efficiencies of standardised design.

To fully realise the benefits of our solutions, we recommend you engage with us as early as possible in your project so we can guide you on your offsite journey.

Take the
360°
VIRTUAL
TOUR

Scan the QR code

Realise the potential

Our building systems are designed for aesthetic flexibility and enhanced building performance.

U-values

1. Floor - from 0.10 W/m²k
2. Walls - from 0.12 W/m²k
3. Roof - from 0.10 W/m²k
4. Range of dense floor construction options including timber, concrete and CLT
5. Non-combustible wall panels
6. Robust steel frame structure with 50+ year design life
7. Floor to soffit height up to 3.6m / clear internal spans of up to 12m

Other features

- Brise soleil
- Large format glazing
- Integration with atria or portal frame structures
- Range of roof options
- Compatible with most proprietary cladding systems

Serving key sectors:

- Schools
- Universities
- Healthcare
- Offices
- Leisure
- Industrial
- Commercial & Retail
- Research Facilities
- Custodial
- Defence



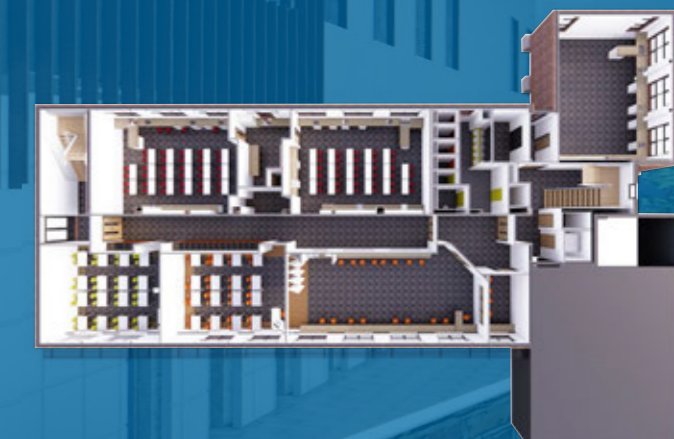
Making the virtual reality

We are led by our desire to deliver the best outcomes for our clients, through well designed, high performance buildings and seamless, efficient construction methods.

We focus on using the methods, tools and technologies that help us achieve this goal.

From virtual reality walkthroughs, which allow you to experience the building before production starts, to 4D construction programmes that improve outcomes on site, we put you and your project at the centre of our service.

We can support your project using BIM.



Go green with offsite manufacture

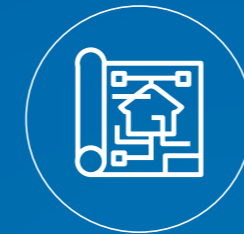
The controlled factory environment in which our buildings are manufactured reduces the environmental impact of the construction process.

-  Energy efficient factory
-  Less waste produced
-  More materials recycled
-  Improved H&S standards

Manufactured under ISO 9001 and 14001



What does offsite mean to us



DESIGN OPTIMISATION

Our modular designs will maximise the premanufactured value (PMV) potential of your project.

By engaging with us at project inception, you streamline the design process, negating time spent 'modularising' existing designs. We'll use our tried and tested modular systems as the basis of your design to provide performance and cost certainty with process efficiency.



SUSTAINABLE MANUFACTURE

The production of the building 'modules' in a controlled factory environment not only improves quality and eliminates defects, but also makes the programme less susceptible to costly delays.

On site factors, such as inclement weather, have no impact on manufacture and the process is more efficient with the added benefit of being able to manufacture multiple stories simultaneously.



SITE PREPARATION

Site work can begin at the same time as your building is being manufactured, drastically reducing the overall build programme. Simplified foundation solutions reduce time and cost whilst minimising your carbon footprint. Reduced work on site also improves the overall safety of your project.

We can also undertake all your landscaping requirements inclusive of soft landscaping, parking facilities and MUGA construction.



DELIVERY & INSTALL

Buildings can be delivered, installed and watertight within as little as one day.

Fit out and finishing can therefore commence immediately which means a safer working environment on a shorter build programme. Maximum time and cost benefits are achieved with minimal disruption to the ongoing operation of your business or organisation.



COMPLETION & HANDOVER

Where PMV is maximised, modules can be delivered to site fully fitted out.

It's then just a matter of applying the finishing touches and connecting to services to start getting a return on your investment. Your local construction team will be sure to provide you with a 'Soft landing' inclusive of training on the use of your new building with a full aftercare service.

Modular programme benefits versus traditional construction: Key construction phases

- Site development & foundations
- Building construction at factory
- Modular units delivery to site
- Building construction on site
- Building fit out

TRADITIONAL CONSTRUCTION

MODULAR CONSTRUCTION





Swansea University
Bay Campus lecture theatre

Providing you with a complete fit out solution

We know it's the fine details that have a positive impact on how your building is experienced.

From door handles to desks and chairs, it's the finishing touches that define how people feel about their environment.

That's why as well as taking care of mechanical and electrical service requirements, we offer a full interior design service that embraces the individuality of your organisation while delivering a practical and attractive environment.





A sustainable future now

As a leading contractor in offsite construction, we understand the importance of sustainability.

We've worked with research and innovation centres to deliver energy positive projects. Our buildings are able to achieve EPC 'A+' and BREEM 'Excellent' ratings, ensuring that the projects we deliver are as environmentally friendly as possible.

Sustainability is inherent throughout all of our services. Modular construction is a very efficient construction method, making optimum use of building materials to reduce waste. In addition, the enhanced quality achieved through factory manufacture results in improved building performance, lowering both your running costs and your carbon footprint.

We can advise you on how to further improve performance by incorporating renewable technologies, including rainwater harvesting, battery integration, and solar or biomass energy.

With you every step of the way

At Wernick Buildings we pride ourselves on our service delivery.

From the outset you will be assigned a dedicated project lead to provide you with a single point of contact and guide you throughout your project.

They will be responsible for overseeing your project from inception to completion coordinating all activities to ensure your project is a complete success.

Working collaboratively, we can take full control of your project and provide a turnkey solution. We have an extensive range of in-house chartered professionals to service your specific requirements and we have our own dedicated construction division to ensure the seamless delivery of your project 'on-site'.

Where specialist services are required, we are happy to work with your preferred service providers or we can appoint from our approved industry partnership initiatives.

No matter what our role, we can tailor our service to best support your project.



The ultimate in turnkey delivery

Our turnkey offering provides you with our very own dedicated and localised construction service.

Each of our Regional Offices employs a dedicated construction team to ensure service quality from start to completion.

As well as managing the installation and completion of your modular building, our construction team will oversee all on-site activities. This includes foundation preparation, service connections and landscaping.

Having a dedicated local team on hand makes communication simpler, giving you greater peace of mind.

Delivering real social and sustainable value

Our membership on a range of national frameworks provides assurance that we continuously offer real project value through cost, quality, sustainability and reliability.

Our ability to provide you with an OJEU compliant direct route to market via a framework of your choice means we can work with you from project inception and guide you every step of the way for ultimate turnkey delivery.

This collaborative approach means you will receive expert advice from the outset, providing both cost and programme certainty. We can therefore design a building that responds directly to your requirements, providing in-built efficiencies for cost and time with opportunity for innovation and project specific social value requirements.



Do it the Wernick® way

With over 80 years of proven success we have tailored our solutions to deliver the very best in offsite construction.

We can provide you with a fast track cost effect, sustainable building, with complete architectural flexibility. Our innovative approach to design, manufacture and project management will ensure we realise the full potential of your building project.

Our controlled manufacture 'offsite' means our buildings deliver excellent quality, whilst greatly reducing waste and pollution on the construction site.

Contact us today so we can take care of your next build project.



Birmingham University
Edgbaston Campus

UNIVERSITY OF
BIRMINGHAM



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