

CASE STUDY

Shopping Centre Roof Refurbishment

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PROJECT

intu Metrocentre Metal
Roof Coating

STRUCTURE

Pitched Metal Sheet Roof

CLIENT

intu Retail

CONTRACT



Located in Dunston, Gateshead, on a former industrial site near to the River Tyne, intu Metrocentre has more than 370 shops occupying 200,000 m² (2,200,000 sq ft) of retail floor space, making it the largest shopping and leisure centre in the UK with almost 15,000 car park spaces.

Additional retail space is available in the adjoining Metro Retail Park and Metro Oasis. Metro Retail Park is situated to the west of Metrocentre. It has the layout of a conventional out-of-town retail park, with large stores such as Barker and Stonehouse, NEXT Home and Furniture village.

With Smyths Toys due to move in to the former Office Depot unit, planned roof refurbishment was brought forward by intu to coincide with the new tenant's moving in.

Although the pitched metal roof was in good structural condition the sheets had started to delaminate badly. Delamination and coating failure can occur anywhere on cladding not just at the cut edges; signs are discoloration or when cracks and blisters can be seen on a top layer. Harsh UV rays lead to fading and can make cladding coating hard and brittle. Over time the UV rays will reduce the protection offered by the manufacturers original coating. The lack of flexibility hinders the expansion of the underlying metal leading to delamination. With the mild steel of the sheet exposed, the sheets will corrode and if not treated in time can lead to a costly re-roofing situation.

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Before



Before

Association Membership



Accreditations



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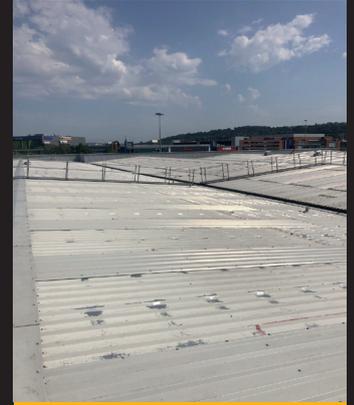
Before



Before



Before



Before

Makers had carried out a full gutter refurbishment on these buildings the previous year, with this being the case the same manufacturer was selected to keep continuity.

GIROSIL is a silicone hybrid coating system for reinstating long-term protection to profiled metal sheets, benefitting from properties which can often provide better protection than the original coating for the following reasons:

- highly UV resistant and temperature from -100oC to +250oC
- remains flexible and can easily accommodate sheet movement
- repels water, preventing moisture from laying on the surface
- will not sacrificially erode
- is solvent free, releasing no VOC emissions
- incorporates laminar flake, offering matchless corrosion control

Once the roof area had been jet washed and prepped in line with the manufacturers specification the product was applied using a spraying system. During the works Makers were asked to form 20 new penetrations in the roof area for heating, ventilation and soil pipes. Flat plate was installed from the ridge down to correctly waterproof the penetrations. Once completed the roof looked fantastic with a 20 year guarantee given on the coating.



After



After



After

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