



# FIRE PROTECTION AT ALDERLEY PARK

## CLIENT

Alderley Park

## COMPANY SECTOR

Science

## KEY ELEMENTS

Site maintenance  
Innovation  
Asset validation



## CLIENT BRIEF

Alderley Park, a sprawling 440-acre site comprising 34 buildings with a mix of laboratories and office spaces, is managed by a prominent UK property management company. In December 2022, EA-RS was enlisted to oversee the site's service, maintenance, remedial, and project works.

The 2023-2024 service and maintenance contract spans a three-year term with a potential two-year extension, covering over 10,000 assets on site. The responsibilities of EA-RS included maintaining fire alarm systems, extinguishers, firetrace, fire dampers, AOVs, dry risers, gas suppression, Ansul, and sprinklers.

## PROJECT SOLUTION

In July 2023, early discussions led to the integration of a permanent Fire Door/Fire Stopping Engineer by December 2023. Currently, EA-RS have four permanent employees on site. The team consists of a Contract Manager, Fire Alarm Engineer, Fire Extinguisher/Firetrace Engineer, and Fire Door/Fire Stopping Engineer. All other disciplines are completed by companies from within EA-RS including Firesec, Vulcan Fire, and Air Projects.

EA-RS introduced innovative solutions, such as the Honeywell Gent CLSS (Connected Life Safety Services) platform, installed in May 2023, to store live data for the site and includes asset information for fire alarms, extinguishers and firetrace systems. The platform allows the customer to see the current state of their systems, shows when maintenances have been completed and provides them with engineers maintenance reports as soon as the maintenance has been completed.

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## CASE STUDY

ea-rs.com

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Additionally, Bolster was implemented in December 2023 for comprehensive asset validation and fire door action recording including inspections, remedial works and fire doorset replacements.

### PROJECT RESULT

The proactive measures and strong collaboration between Alderley Park and EA-RS led to a significant projected increase in the maintenance contract value for 2024-2025.

This partnership's success extended beyond Alderley Park, as EA-RS secured a new maintenance contract for another site, Centre City in Birmingham, in March 2024. The model developed at Alderley Park became a benchmark, with EA-RS now providing advice and assistance for other sites across the country.



## ALDERLEY PARK

*53° 16' 46" N 002° 14' 12" W*

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