



PROJECT

HIGH SPEC FIT OUT OF FLOORS 10 AND 11 AT
6 MITRE PASSAGE, GREENWICH PENINSULAR
LONDON BOROUGH OF GREENWICH

CLIENT

VALUE

£1M

CONSULTANT

SHEPPARD ROBSON ARCHITECTS



ABOUT THE BUILDING

6 Mitre Passage is a new 11 storey office building that was constructed as part of the regeneration of the Greenwich Peninsular, with spectacular views over the O2 Arena, Greenwich Palace, The Thames Barrier and Canada Tower

The superstructure of the building is steel frame with three concrete stability cores located along the northern elevation of the floor plate.

External facades have a unitised cladding system, the frames of which are finished with polyester powder coated aluminium panels and caps with a blue/grey colour glass.

HIGH SPECIFICATION CATEGORY B FIT OUT

The London Borough of Greenwich let the prestigious fit out of the top two floors to Lakehouse under a successful ongoing framework arrangement. The high specification Category B fit out entailed bespoke joinery, partitions and decorations.

Mechanical and electrical alterations were undertaken to maintain the BREEAM Excellent basebuild accreditation.

Phase 1 involved the fit out of the 10th floor; 50% was completed to enable building users to move in as quickly as possible. The 10th and 11th floors were completed as part of Phase 2. The 11th floor location presented some accessibility challenges, which required serious consideration prior to the installation of a moveable wall. Potential issues were overcome by ensuring that each element of the operable wall was made so that it would fit into the service lift. Users can now enjoy the benefits of a flexible space combined with spectacular views.

The top floor of the building is occupied by representatives of Greenwich Council, and will be used to host VIP meetings for the 2012 Olympics.



BREEAM EXCELLENT

As one of the most sustainable new offices in the UK, 6 Mitre Passage has been rated BREEAM Excellent and houses a range of sustainable systems. These include an active chilled beam cooling system, water saving devices such as rainwater harvesting (for flushing toilets), highly efficient condensing gas boilers, and intelligent lighting controls.

SUSTAINABILITY CRITERIA

- BREEAM rating (2006): BREEAM Excellent
- Energy Performance Certificate (EPC) Asset rating: B (Score 36)
- On-plot annual carbon reduction (relative to part L 2006 target): 35%
- Proportion delivered by renewable energy: 11%
- Rainwater harvesting / tank capacity: 12,800 litres