

Phase 4 Complete: Modern Labs Take Shape in Chemistry Building

Phase 4 of the long-running Chemistry LTM project was successfully completed towards the end of 2025, marking another major milestone in a programme of works totalling £65m across the building. The project began in 2018 with Phase 1, which delivered a new nitrogen generation facility, solvent stores and a loading bay.

Subsequent phases have focused on creating flexible, modern laboratory spaces within the Upper Brook Street wing of the building. These upgrades include new fume cupboards, fixed benching, and dedicated write-up areas on each floor, designed with glazed screens to enhance visibility throughout the laboratories.

The £7.5m Phase 4 contract was completed several weeks ahead of programme and within budget, with a cost increase of less than 1% against the original contract value. The phase concluded with only a minimal number of snags, reflecting the high quality of delivery.



This achievement is a testament to the commitment and collaboration of the entire project team, including the main contractor, Henry Brothers, their sub-contractors (William Bailey and Electract), project management (Gardiner & Theobald) and design consultants (Halliday Meecham Architects, Curtins, EDPI and RLB cost consultants), the Projects Group, Faculty teams (academics, researchers, technical project management and infrastructure and facilities staff

within the Chemistry Building), FMC and the Partnering Team.

Importantly, all works have been delivered while keeping the building fully operational, supported by careful decant planning that enabled the occupation of newly completed areas while releasing others for refurbishment.

The final stage of the programme, Phase 5, is now underway. This phase focuses on refurbishing areas within the Dover Street wing, removing redundant equipment, and delivering new workspaces for the Computational Chemistry and NMR Spectroscopy Methodology Groups currently based in the Dover Street Building.

