

CASE STUDY

Fire detection for a prestigious listed building

The Haymarket Theatre

■ THE CLIENT

The Haymarket is a 400 seat, Grade II theatre in centre of Basingstoke which serves the local community, as well as attracting visitors from overseas. The building needed a complete overhaul of its fire detection system which was severely outdated and not fit for purpose. As the building contained multiple areas, it was identified that the risk of a fire outbreak could potentially be catastrophic and a solution had to be found that would enable the rescue of civilians and theatre staff as quickly as possible.



■ THE CHALLENGE

This project had a number of challenges which had to be overcome, namely the constraints of working within a listed building which has ornate high ceilings. As the building is over 150 years old, there are a number of extended areas, narrow corridors and a warren of rooms to be considered. There was also a requirement for the upgrade to take place during the theatre's 4 week recess which meant that the project could not be delayed. Additionally the original company contracted to carry out the work was unable to fulfil their obligation, so we were approached close to the necessary start date in order to recommend the most appropriate fire detection system for the theatre, and carry out the installation, training and future servicing.



■ WHAT WE DID

In 2019 and after a comprehensive survey of the building we were awarded the contract and recommended the Advanced Fire Detection System as this offered a fully flexible solution to best meet the Theatre's requirements. As the building housed a number of rooms and corridors, Advanced has the ability to detect a fire in more granular detail than a traditional zoning fire detection system – enabling attending fire crews to evacuate the building more quickly and efficiently. The open protocol operating system means that we were able to provide the best solution for the theatre and use the system intelligently to integrate with other technologies such as the exiting audio system. In this case, should a fire be detected, the system will automatically cut off the audio system, enabling all visitors, performers and staff to hear the alarm and evacuate the building.

■ THE RESULTS

As a result of documenting a robust project specification, implementing a clear timeline and detailed schedule of works we were able to deliver this project on time and within budget. We initiated a full staff handover to enable staff to test the system as often as required and provided telephone support on an ongoing basis. The Advanced system was the perfect choice for the Haymarket theatre due to the granular level of zoning and integration with other technologies, and is the ideal solution for any multi-room/dwelling building such as residential homes, hotels or schools. .

"The Haymarket is a complex listed building and it was crucial the new fire system linked to our audio system for performances. The team completed the installation to our exacting specification in the very short window we had in-between major shows. I would have no hesitation in using them for future works"

Tom Kesson, Facilities Manager

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