

YMCA City Gateway, Wolverhampton

PROJECT NAME:
YOMA City Gateway,
Wolverhampton

CLIENT:
TDR Mechanical

MARKET SECTOR:
Commercial

CONTRACT TYPE:
New Build

CONTRACT VALUE:
£56k

Completed autumn of 2021, the new YMCA City Gateway centre in Wolverhampton is an integrated mix of social housing, enterprise, early years provision and community services.

The new £8.4m development on a previously derelict site off Cleveland Road in Wolverhampton provides 63 'City-living' studio/apartments, a nursery for local families, dedicated community training spaces, commercial and retail units together with providing a new headquarters for YMCA operations across the Black Country.

Working with local construction company Jessup and M&E contractor TDR Mechanical, Palcon Energy Services Ltd was pleased to play a key role in the project with the design and installation of the building management system to serve the 3-storey central building at the heart of the development.

A centralised MCP control panel comprising Trend IQ4e controllers provides the core of the design and takes control of the heating and ventilation systems throughout the building. A mix of both conventional gas to radiator system zoned heating systems, packaged ventilation plant and Daikin VRF units provide comfort control over the internal spaces.

Extensive integration of packaged plant and monitoring of 3rd party systems to the BMS is provided by a Niagara N4 based Tonn8 controller. Packaged Nuair air handling units communicate directly via dedicated a BACnet MSTP network as do the local SystemAir Variable Air Volume (VAV) boxes. Additionally a Synopsis IQ4e/XNC controller provides direct integration of the Daikin VRF system allowing control functions to be integrated into the system.

Real-time reading of electrical circuits throughout the building are connected via Modbus and utility consumption data is extensively monitored via the use of pulse meters all of which are accessible via the operator interface fitted to the control panel.

