

RAF Coningsby Building 120 Reroofing



PROJECT DETAILS

CLIENT Vivo Defensive Services

PROJECT Building 120 Roof

LOCATION Lincoln

START DATE February 2025

DURATION 7 months

END DATE August 2025

VALUE £400k

CONTRACT TYPE Short form V5

PROJECT BACKGROUND

Constructed in 1940, RAF Coningsby is a WWII-era RAF base in Lincolnshire. RAF Coningsby is one of two RAF Quick Reaction Alert (QRA) Stations, which are essential to protecting the UK's airspace and hosts four Eurofighter Typhoon squadrons.

Building 120 is a live, 1200m² warehouse, used to store aircraft parts and is accessed by both civilians and service personnel. The new roof was designed to cover over the existing roof, which is being used as a liner.

PROJECT DELIVERY

Building 120 is located less than 200m from the runway at Coningsby, so maintaining a debris-free environment was vital for safe aircraft operations. To reduce any related risks, we developed comprehensive RAMs and implemented strict controls. These included tethering all materials and tools, immediately bagging waste, and conducting hourly litter-picking walks to prevent any debris from reaching the runway.

Alongside the external roofing works, we carried out targeted internal structural repairs, including the installation of rafter stays to strengthen the roof's structural integrity. Since the building remained fully operational throughout the project, minimising disruption to staff was essential. We worked closely with the building manager to keep them informed of our planned work areas so they could notify employees of any impacts in advance. We also held daily briefings with key personnel to ensure all potential disruptions were clearly communicated and minimised where possible. When necessary, we established zoned-off work areas to maintain a safe environment for everyone in the building.

Delivering works on time: Proactivity was essential to ensure all protocols were completed early, keeping us on programme. Due to the site's nature, strict security measures were enforced for anyone attending the base. To prevent delays, we coordinated with subcontractors in advance to confirm all CRB and security checks were completed.

Additionally, since we were close to the runway, high winds created challenges for the external works. Therefore, we extended our weekday hours so that if work needed to be paused, we could compensate for the lost time. These measures collectively ensured that progress stayed on schedule and all milestones were met on time.

SCOPE OF WORK

- ▶ Scaffold erection
- ▶ Installation of rafter stay
- ▶ Overclad of existing roof
- ▶ Installation of quilt insulation

"Thank you for your efforts in delivering an excellent project. It is a pleasant change to work with a professional company that delivers as required – many thanks. Look forward to working with you and your team in the future"

Simon Walsh, Project Manager, RAF Coningsby



CRITICAL SUCCESS FACTORS

- ▶ Coordinating closely with stakeholders to minimise disruption
- ▶ Streamlining subcontractor approvals and compliance processes
- ▶ Proactively managed constraints to keep the programme on schedule
- ▶ Developed efficient, safe, working practices