

# Clifford House (GSA), EXETER



**Sector:** Student Accommodation  
**Client:** Kier Construction  
**Scope of Works:** Design and Build  
**Contract Value:** £2.8M

A new 312 bedroom student accommodation project in Exeter city centre for the GSA student Housing company as part of their expanding portfolio. Totus were engaged to provide the complete design, installation and commissioning of the building services for the new development as well as carrying out the M&E BREEAM elements.



Works included 500mm<sup>2</sup> PV array and a CHP that provide renewable energy and help lower running costs. Standby diesel generator to provide back-up of life safety systems, as well as building wide sprinkler coverage, smoke clearance ventilation system and fire alarm system with standalone remote pager coverage.

Totus worked collaboratively with Kier and Interior Designs to ensure the finishes throughout were to a high standard and meet the end users' requirements. In working closely with Kier through all steps of the build process the project was handed over to the client two weeks early with minimal defects.

## Services Provided:

- Telephone and Data Systems
- BMS Controls
- LV Power
- Security Door Access & CCTV
- Photovoltaic Array
- LED Lighting including Controls
- Above Ground Drainage
- CHP
- Addressable Fire Alarm
- Backup Diesel Generator
- Natural Gas Distribution
- Air Conditioning
- Mechanical Ventilation
- Feature Lighting