

CASE STUDY

Glazing & window restrictor audit

Our clients include:

Barts Health

Coventry and Warwickshire Partnership

Sherwood Forest Hospitals

Liverpool Heart and Chest Hospital

Plus more

For glazing and window restrictors, there are two key pieces of legislation your healthcare estate must comply with. The Workplace (Health, Safety and Welfare) Regulations 1992 explains if any glazing materials break, they cannot threaten the health of building occupants, whilst Part D of the Health Building Note (HBN) 00-10 outlines that vulnerable adults shouldn't be able to force a window restrictor open beyond 100mm. Our glazing & window restrictor audit ensures your building is meeting these requirements.



+44 1202 443300

www.topscan.co.uk



Material	Type	o/a Size (WxH)	Glazing	Critical Location	Risk Factor
Timber	Fixed Light	1.27x1.2	GWPP	N/A	Low
Timber	Double Door	1.53x2.1	GWPP	Door/Side Panel	Medium
Aluminium	Double Door	1.65x2.1	Toughened	Door/Side Panel	Medium
Timber	Double Door	1.74x2.1	Pyran	Door/Side Panel	Medium
Aluminium	Projecting Top Hung	1.8x0.57	Double	N/A	Low
Aluminium	Projecting Top Hung	2.69x0.57	Double	N/A	Low
Aluminium	Single Door	1.74x2.1	Laminated	Door/Side Panel	Medium
Aluminium	Projecting Top Hung	1.8x0.56	Double	N/A	Low
Aluminium	Projecting Top Hung	1.8x0.56	Double	N/A	Low
Aluminium	Projecting Top Hung	2.7x0.57	Double	N/A	Low
Aluminium	Projecting Top Hung	2.68x1.47	Double	N/A	Low
Timber	Double Door	1.74x2.1	GWPP	Door/Side Panel	Medium
Aluminium	Single Door	3.84x2.3	Laminated	Door/Side Panel	Medium
Timber	Double Door	1.74x2.1	GWPP	Door/Side Panel	Medium

How we complete your project

Our surveyors will systematically review all of the external and internal windows in your scope. They will determine their condition, make up and restrictor quality, and identify where new glazing and restrictors need to be fitted.

Our compliance teams are managed by ex-NHS estates officers, who can use their experience of working in the healthcare sector to make the best decisions for your buildings.

We can give you the following results:

- Glazing type, condition and compliance with building regulations
- Window types, condition and frame construction details
- Restrictor type and conditions.

We'll give each window an asset number so you can easily identify them, and deliver this information as Excel spreadsheets, AutoCAD drawings or to your CAFM system.

The benefits

Finding in-house staff to carry out your audit can be time-consuming. Choose an independent audit with us, and we'll tell you if anything needs fixing or replacing fast.

With accurate information on your glazing and window restrictors, you can be sure you're complying with legislation and keeping your staff and patients safe. The data we provide will allow you to take steps to repair or upgrade any issues raised, as well as set up PPM to ensure ongoing compliance.

We can run this audit in conjunction with several of our other services, including CAD update, occupancy survey and fire survey.

“I am delighted with the results Topscan have provided the Trust. Following the audit, I was provided a report which included a list of recommendations for remediation works for both the glazing units and the window restrictors, making my job a whole lot easier in this area. There were a few eye openers and actions for me to get to work on straight away.”

David Sanderson, Head of Estates, Facilities & Capital Projects
Liverpool Heart and Chest Hospital NHS Foundation Trust

Liverpool Heart and Chest Hospital **NHS**
NHS Foundation Trust



+44 1202 443300
www.topscan.co.uk
info@topscan.co.uk



Survey Services

Measured Building Surveys
Drawing Verification Surveys
Asset Surveys
M&E Services Surveys
Fire Services Surveys
Medical Gases Surveys
Condition Surveys
Occupancy Surveys
3D Laser Scanning
Topographical Surveys
Building Elevations
Space & Asset Tagging (GS1)



CAD Services

Full CAD Bureau
Drawing Review, Maintenance & Management
Drawing Hosting
CAD Standardisation
2D Draughting
3D Modelling
Elevations
360° Building Virtual Walkthrough
BIM / Revit Modelling
Fire & Evacuation Plans



Scanning

Scan & Print Bureau
Document Scanning
Document Management System Population
Drawing Scanning
Invoice Scanning
Indexing & Bookmarking
OCR
Document Hosting



Compliance

Fire Risk Assessments
Fire Compartmentation Surveys
Glazing Audits
Window Restrictor Audits
Asbestos Re-inspections



CAFM / CMMS

CAFM Population
PPM Planning
CAFM Implementation & Services
CAFM ISP
CAFM Management
CAFM Implementation