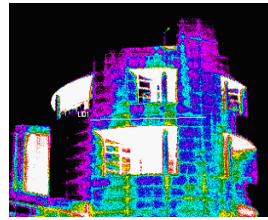
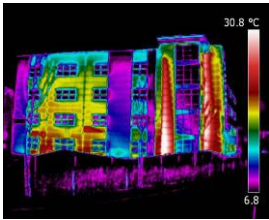


Cladding Assessment

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Project Outline

Our client had recently occupied 2 newly completed industrial and office units and was suffering from moisture ingress problems, draughts within the buildings and higher than expected utility charges.

As part of an initiative to reveal the standard of insulation across the buildings, a thermographic survey was commissioned.

Cladding is favoured in many modern developments due to its uniform appearance, continuous level of insulation, speed of construction and competitive price.

However, the level of insulation is only as good as the standard of construction and we regularly encounter design and workmanship issues.

For best results an internal and external survey was conducted of both properties. Internal surveys were completed during day and external surveys in the evening.

This allowed IRT to map the thermal defects externally and determine the resulting effect internally.

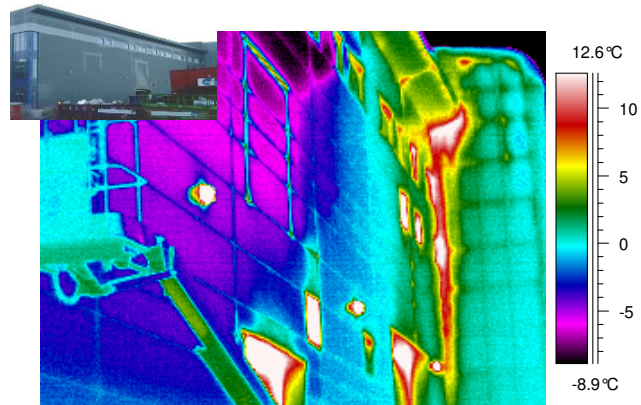
Energy calculations were conducted on the properties and compared to benchmark properties of this type. This allowed a clear comparison of this buildings performance.

Survey Findings

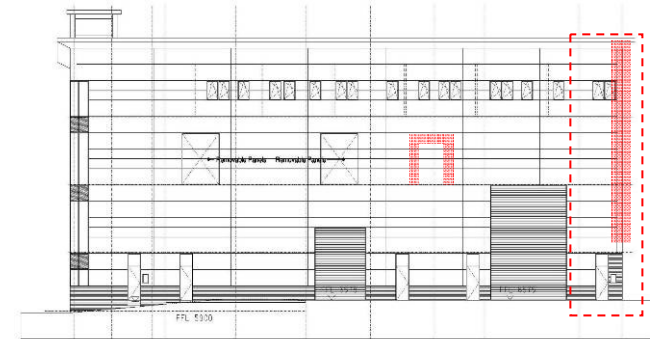
12 major regions of missing insulation were detected across the 2 buildings. Prior to the thermal survey, it was suggested that the ingress was originating from the flat roof. However, thermographic data found that the roof was in good condition with the ingress actually occurring at a cladding panel joint.

Areas of heat loss (in red and white) in the thermal image adjacent are indicative of poorly fitting cladding panels. The building plan pinpoints exactly where the heat loss is.

Investigations such as these allow property owners to not only assess the condition of the property but also to review the standard of workmanship.



Thermal image showing heat loss at poor cladding junction



Building plan detailing heat loss regions on elevation in red.