



UNIV

UNIVERSITY COLLEGE OXFORD

UNIV NORTH DEVELOPMENT PROGRESS SO FAR

OCTOBER 2024











# INTRODUCTION

In April 2024, SDC was commissioned by University College Oxford to produce and issue the inaugural edition of this progress update. Its purpose was to showcase the site as it appeared when we first arrived at the beginning of 2023, and to outline the work carried out since. At that time, significant enabling works had already been undertaken, including site clearance and demolition, service diversions, and foundation works, with construction above ground commencing on both the Nursery and Water Court West.

Since that initial edition, the project has made remarkable strides. Two additional CLT (Cross-Laminated Timber) structures, Water Court East and Walnut Lawn Villa, have now been erected. Our bricklayers are currently focusing on the brick facades, which will ultimately define the character of the development. Internally, we are approaching a key milestone with the completion of bedrooms, and the Nursery remains on track for completion and opening next year.

We trust that you will find this second edition both informative and helpful in keeping you updated on the progress of the Univ North Development.



*“Univ North is transformational for Univ, enabling us to further realise our ambitions with respect to academic excellence, diversity and inclusion. Generous support from our alumni has made this project possible. It will enhance the experience of our students and benefit our whole community.”*

**VALERIE AMOS, MASTER**





1. No. 104 Woodstock Road

2. No. 25 Staverton Road

3. Skirlaw Building

4. Bennet Building

5. Percy Building

6. No. 98 Woodstock Road

7. Nursery

8. Woodstock

9. Greenwood Building

10. Redcliffe Maud House

11. Fairfield Residential Home

12. Water Court West Villa

13. Water Court East Villa

14. Walnut Lawn Villa

15. Fairfield House

16. Banbury Road Villa

17. No. 96 Woodstock House



# PROJECT TIMELINE

SPRING  
2020

PLANNING  
PERMISSION  
GRANTED

JANUARY  
2023

SITE  
PREPARATIONS  
COMMENCE

SPRING  
2023

CONSTRUCTION  
WORK STARTS

SPRING  
2025

NURSERY  
OPENS

AUTUMN  
2025

FIRST STUDENT  
OCCUPATIONS

SUMMER  
2026

PROJECT  
COMPLETE







PROGRESS FROM THE AIR



# PROGRESS FROM THE AIR

Using drones for monthly photography is a great way to track progress on construction sites. It gives a clear, bird's-eye view of the whole project and shows how things are changing each month. This helps project managers spot issues early, keep an eye on safety, and make sure everything's on track. Plus, the photos and videos can be shared with clients, so they can see the progress without having to visit the site. It's an easy and efficient way to keep everyone updated.







This was how the site looked in April with a temporary car park installed for the Fairfield Residential Home to use whilst their access road was removed.





Water Court East's frame is now complete and we are progressing the internal fit out works at pace.













Now that the access road to the care home has been reopened, we have been able to begin construction of Walnut Lawn Villa.









The Nursery's roof has been deliberately coloured to blend in with the terracotta coloured roofs of neighbouring properties









# ONSITE EVENTS



# LITTLE PEOPLE, BIG ADVENTURE

In July 2024, we had the pleasure of welcoming over 100 children from Kids Planet Day Nurseries in Oxford to the Univ North site, where they had the opportunity to get an up-close view of 'Sparkle', our tower crane. The crane was named by Zoe, one of the children who visited in 2023 during a 'name the crane' competition, when it was first installed on site.

The children thoroughly enjoyed speaking with the crane operator and observing the various trades at work. They also had fun colouring, playing in the sandpits we had set up, and each took home a special Univ North sticker as a memento of their visit.









# CRANE RESCUE TRAINING

Whenever a tower crane is erected on site, it's essential that our site team undergo a tower crane rescue training session. This is to ensure that everyone is fully prepared to act swiftly if the crane operator becomes ill or injured whilst at height. The two day session, conducted by a specialist partner is a key aspect of SDC's Safety, Health, Environment and Quality (SHEQ) ethos.

*"This recent training is demonstrative of SDC's unwavering commitment to health and safety. It shows potential clients and suppliers that our construction sites will be managed to the highest possible safety standards."*

Adam Knaggs, Managing Director









## MURAL CONTINUED...

This summer, a new mural was commissioned to decorate a section of the hoarding overlooking Fairfield Residential Home. Created by a local artist, the artwork features the Oxford skyline alongside depictions of both young and old, symbolising the multi-generational living arrangement that the completed development will facilitate.







To celebrate the completion of the second mural, residents of the care home were invited to watch the artist at work and ask questions about the project.













ON THE GROUND















# CAXTON BRICKWORK

SDC takes great pride in having a dedicated team of directly employed bricklayers. Unlike many other contractors who outsource this work, employing our own bricklayers ensures their focus remains entirely on the quality and finish of each brick.

This team, consisting of around 20 skilled individuals—many of whom started their careers with SDC as apprentices—is led by our Bricklaying Manager. His meticulous attention to detail is unrivalled, and the projects they complete frequently win national awards for the exceptional quality of the brickwork.



















Every student room has an ensuite bathroom. These come as pre-assembled and fully plumbed pods which are dropped into place as the frame goes up and simply plugged in.





The blockwork for Woodstock Pavilion at an early stage.



Learn more about the scheme by scanning  
the QR code or visiting:  
[www.univ.ox.ac.uk/about/univ-north](http://www.univ.ox.ac.uk/about/univ-north)



Email: [development@univ.ox.ac.uk](mailto:development@univ.ox.ac.uk)



This Progress update has been produced by SDC Builders, for and on behalf of  
University College, Oxford.