



Univ North Development

Information Update from University College, Oxford
and Construction Partner, SDC



Issue Number 21 – December 2024

Dear Resident,

We trust that this final newsletter of 2024 finds you well. The SDC project team are continuing to make significant progress at the Univ North site even with the extreme weather that has been thrown our way of late.

On the Banbury Road side, we are progressing well. Scaffolding is being installed at Walnut Lawn Villa (which sits adjacent to the Fairfield Residential Home access road) so that we can commence work on the roof. Internal fit out work is already underway to the interior walls and mechanical and electrical (M&E) installations.

Over in the middle of the site, progress to Water Court East and West is moving along at pace. Work to the facades and roofs are continuing, with brickwork being laid when temperatures allow whilst insulation and battens are fixed to the roof ready for tiling.

As the works progress, we will need to use the

Fairfield Residential Home access road for some construction traffic. Because of this we have taken the decision to hold off installing the final road surface finish, until we have demobilized and removed our main cabins from the site. This will include the external lighting scheme, landscaping works and the final road dressing. This re-sequencing of works will mean that the final finished surface will be fresh and free from any damage that may have been caused during construction.

Over at the Staverton Road end of the site, the Nursery is at a stage where we are now commissioning the M&E systems with a temporary electrical and water system. External hard landscaping works to the area are ongoing with particular attention and care being paid to the retained trees.

All works being undertaken within tree root areas are being carried out in accordance with our tree protection strategy and an arboriculturist is present to oversee. Such is the

care being taken that we have been excavating around tree roots with hand trowels so as not to cause any damage to the delicate root systems.

The superstructure to Woodstock Pavilion has now been finished, which is allowing us to work on the roof. Once this is watertight, we will be able to move inside and start the internal fit out works.

Our site working hours over the Christmas break have been finalised and we can confirm that there will be no construction work taking place from the 23rd Dec – 2nd Jan. 24 Hour security will be present during this period to ensure that the site remains safe and secure.

This newsletter is the final edition of 2024, and we sincerely hope that these remain an effective way of keeping residents updated with the project. I'd like to thank you once again for your patience and continued good will as we work through the challenges of the scheme.

On behalf of myself and the wider SDC team, all that remains is for us to wish you a very Merry Christmas and a prosperous New Year.

With kind regards,



George Ilett

Relationship Manager

An Early Timeline of Events



December 2024

- Temp roof coverings to Walnut Lawn Villa.
- Roofing to Water Court Villas
- Woodstock Pavilion internal works starting.
- Christmas shutdown 23.12.24 - 2.1.25.



2025 Key Points

- Nursery handover
- Water Court Villas handover – Q2
- Banbury Road villa will be erected
- Continue internal fit-out of Walnut Lawn Villa
- Internal finishes to Woodstock Pavilion
- Continue with external landscape

Contact Us



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<https://bit.ly/UnivNorthSDC>