Designing LowCarbon FireSafe

innovare
simplifying offsite

Delivering LowRisk RapidBuild

DELIVERING THE REQUIREMENTS OF SPECIAL EDUCATIONAL NEEDS (SEND) AND DISABILITIES SCHOOL DESIGN.

THE INNOVARÉ STORY

Innovaré is an Offsite specialist delivering low-carbon structural and envelope solutions. Our experience and approach make us the ideal partner for any organisation wanting to harness the benefits that offsite manufacturing brings-faster delivery, predictable costs, and low whole-life carbon.

Our purpose is to create exemplar spaces for people to live or learn. We are the market leader in delivering panellised offsite techniques to simplify the construction process and are uniquely placed to be a full-service technology partner bringing the speed, predictability, and cost advantages of working with offsite construction.

Innovaré Offsite has delivered over 350 schools in the 20 years operating in the education sector. The wealth of experience means Innovaré is uniquely placed to support both the procurement and delivery phase of the newly launched Department for Education Construction 25 Framework.

Innovaré Value Proposition

Designing Low**Carbon**Fire**Safe** Products & Delivering Low **Risk**Rapid**Build** Solutions

Imagine a built environment freed from the constraints of outdated methods and thinking. One where inspirational design and advanced manufacturing are integrated to deliver sustainable buildings created around people.

Designing
Low**Carbon**
Fire**Safe**

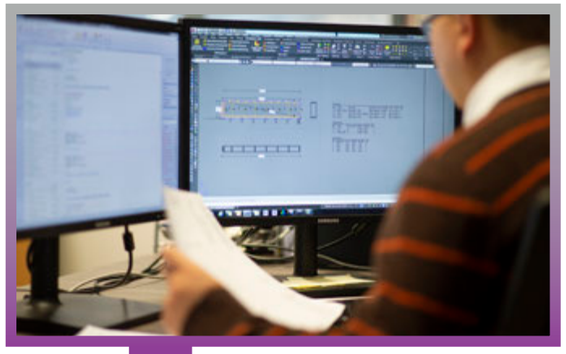
Delivering
Low**Risk**
Rapid**Build**

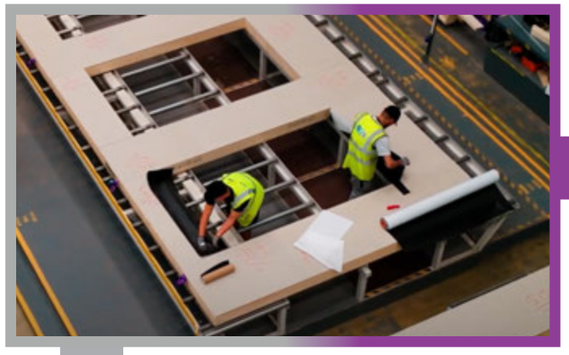
THE INNOVARÉ APPROACH

Design

Our Design Team gets involved with you early in the design, so we can help you get the most out of the unique benefits of our system. This leads to fewer concessions and opens more opportunities for clever value engineering.

Early Involvement from our team means design decisions can be monetised helping inform best value decisions.





Manufacture

Our specialist manufacturing facility in Coventry is a result of investment and R&D in manufacturing systems. Recent investments in the factory have introduced advanced production technology and automated machinery, moving construction from the building site to a highly controlled environment managed by skilled professionals.

Supply

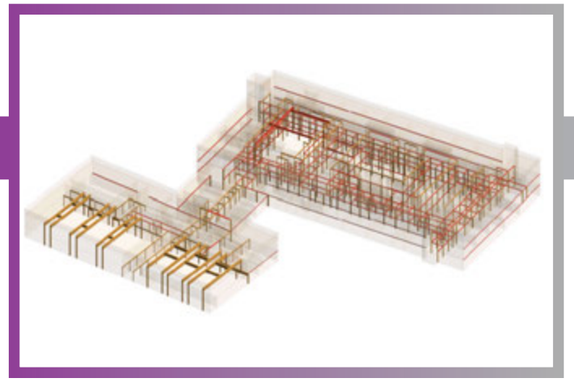
Delivery is carefully scheduled to match assembly to reduce build times and minimise storage on-site. A clear project management schedule is made available to everyone – architect, main contractor and clients – along with detailed drawings and structural calculations.

Project Completion

The Aspire School

Engineer

Our structural engineers provide detailed calculations to ensure that designs are practical and cost-effective.



Install

We work closely with our approved installation teams, building long term relationships which ensure a smooth installation process on site to suit programme. Our Offsite delivery programme offers a more robust and predictable procurement route, less affected by macro-environmental factors such changing market conditions over time, on-site materials and labour supply and risks which can affect how and when sites may need to be developed.

BESPOKE DESIGN & DELIVERY FOR SEND SCHOOLS

Innovaré Offsite delivers bespoke SEN(D) school solutions through an open, collaborative approach that draws on the extensive experience of our bid and delivery managers, gained across a wide range of comparable education projects.

Building Information Modelling (BIM) sits at the heart of our design process, enabling the development of fully coordinated, risk-reduced and accurately costed solutions. This digital-first approach supports rapid project delivery, design certainty, and predictable outcomes key requirements for SEND education environments.

We understand the specialist design principles and detailed technical requirements needed to create successful SEN(D) school facilities. Our approach ensures that every environment is tailored to support diverse learning needs, while remaining practical, robust, and future-ready

Designing Learning Environments for Diverse SEND Needs

On every SEN(D) project, Innovaré Offsite focuses on delivering environments that are:

- Robust and durable, with resistance to accidental damage in high-use areas
- Structurally capable, supporting wall- and roof-hung specialist equipment
- Flexible in layout, enabling improved accessibility and generous movement space
- Clear-spanned, allowing future adaptability as needs evolve
- Thermally optimised, promoting comfort, health, and wellbeing
- Acoustically enhanced, reducing sensory disturbance and improving focus
- Using timber and natural elements helps create calm, reassuring spaces that support children's emotions and behaviour.
- Collaborative, Specialist-Led Solutions

The Aspire School Sittingbourne

Collaborative, Specialist-Led Solutions

Incorporating the individual needs of each school community requires in-depth experience, technical understanding, and empathy. Innovaré Offsite works in close partnership with SEND specialists, architects, and our in-house design engineers from the earliest project stages.

Our role is to translate specialist recommendations into innovative, practical, and cost-effective design solutions, ensuring that ambition is delivered without compromise. This collaborative approach underpins successful outcomes creating safe, inclusive, and inspiring learning environments that truly support pupils, staff, and wider school communities.

Our approach aligns with guidelines for SEND and Alternative Provision, ensuring spaces are correctly sized, flexible and suitable for diverse learning needs, while remaining efficient, adaptable and future-proof.

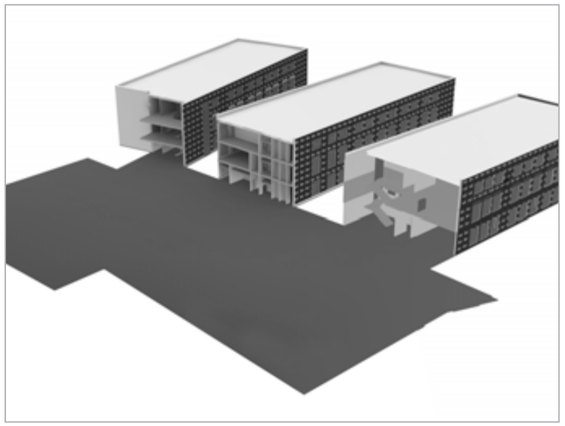
Red Kite Academy, Corby, Northamptonshire

NBS Source PARTNER

i-FAST

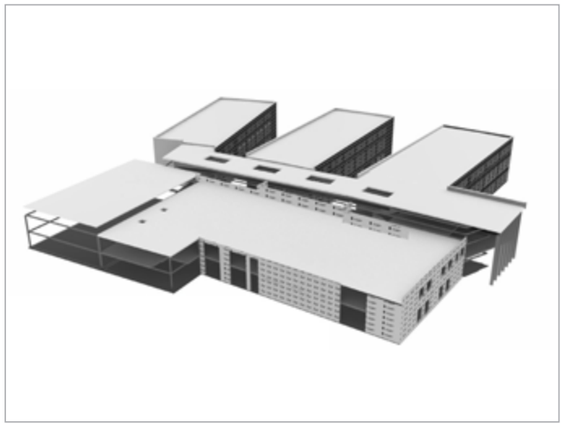
- The **i-FAST** wall panel has been designed and tested to provide inherent fire, acoustic structural and thermal performance.
- **i-FAST** panels can be combined with Innovaré floor and roof components as part of a FULL STRUCTURE solution, or as a WRAP to an independent steel or concrete superstructure.
- **i-FAST** has been designed to give assurance to architects, contractors, specifiers and inspectors alike that the building will deliver performance to ultimately meet the end user's needs.
- **i-FAST** panels can be combined with Innovaré floor and roof components as part of a FULL STRUCTURE solution, or as a WRAP to an independent steel or concrete superstructure.
- Evolution of our award-winning structural timber building system demonstrates Innovaré Offsite's industry-leading position as an innovator in advanced panellised technology.

Our LowRiskRapidBuild Offsite construction Solutions means more control, less disruption, and faster project timelines.



Full Structure:

- Innovaré Full Structure systems are compromised of timber-based **i-FAST** wall panels with a hybrid low-carbon material approach for the floor and roof components.
- Wall, floor, and roof panels deliver a weather-tight and highly insulated structure.
- A fast, low carbon and predictable solution for buildings.



Wrap:

- Innovaré i-FAST wall panels can also be used to wrap around a steel or concrete frame providing a rapid, cost-effective building envelope.
- Highly efficient to build, with offsite manufactured and low carbon integrated components.
- With high thermal performance and air tightness for lower running costs and reduced operational carbon.

(PMV) Pre-manufactured Value:

- Inclusion of factory-fitted windows and external cladding, including cavity barriers and fire stops, is a natural evolution of the **i-FAST** panel..
- The inclusion of these components and the increased size of panels provides a faster weather-tight structure and overall acceleration of the construction programme.
- The factory manufacturing environment means improved quality of interfaces and lower air tightness combined with enhanced levels of quality control and traceability.

NBS Source PARTNER

DESIGN APPROACH

The below outlines the Key Criteria, approach and detailed design requirements for SEN Schools and how the Innovaré i-FAST system respond to these needs.

Design Approach & Detailed Design Requirements		How the Innovaré i-Fast System Responds
The Design Approach	Robustness	Providing robustness and durability to take into account of the likely accidental damage including wear and tear caused by wheelchairs and other mobility equipment. All internal and external walls are rated Severe duty to BS 5234. Technical specification documents for factory fitted boards and Innovaré K10 are available on request.
	Access	The Innovaré i-FAST approach is flexible and adaptable to deliver the designer's brief to create a simple and clear layout with accessible circulation routes. The spanning capability of timber or concrete floor systems provided wide open spaces and broad circulation routes.
	Space	The i-FAST component panelised construction (Category 2) allows for flexibility in wall layout to provide the space needed for moving around with use of specialist equipment and safe clearances around furniture and other equipment. Integrated steel or timber framing as part of a hybrid structure allows staggering of internal walls. Framed wall panels provide excellent racking resistance against wind loading.
	Flexibility & Adaptability	Schools need to be flexible for everyday use and over time to meet the future changing needs of children with SEN and disabilities. Internal and external walls can be engineered to be moved or removed; future proofing spaces so their function can change over time. 3D model of structural components submitted as part of OEM.
	Health & Well-being	School buildings should promote health, and well-being creating pleasant and comfortable spaces to all. Thermal comfort, good ventilation and minimising disturbance from sudden background noise are key issues. Innovaré i-FAST Wall and roof systems provide U-values from 0.2 to 0.1 W/m²·K. Intermediate concrete floors provide thermal mass of 113 kJ/m²K and the buildings can achieve air permeability of <1m3/hr/m2 @ 50p.a
	Environmental Sustainability	Schools should achieve a high quality of sustainable design aligned to all the DCSF's (Department for Children, schools & families) sustainability framework. Under Environmental school buildings should minimise any negative impact with efficient use of energy and resources. The use of timber in both i-FAST offsite manufactured systems serve to maximise sequestered carbon dioxide and minimise embodied carbon. The i-FAST building fabric thermal and air tightness can minimise operational carbon through reducing energy consumption. Timber procured from certified PEFC or FSC sustainable sources

DESIGN REQUIREMENTS

Design Approach & Detailed Design Requirements			How the Innovaré i-Fast System Responds
Detail Design	Building construction: elements & finishes	Walls	Walls may need to support heavy equipment (for example, wall bars in a physiotherapy room and grab rails in toilets etc.) The i-FAST wall systems provide for withdrawal capacities up to 5kN per fixing into solid timber within walls and ceilings. Support for coordinating the design forms part of the Innovaré service..
		Floors	Floors should be easily maintained, impact resistant and hard wearing. The Innovaré system can include either timber cassette floors, or precast concrete units. The appropriation of either can be dependent upon a range of factors including Output Specification and the requirement for thermal mass.
		Ceilings	Ceiling layouts need to ensure coordination between tracking for hoists and other elements such as services, roof lights, and other equipment. The structure must be able to support hoists and tracking in toilets/changing, physiotherapy spaces. The i-FAST systems provide for withdrawal capacities up to 5kN per fixing into solid timber within ceilings. Support for coordinating the design forms part of the Innovaré service.
		Daylighting	Daylighting is an important criteria for all schools and particularly important for children with limited mobility to have a connection to the outdoors and view out. The Innovaré i-FAST systems are capable of including for a broad range of window sizes, areas of curtain walling and roof lights. These can easily be integrated into the structure of both wall and roof panel components.
		Stairs & Lifts	Stairs which comply with the Approved Document Part M and also lifts which are essential for vertical circulation of wheelchair users are specific requirements. The Innovaré scope can include for both stairs and pre-cast concrete lift shafts subject to the specific school design.
		Doors & Door Openings	All openings and doors must be wide enough to give easy access to everyone, including disabled people. The Innovaré i-FAST systems can accommodate flexible door opening widths and heights to suit any size requirement.

NBS Source PARTNER

DESIGN REQUIREMENTS

Design Approach & Detailed Design Requirements			How the Innovaré i-Fast System Responds
Detail Design	Environmental services & sustainability	Acoustics	Many children with SEN and disabilities have a particular reliance on good room acoustics and sound insulation – between rooms and from outside noise – for their access to learning. Timber stud framed internal partition walls can achieve up to 60 dB DnTw with standard dry lining systems.
		Heating & thermal comfort	Extremes of temperature cause discomfort, particularly for children with SEN and disabilities, who may be more sensitive and have complex health needs. Buildings with exposed thermal mass combined with night cooling and/or ground-coupled ventilation may help to keep internal temperatures stable. Innovaré i-FAST Wall and roof systems provide U-values from 0.2 to 0.1 W/m²·K. Intermediate pre-cast concrete floors provide thermal mass of 113 kJ/m²K and the buildings can achieve air permeability of <1m3/hr/m2 @ 50p.a.
	Warm water/hydrotherapy pools		Hydrotherapy pools are used by vulnerable people and must be safe and accessible. Successful design will include vapour tight membranes or lining systems in combination with hygrothermal modelling to quantify risk of interstitial condensation. Innovaré can undertake condensation risk assessment and U-value calculation conducted with specialist software according to BS EN ISO 13788 and BS EN ISO 6946.”

Thames Park School – Net Zero Carbon in operation.

St Mary’s Catholic Voluntary Academy, the UK’s first biophilic school.
- Matthew Ling photography

MEETING NET ZERO CARBON IN SEND SCHOOL DESIGN

Innovaré Offsite delivers bespoke SEND school environments that combine net zero carbon performance with inclusive, specialist-led design. Sustainability is embedded from the earliest stages, ensuring carbon reduction informs every decision not as an add-on, but as a core design principle

Low-Carbon, Fabric-First Delivery

Using a fabric-first, timber-based construction approach, Innovaré reduces both embodied and operational carbon while creating calm, comfortable learning environments:

- Timber structures that sequester carbon for the lifetime of the building
- High-performance building fabric with low U-values and airtight construction
- Optimised layouts and clear spans in line with BB104 guidance, supporting accessibility and adaptability
- Controlled offsite manufacturing to reduce waste and improve build quality

Timber’s **carbon performance** is **110 times** better than steel...

...Enabling you to meet **Net-Zero Operational Carbon** targets.

Designed for Wellbeing and Performance

Net zero SEND schools must balance energy efficiency with wellbeing. Innovaré designs for thermal comfort, acoustics, daylight, and air quality, reducing sensory disturbance and supporting positive learning outcomes.

Through collaborative working with architects and SEND specialists, we deliver sustainable, inclusive schools that meet BB104 area requirements while achieving long-term environmental performance.

Timber’s **thermal performance** is **384 times** better than steel...

...Enabling you to meet **Net-Zero Operational Carbon** targets.

Staffordshire University’s Forest School.

NBS Source PARTNER

MANUFACTURING

Taking the process into an advanced manufacturing facility allows construction to at last enjoy the productivity gains other sectors take for granted. By re-engineering the way that construction projects are delivered and taking full advantage of the offsite opportunity, we complete projects to tighter schedules and with fewer defects.

Innovaré 's offsite production processes supported by BIM technology enhanced building accuracy, together with delivering predictability of construction programs and costs. Reducing the construction time by at least 30% provides overall cost savings and lessens construction liabilities.

Innovaré offsite improves project predictability by working in a central, controlled factory environment. The benefits include reductions in material and labour costs, minimised on-site storage space, quicker completion, and a faster Return on Investment because buildings can be occupied sooner.

FIRE RESISTANCE TESTING

At Innovaré Offsite, we are dedicated to pushing the boundaries of what's possible in offsite construction. Our recent investment in advanced fire resistance testing reflects this commitment.

The Innovaré i-FAST panel has undergone rigorous testing to ensure its performance and longevity. As leaders in offsite panellised technology, we have enhanced the key advantages of our panels—strength, dimensional stability, insulation, and acoustic performance—creating a panel that excels in the following critical areas:

- Fire
- Acoustics
- Thermal Performance

The Innovaré Offsite i-FAST fire-resistant wall panels offer minimum 60 minutes of standalone, load-bearing fire resistance, integrity and insulation (REI60). The insulation and board used are A1 non-combustible and meet Class 0 for flame spread. A broad portfolio of panel types are now tested achieving up to REI 120 (120 minutes)

Innovaré continues to invest significantly in a rigorous regime of full-scale and elemental fire testing. Due to the limited height of fire resistance test rigs in the UK, we have conducted fire resistance testing at 5 meters in Dubai. Since the direct field of application (DAP) and extended field of application (EXAP) do not permit extrapolation of height, testing outside the UK has been necessary.

This pioneering effort provides precise, validated data for our off-site timber panellised structures, enhancing confidence in fire safety compliance. It represents a significant advancement in delivering LowCarbonFireSafe building products and LowRiskRapidBuild solutions.

By investing in comprehensive testing, we are not just meeting expectations; we are redefining them. In short, we've done the hard work so you can specify and build with confidence. When you design, engineer, manufacture, and install your project using Innovaré, you are choosing proven fire safety that propels your projects forward with assurance and compliance.

Our testing in Dubai, at the world's only 5m test rig, sets the standards and leads the field in respect of providing a fully tested and compliant solution.

QUALITY ASSURANCE

At Innovare Offsite, we believe quality isn't something to be checked at the end of a project, it's something you build in from the very start.

Digital quality management systems play a crucial role in enabling that approach providing visibility, streamlining collaboration, and ensuring that what is designed is precisely what is delivered. Yet, technology alone is not the answer. True transformation comes from how organisations apply these tools, create the right culture, and drive continuous improvement. Software can illuminate opportunities, but it's leadership, discipline, and commitment to efficiency that turn those insights into measurable outcomes. For us, digital quality management is not just about adopting a system it's about shaping an environment where innovation and quality go hand in hand.

Using Plan Radar, Artic, and cloud point surveys has allowed us to create a joined-up way of working where quality is built in from day one. For our clients, that means fewer delays, fewer surprises, and complete confidence in the outcome. Using a digital quality management system transforms quality from a reactive process into a proactive advantage, making offsite manufacturing and construction faster, safer, and more reliable.

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SOCIAL VALUE

At Innovare Offsite we are committed to delivering sustainable, ethical, and inclusive outcomes across all our operations.

As an offsite manufacturing company, we recognise our unique role in contributing positively to the communities in which we operate, reducing environmental impact, and promoting social and economic well-being. We define social value as the benefits that our work delivers to society beyond the immediate outputs of our services. Our policy is guided by the principles of the Public Services (Social Value) Act 2012 and reflects our commitment to:

- Economic regeneration
- Social inclusion
- Environmental sustainability
- Community engagement

Social

- Employing a diverse workforce for the delivery of the service
- Collaborating with the voluntary and the local charity sector (find out more about our involvement with DIY SOS and also the Veteran Contact Point project in Warwickshire)
- Improving skills and access to digital technology
- Supporting the local community/school pupils with educational visits and factory tours. (see: school pupils visit to support the Rockwood Academy project).
- Company-wide implementation of an LMS (Leaning Management System) to enhance and increase learning opportunities
- Approaches that encourage wellbeing and mental health

Economic

- Job creation and employing people from a local community or disadvantaged groups
- Training and development opportunities / creation of apprenticeships
- Opportunities for SMEs including Voluntary, Community and Social Enterprises
- Advertising subcontracting opportunities to diverse supply chain
- Increasing productivity in construction in line with Industry and Government growth agenda

Environmental

- Reduction in waste to landfill
- Enhanced building fabric performance to lower carbon emissions (operational carbon)
- Hybrid material approach which maximises timber to provide carbon storage (sequestered carbon)
- Optimised use of materials which minimise carbon emitted during processing (embodied carbon)
- Development of automated production and increased PMV (Pre-manufactured value) to reduce waste and carbon emissions
- Factory located in Coventry ideally located to delivery projects in the Midlands with minimal carbon emitted during transportation
- Sustainably sourced materials (FSC)

Aspire School

Education Sector- Case Study

Aspire School is a special free school in Sittingbourne for children aged from 4 to 11 years. It offers specialist provision for children with ASD or speech, language, and communication needs.

The design was developed in close collaboration with the architects and Grove Park Academies Trust following an in-depth review of SEN schools and their facilities. The aim was to create an environment that inspires young people and nurtures lifelong learning experiences.

The new building used the Innovaré sustainable panelised superstructure solution. The integrated design and manufacturing process delivered greater freedom to create a building that enhances the day-to-day life of users while meeting sustainability and energy efficiency goals.

Careful design consideration was given to promoting engagement, well-being, and achievement of learners.

Aspire School aims to offer outstanding provision for students and be a leading school for children with ASD and SLCN. The school plans to develop links and provide expert support to other schools and the wider community.

Project	Aspire School
Client	Kent County Council
Contractor	BAM Constuction
Architect	Bond Bryan
Value	£9m
Location	Sittingbourne Kent
GIFA	3,250 m²

Caroline Gibbs – SEN Design Expert said:

"The design of the school aims to provide a cohesive and inspiring educational facility. The learning experience of those with learning difficulties can be greatly enhanced by removing distractions and providing a safe, structured environment alongside clear routines in the classroom.

The elements of comfort, relaxaation, motivation and inspiration are all essential to the SEN learning experience and must be considered if pupils are going to engage with, and enjoy, the environment they are within whilst helping them to feel safe."

Bosvena School

Education Sector- Case Study

Bosvena School in Bodmin is a transformative new specialist provision for learners aged 5 to 16 whose needs cannot be met within a mainstream environment. Each student has an Education, Health and Care Plan (EHCP) linked to their Social, Emotional, and Mental Health (SEMH) needs. Opening in September 2025, the school is the result of a strong partnership between the Special Partnership Trust (SPT), Cornwall Council, and the Department for Education (DfE).

The successful completion of Bosvena School was made possible through a collaborative effort between Innovaré Offsite, Bowmer + Kirkland Ltd, the Department for Education, and Stride Treglown. Together, this partnership ensured a seamless design and build process, from concept to handover, with Innovare's offsite expertise at the heart of the project's success.

Innovaré delivered the Low Risk Rapid Build full structure solution using our 208mm i-FAST panels. i-FAST is a patented timber based wall panel solution with intrinsic fire, acoustic, structural & thermal performance. By integrating factory-fitted windows and external cladding directly into the i-FAST panels, we provided a faster, more predictable route to weather-tightness. This not only reduced programme times but also improved build quality through the precision and consistency of offsite factory manufacture.

Bosvena School is a shining example of how Innovaré Offsite is redefining the way schools are built. By leveraging the Low Carbon Fire Safe i-FAST system, we delivered a sustainable, high-quality structure at speed and with precision. The result is more than just a building — it is an inspiring and supportive learning environment that will serve generations of students, their families, and the wider community.

Project	Bosvena School
Client	Department for Education
Main Contractor	Bowmer + Kirkland
Architect	Stride Treglown
Location	Bodmin Cornwall
Innovaré duration onsite	9 weeks
Completion date	22/11/25
Installer	Advanced Timber Erecting Ltd
What did Innovaré build	SEND School
Innovaré Product	208mm i-FAST
Innovaré Solution	Full structure with PMV
Total GIFA m²	2096 m²

Photo Credit: Bomwer + Kirkland

NBS Source PARTNER

Horizons Academy

Education Sector- Case Study

OFFSITE AWARDS 2025 FINALIST BEST USE OF TIMBER TECHNOLOGY

Designed by Arc Partnership and procured via the SCAPE Framework, Innovaré Offsite were appointed by main contractor Morgan Sindall Construction to design, engineer, manufacture and install our multi-award-winning i-FAST panelised system with the inclusion of factory fitted windows and external cladding for the new £30 million Horizons Academy, built on the former Ravensdale School site in Mansfield. The academy will support 160 pupils aged 7–19 with special educational needs (SEN)..

This purpose-built facility offers a specialist environment tailored for children with social, emotional and mental health needs. Sensory zones and calm spaces support well-being and learning. To create a 'small school' feel, each key stage is housed in four to six classrooms, with satellite dining areas designed to reduce sensory overload from larger communal spaces.

Innovarés #LowRiskRapidBuild i-FAST panel integrates structural strength, fire safety and exceptional thermal and acoustic performance into one standalone panelised system. It exceeds 60 minutes of fire resistance without relying on additional linings or claddings. Each panel is faced with A1 non-combustible boards and factory-filled with A1-rated stone wool insulation. The system's staggered stud layout minimises thermal bridging and sound transmission while offering enhanced protection during fire scenarios.

Engineered to form external and internal walls, floors and roof cassettes, the prefabricated i-FAST panels provide structural integrity, loadbearing strength, and enhanced fire, thermal, and acoustic performance. These panels reduce concessions during design and construction, enabling intelligent value engineering and faster build times compared to traditional methods.

The Innovaré i-FAST panel provides significant advantages by being pre-manufactured with factory-installed windows. This feature accelerates construction, allowing buildings to become weather-tight more quickly. By completing more work in the factory, the system reduces the amount of on-site labour needed, enhances quality, and ensures a more consistent build. Additionally, it contributes to improved air tightness and overall building performance.

Project	Horizons Academy
Client	Nottinghamshire County Council
Contractor	Morgan Sindall
Architect	ARC Partnership
Installation team	Plotform
Framework	Scape
Overall total project value	£30m
Location	Mansfield
Innovaré Product	384mm i-FAST panel
Innovaré Solution	Full Structure
Total GIFA m²	4201 m²
Project Completion	October 2025

Red Kite Academy School

Education Sector- Case Study

In Northamptonshire, there has been a 9% increase in the number of children attending a special educational needs school over the last few years.

Red Kite Academy was created to deliver much-needed school places for children with a range of learning difficulties and special educational needs.

The benefits of offsite construction were successfully realised when Innovaré teamed up with Architecture Initiative and Ashe Construction to create a new and innovative design to deliver a high quality, airtight, energy efficient building using Innovaré's Timber Panelised System.

The Red Kite Academy provides an inclusive and welcoming environment for a hundred pupils with additional educational needs.

Together with the usual educational provisions, the Academy includes a hydrotherapy pool, a sensory suite and a studio flat to help prepare pupils for independent life.

The Academy is designed to be flexible and adaptable, providing the capability to suit pupils with additional physical and educational needs.

Early design collaboration between Innovare, Ashe Construction and Architectural Initiative enabled the delivery of an efficiently designed scheme. The design teams collaborated to ensure that the design met the specialist requirements set out by the client.

Regular team meetings between Innovaré, Ashe Construction and Architectural Initiative meant that a robust schedule for delivery was agreed in advance and design for M & E services was incorporated within the manufacture of the panels to avoid onsite clashes.

Delivered two weeks ahead of schedule, the development achieved a rapid build programme using advanced timber technology. The enhanced performance benefits achieved using the Innovaré System, will reduce ongoing maintenance and energy consumption costs across the lifecycle of the building.

Project	Red Kite Academy
Client	Northampton County Council
Contractor	Ash Constuction
Architect	Architecture Initiative
Value	£7m
Location	Corby Northamptonshire
GIFA	3,150 m²

Donna Luck – Head Teacher said:

"Watching this school grow into this amazing space, with these wonderful children and staff, is truly inspiring. We know that we are already making a difference, not only to our children, but to their families and the wider community"

Hundven Clements Photography

NBS Source PARTNER

Simplifying Offsite Since 2005

Do you want to get ahead with advanced offsite solutions?

If you're exploring MMC or want practical guidance on integrating offsite solutions into your designs then our Innovaré Offsite CPDs explain how our Low Carbon Fire Safe i-FAST panelised system supports design flexibility while achieving high thermal, acoustic, and fire performance all within a streamlined, Low Risk Rapid Build construction process.

Ready to level up your next project?

Book one of our Innovaré CPD session and discover how early collaboration can transform your project outcomes:

1. Innovaré Offsite Introduction
2. Innovaré Offsite: Designing Low Carbon Fire Safe Products
3. Innovaré Offsite: Delivering Low Risk Rapid Build Solutions
4. Innovaré Offsite: Biophilic Design – St. Mary's School the UKs first Biophilic School
5. Innovaré Offsite: Delivering SEND Schools

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