



CASE STUDY

CYGNET HOSPITAL SHERWOOD, NOTTINGHAMSHIRE

IKO Armourplan PSG & IKO Armourplan P
2,000m²



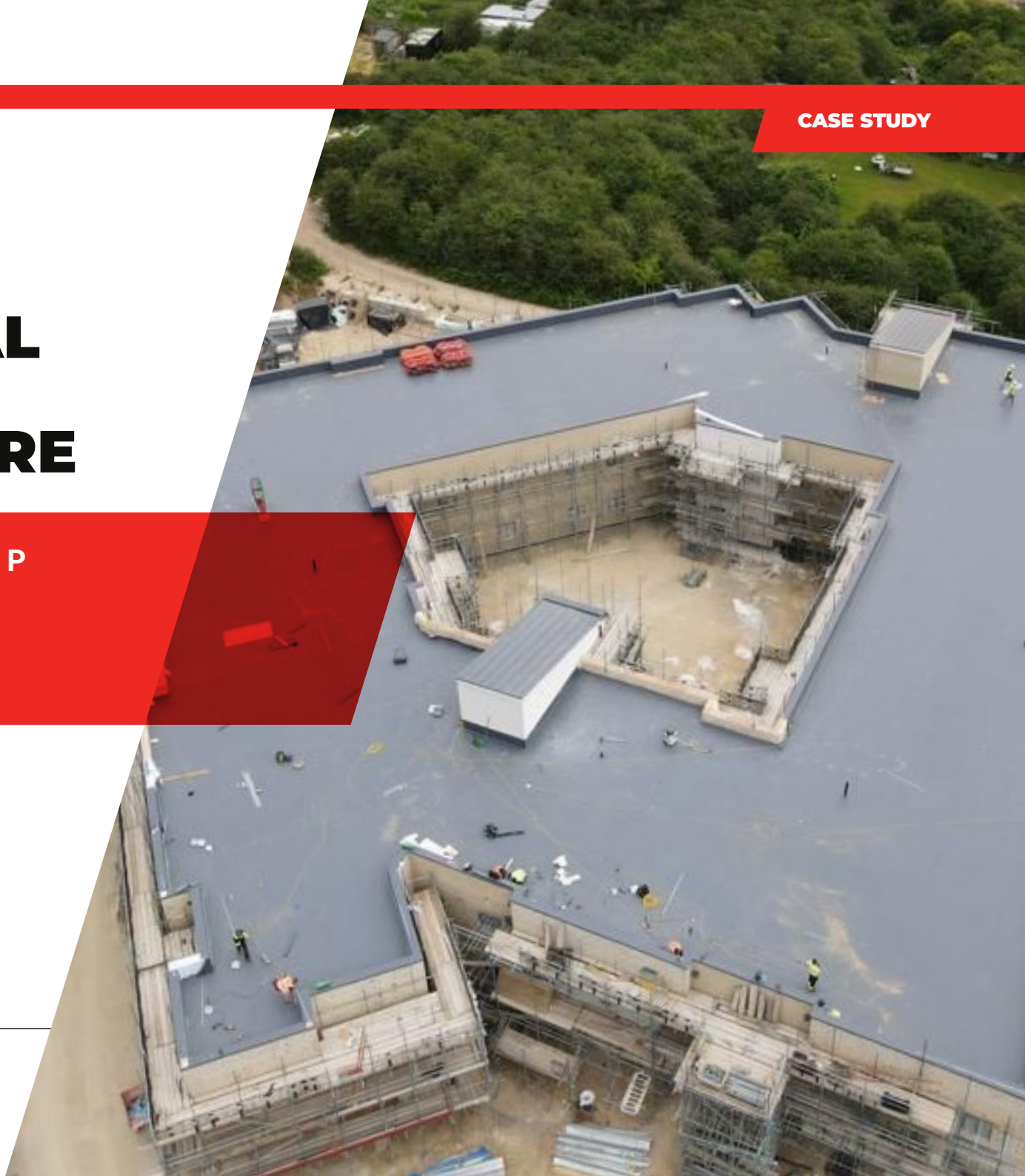
Project sector: Healthcare

CONTRACTOR

Manuka Roofing Ltd



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CASE STUDY

OVERVIEW

IKO, in partnership with Manuka Roofing Ltd, delivered a comprehensive commercial single ply roofing solution for Cygnet Hospital Sherwood, a £20 million mental health facility in Mansfield, Nottinghamshire. Built as an extension to the existing Cygnet Health Care site, this state-of-the-art hospital provides a safe and supportive environment for up to 44 patients requiring intensive mental health care.

The facility features three specialist wards, including a 12-bed paediatric intensive care unit and two 16-bed acute wards, overseen by a full multi-disciplinary team. Beyond supporting those facing mental health difficulties, the development created more than 100 jobs for the local area. The project demanded a high-quality commercial single ply roofing system to protect this critical healthcare infrastructure and ensure reliable hospital waterproofing roof performance.

CHALLENGES

The primary challenge centred on significant moisture issues within the cement screed substrate on the main roof area. This was compounded by an intensive project delivery timeline that left little room for delays. The falling screed specification, implemented to reduce material costs, resulted in high moisture content that prevented proper adhesion of the solvent-based vapour control layer during on-site peel testing.

After multiple failed peel tests with the waterproofing installation at risk, the project faced potential delays that could have jeopardised the facility's critical opening schedule. The complex detailing requirements across the 2,000m² facility, combined with the need for precise coordination between multiple trades on a confined site, added further pressure to an already challenging programme.



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Health and safety management was paramount given the building's function as a mental health facility. The installation team had to implement comprehensive safety protocols while working at height around complex structures, ensuring no compromise on safety standards despite the accelerated timeline.

SOLUTION

IKO provided a complete waterproofing solution that successfully overcame the substrate challenges through innovative collaboration. The main roof area utilised IKO Armourplan PSG membrane with IKO enertherm insulation and IKO Protectoboard, while the canopy areas featured IKO Armourplan P cold roof system and standing seams for the stairwell roofs.

When moisture issues prevented adhesion of the vapour control layer, Manuka Roofing and IKO's technical team collaborated to engineer an effective solution. By fully bonding IKO Protectoboard to the substrate using PU adhesive, a stable layer was created that enabled the vapour control layer to be torched on successfully. This tailored approach resolved the moisture problems and enabled the project to proceed on schedule.

IKO enertherm insulation provided crucial thermal performance with its rigid polyisocyanurate foam core achieving thermal conductivity as low as 0.022 W/mK. The system's certified properties enabled precise thermal modelling to achieve required U-values, ensuring compliance with condensation and heat loss regulations for this sensitive healthcare environment.



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The project benefited from IKO's UK-based manufacturing, with materials sourced locally within 12 miles of the site. This proximity sourcing supported the client's carbon reduction objectives while ensuring reliable supply chain management. Environmental sustainability was further enhanced through responsible waste management and recycling procedures implemented across the construction programme.

Quality control remained rigorous throughout installation, with IKO's dedicated field technical engineer conducting regular inspections alongside comprehensive site-wide safety protocols. The collaborative approach between all parties ensured the project achieved monthly accident-free performance recognition while delivering the roofing system on time and on budget.

IKO GUARANTEE

20 Year Materials & Workmanship Guarantee

PRODUCT / SYSTEMS

- [IKO Armourplan PSG](#)
- [IKO Armourplan P](#)
- [IKO enertherm insulation](#)
- [IKO Protectoboard](#)



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