

# Case Study: Grosvenor Shopping Centre



**Project:**  
Grosvenor Shopping Centre

**Location:** Northampton

**Contracted company:**  
Zenith Pola Flooring

**UZIN sales agent:**  
John O'Hara

**Supporting architect:**  
N/A

**Floor construction working time in hours (approx.):**  
Over a month

## UZIN installation systems

- PE 425 case hardener
- PE 480 damp proof membrane
- PE 280 rapid drying primer
- PE 360 primer
- RR 201 fibreglass reinforcement mesh
- FM 30 industrial top

Over 5000 square metres of problematic flooring was rectified at Grosvenor Shopping Centre using UZIN subfloor preparation products.

## The job / challenge

Following a rip-out of the former House of Fraser site at Grosvenor Shopping Centre in Northampton, a two-storey shell was created to house Primark and Next retail outlets.

Prior to shop fit-out, the project required Zenith Pola Flooring to provide a flooring system for both shops, successfully overcoming problems of water ingress and weak substrate within a tight time-frame. The existing screed was found to be in a poor state, with old adhesive residues, latex and loose material covering

the entire area and numerous wet sections that could not be dried in time, due to water ingress.

Primark's specification required a SR1 tolerance of +/- 3mm over a 2m straight edge, with a finished floor level no greater than 15 mm above datum. Next's specification required a higher tolerance of +/- 3 mm over a 3 m straight edge. Due to differences in level and channels in the floor, it also required a higher level of preparation to bring the floor to the necessary standard before the floor could be installed.





## The solution / implementation

In order to complete the project in the time frame Zenith Pola Flooring needed high quality products from a manufacturer that instilled them with confidence, and also had products that could be used for this situation. Zenith Pola Flooring therefore turned to UZIN for a specification.

To reduce levels in order to comply with datum tolerances, it was first necessary to plane approximately 1300 m<sup>2</sup> to allow the minimum thickness of product to be applied. To plane the entire area down to 50-60 mm and get back to sound concrete or screed would have been time-consuming and economically unviable, calling for an alternative, specialist flooring installation. Therefore, a quick STR grind was carried out to remove any loose surface materials and UZIN's PE 425 case hardener was applied, penetrating the surface of the existing screed and reinforcing the weak and unstable substrate. UZIN PE 480 DPM was applied to the ground floor, and areas that could not be dried in time were treated with UZIN PE 414 Turbo, a rapid drying DPM.



UZIN PE 280 was applied next to the ground floor and UZIN PE 360 to the entire first floor, both rapid drying primers that cure within 45 minutes. UZIN RR 201 fibreglass mesh was then rolled out and FM 30 Industrial Top pumped in, causing the mesh to disperse. This formed a matrix in the screed, increasing its compressive and tensile strength to provide a failsafe solution, which overcame the site's inherent problems, within the given time parameters.

## The result

The client was extremely pleased with the installation and the specification that was created for the project. The subfloor preparation was completed within the time frame and the weak substrate was strengthened.