

CASE STUDY

Horgans Quay Office Development, Cork City



Horgans Quay A Grade Offices are a key component of the Cork City North Docklands plan.

The North Docklands development utilises the riverside location and will provide a mix of Residential, Office, Hospitality and Leisure facilities to meet the needs of a growing 21st Century modern city.

The Main Contractor BAM Ireland secured the contract to construct the O Mahony Pike designed building from the developer HQ Developments.

The team at OMP Architects were keen to select the right materials for the job and undertook a process to provide the appropriate roofing solution.

IKO Permatec hotmelt system was selected and local IKO Approved roofing contractor MS Roofing was awarded the contract.

The system build-up consists of concrete deck, screed, IKO Permatec high penetration primer, layer of Permatec, reinforcement fleece, second layer of Permatec hotmelt, protection layer, 200mm XPS300 extruded insulation, water control layer and 50mm gravel ballast.

PermaTEC, developed by IKO PLC, is a highly advanced and innovative hot melt waterproofing system.

IKO Permatec hotmelt provides environmental benefits as well as market leading performance. Providing zero wrapper waste, lower application temperatures and also available with anti-root protection, the product provides many operational advantages. It is also manufactured in the UK, with a dramatically lower carbon footprint than imported systems.

Project Sector: Commercial Offices

System: IKO Permatec inverted roof

Products Used: IKO Permatec hotmelt system

XPS300 extruded Insulation

Water control layer

Gravel Ballast

Contractor: MS Roofing

Started: December, 2019

Completed: September, 2020

Size: 1800m²

Contact: Martin Cotter

PermaTEC is a specially formulated combination of refined bitumen, synthetic rubbers, fillers and other additives which improve flexibility and fatigue endurance.

PermaTEC is hot-applied in conjunction with carefully selected reinforcement and detailing fabrics and protection layers and is also ideal for inverted or paved roofing areas such as terraces and podiums. BBA Certified, PermaTEC hotmelt system boasts a self-sealing capability and rapid setting characteristics, which will last the life of the building.

