

Blue Sky Building

The Highgate School Project **Programme Review & Construction Traffic Forecast**

For
Highgate School

August 2025

Delivering Quality | Safe & Sound



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Blue Sky Building

Level 5
7-8 Market Place
London W1W 8AG

T: +44 (0)20 7831 5950
E: info@blueskybuilding.com

www.blueskybuilding.com

REGISTRATION NO. 07816133

1. Executive Summary

Blue Sky Building have been commissioned to carry out an overall programme and construction traffic assessment. Related to the proposed construction works and all associated activities, as indicated within the re-development Master Plan, for the Highgate School Campus.

We have included in this report an overall master strategic works programme and overall master vehicle forecast charts, in addition to strategic works programmes and vehicle forecast charts for each of the proposed projects within the Campus re-development proposals. This is an indicative high-level view of the construction activities at the proposed development, based on current design information, the programmes and vehicle forecast charts within this document should be read in conjunction with all other reports.

The current design and supplied information is not sufficiently developed to be able to formulate a detailed programme and or programmes of works. Once the Contractor and or Contractors are appointed, detailed construction programmes must be formulated by them, based on their own selected methodology and the most current design information.

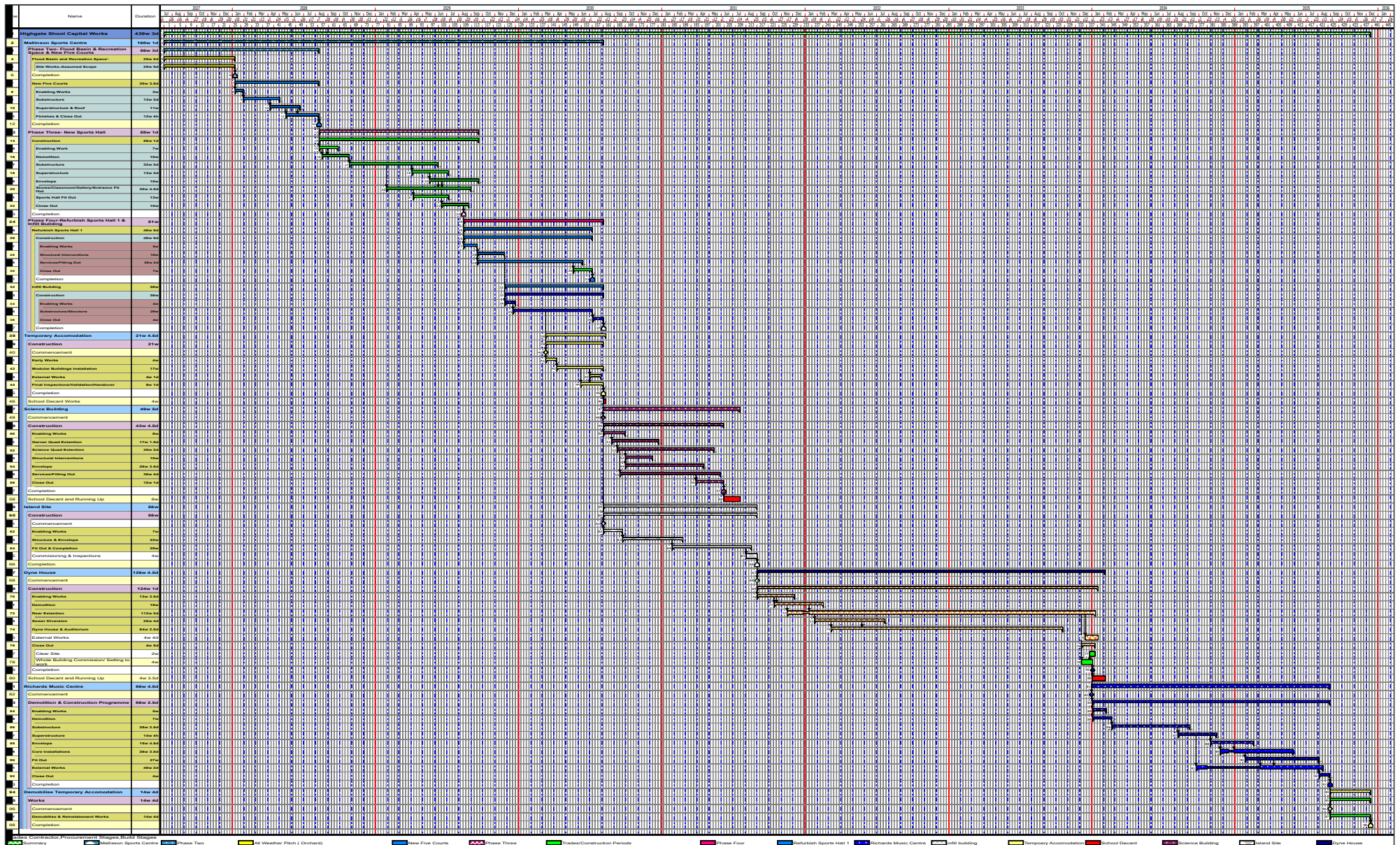
The Traffic and vehicle forecasts contained within this report are indicative estimates of the traffic numbers/vehicle movements which will likely result from construction activities. These estimates are based on the high-level strategic works programmes also within this report and may be subject to change as the design is developed.

We have formulated the figures using standard outputs of likely vehicles used and likely methodologies to be adopted.

Project	Start Date	Completion	Delivery Durations
Mallinson Sports Centre	July 2025	August 2030	114w
Temporary Accommodation	March 2030	August 2030	22w
Science Building	August 2030	July 2031	50w
Island Site	August 2030	September 2031	56w
Dyne House	September 2031	January 2033	128w
Richard Music Centre	January 2033	September 2034	88w
Demobilise Temporary Accommodation	September 2034	January 2035	15w

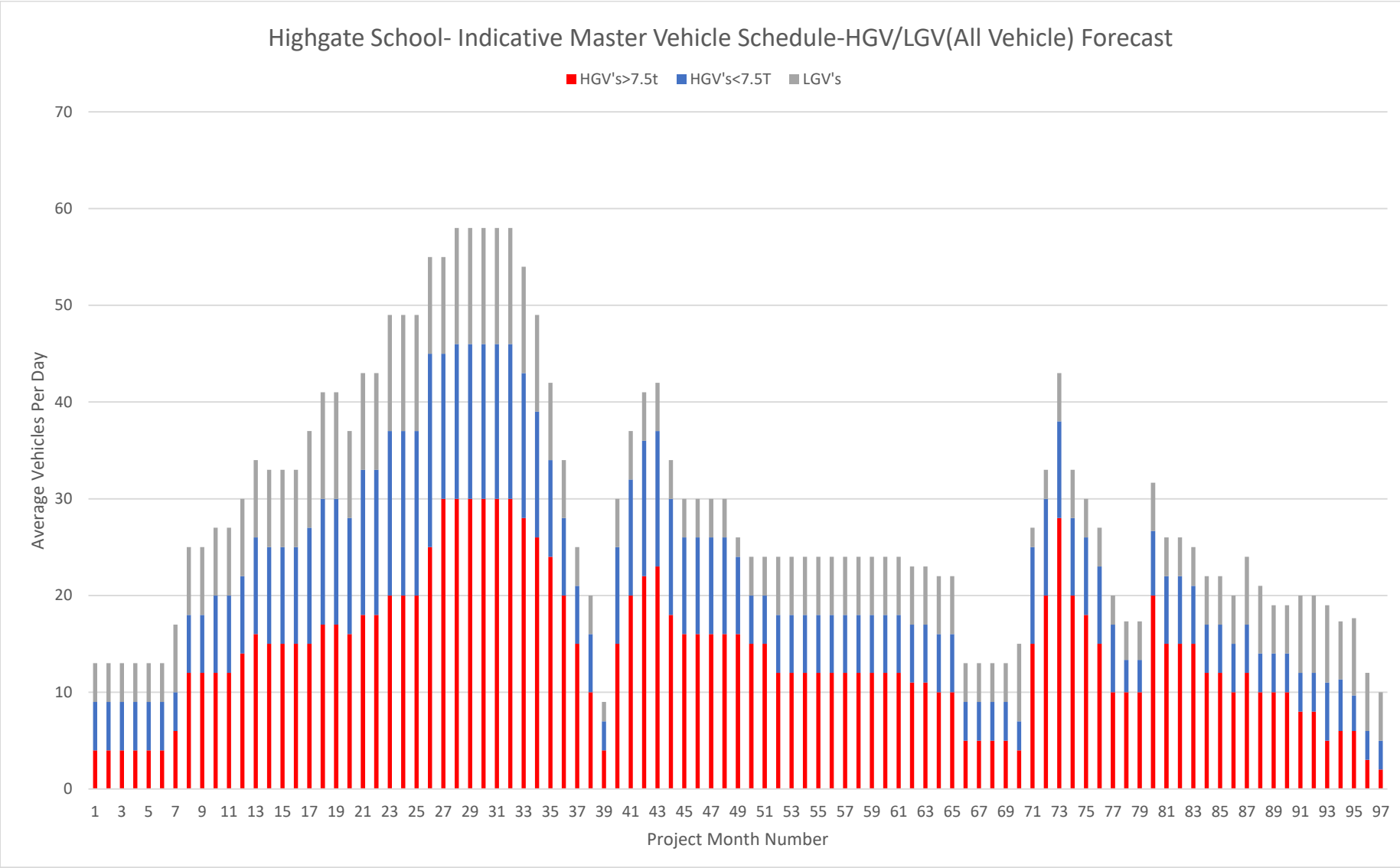
2. Master Programme & Traffic Forecast

Strategic Programme



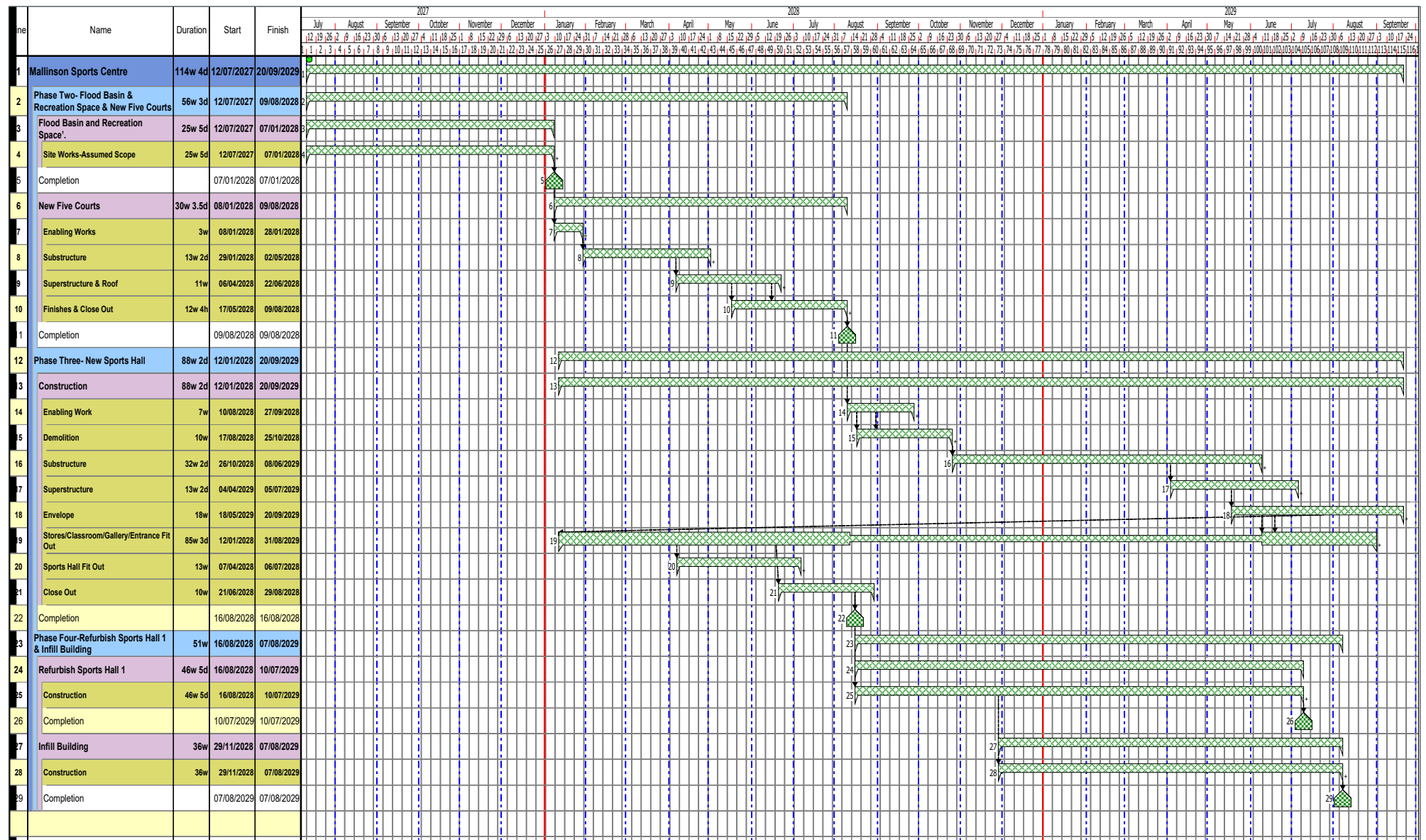
2. Master Programme & Traffic Forecast

Construction Traffic Forecast.



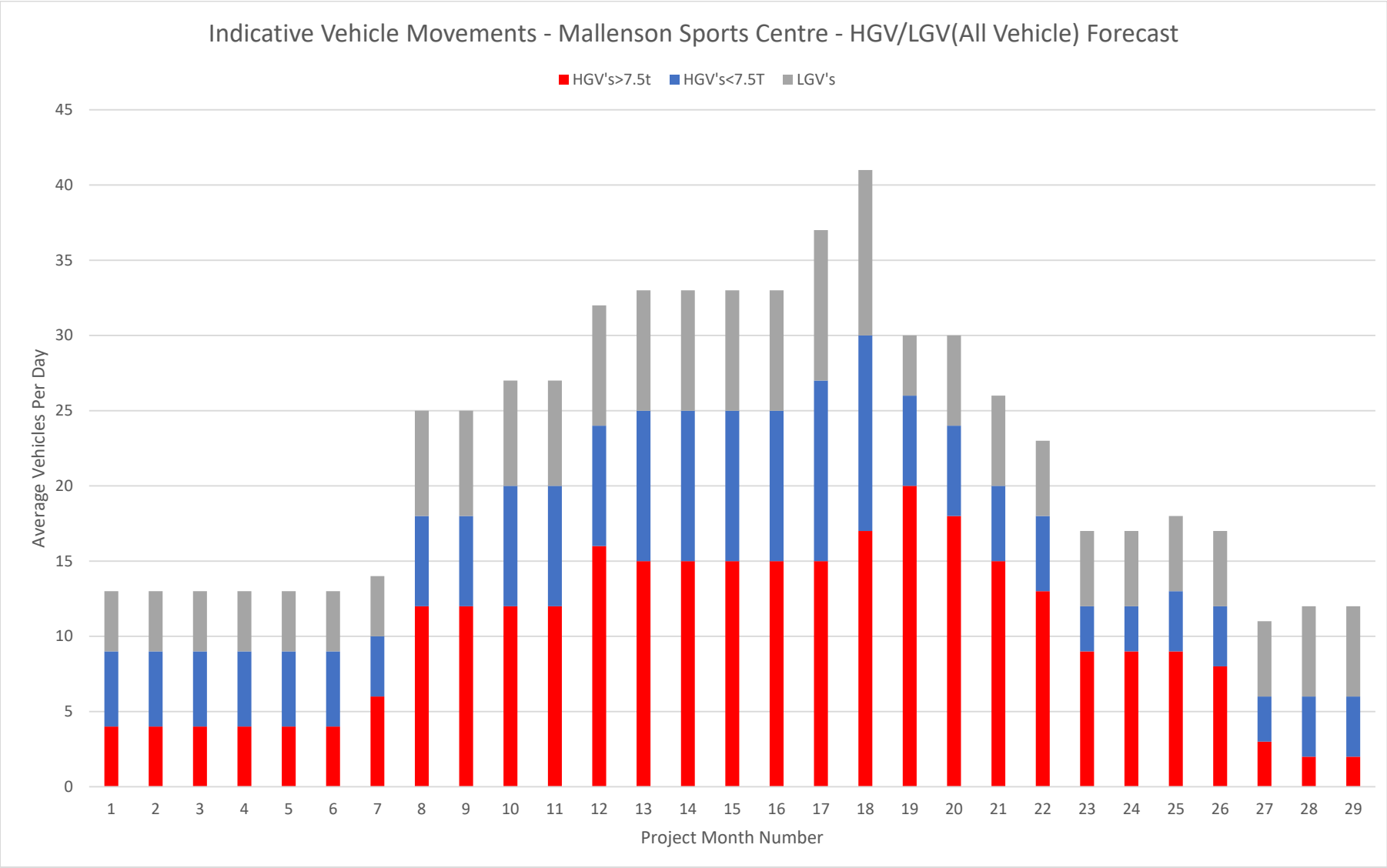
3. Mallinson Sports Centre

Strategic Programme



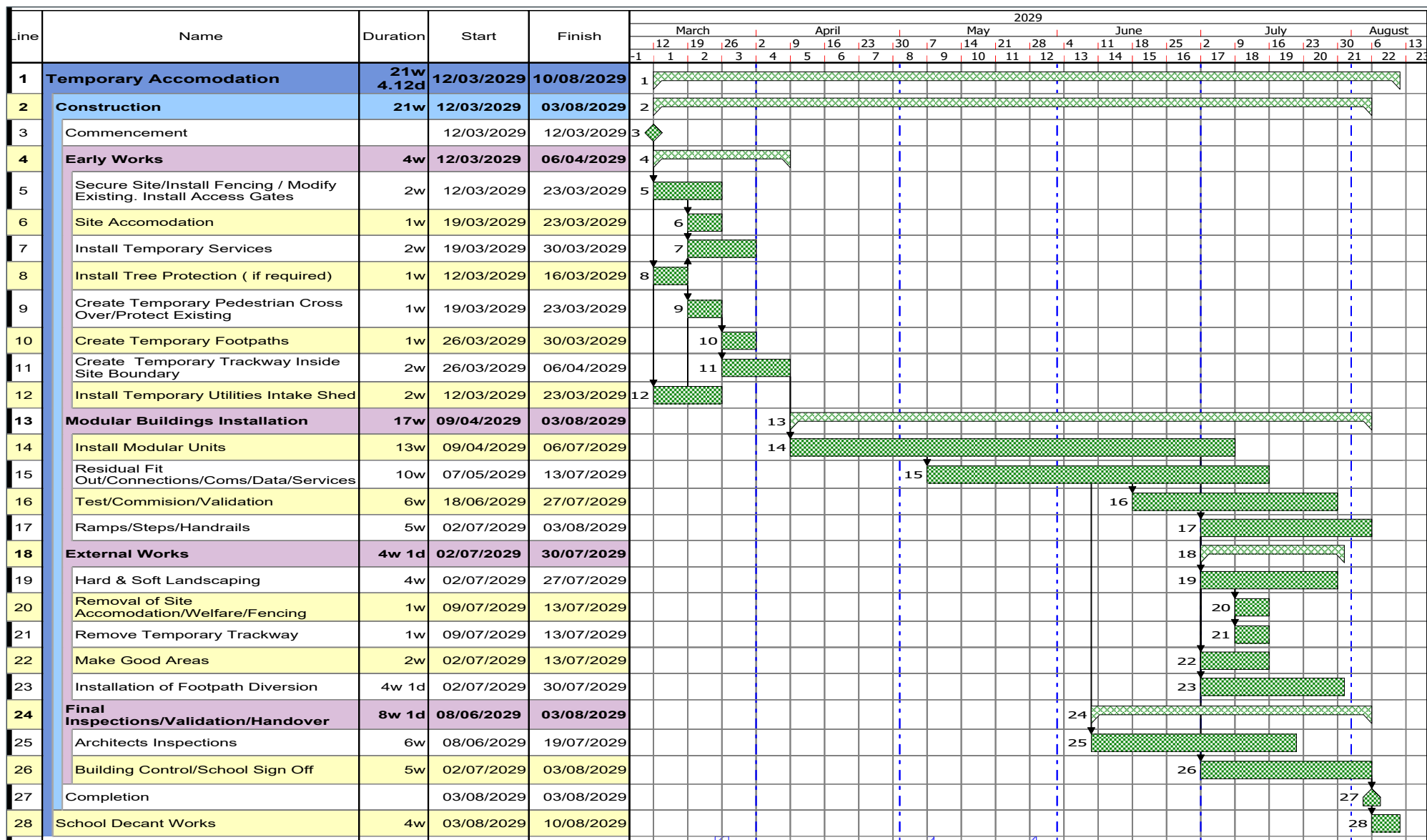
3. Mallinson Sports Centre

Construction Traffic Forecast.



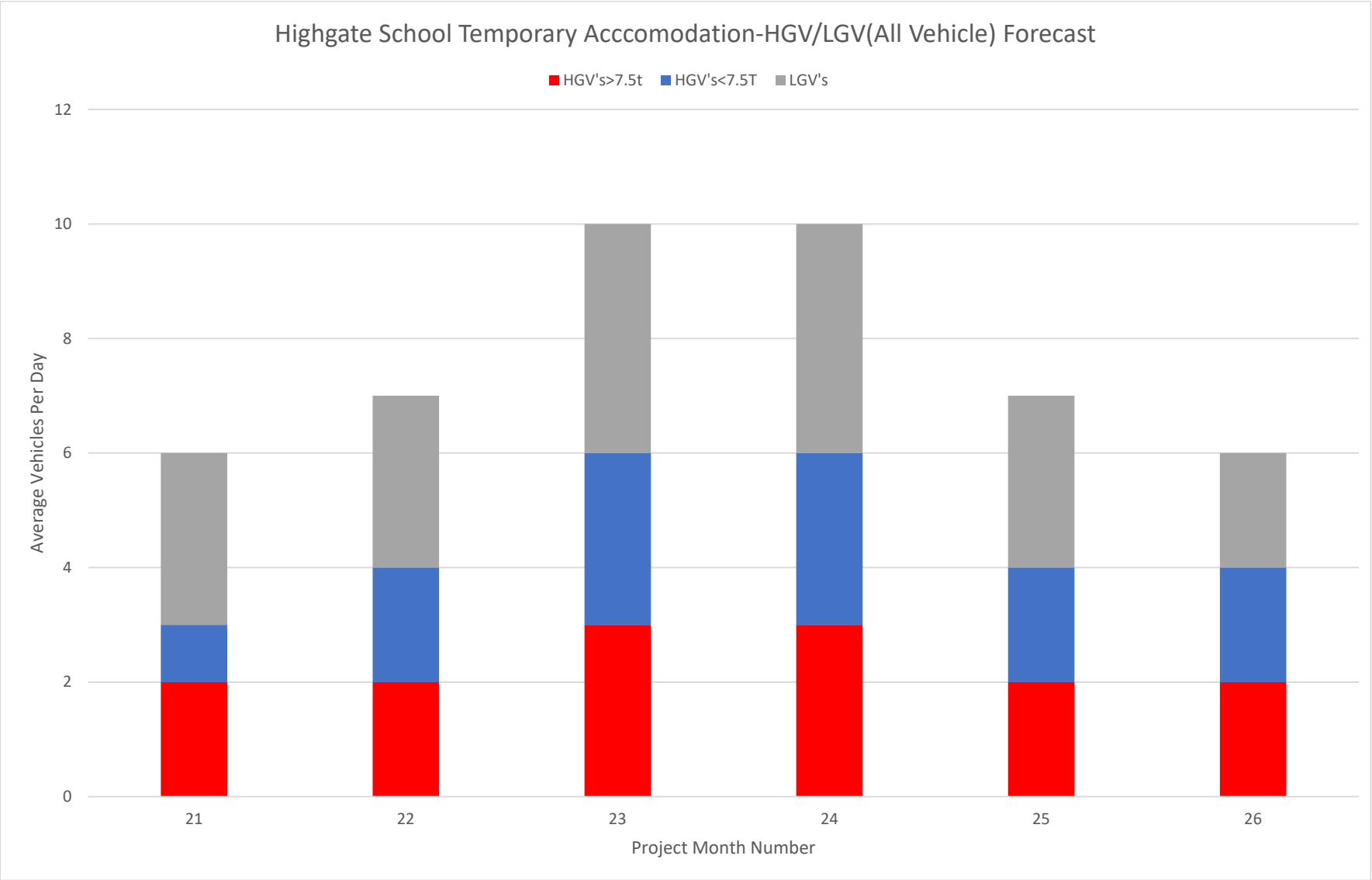
4. Temporary Accommodation

Strategic Programme



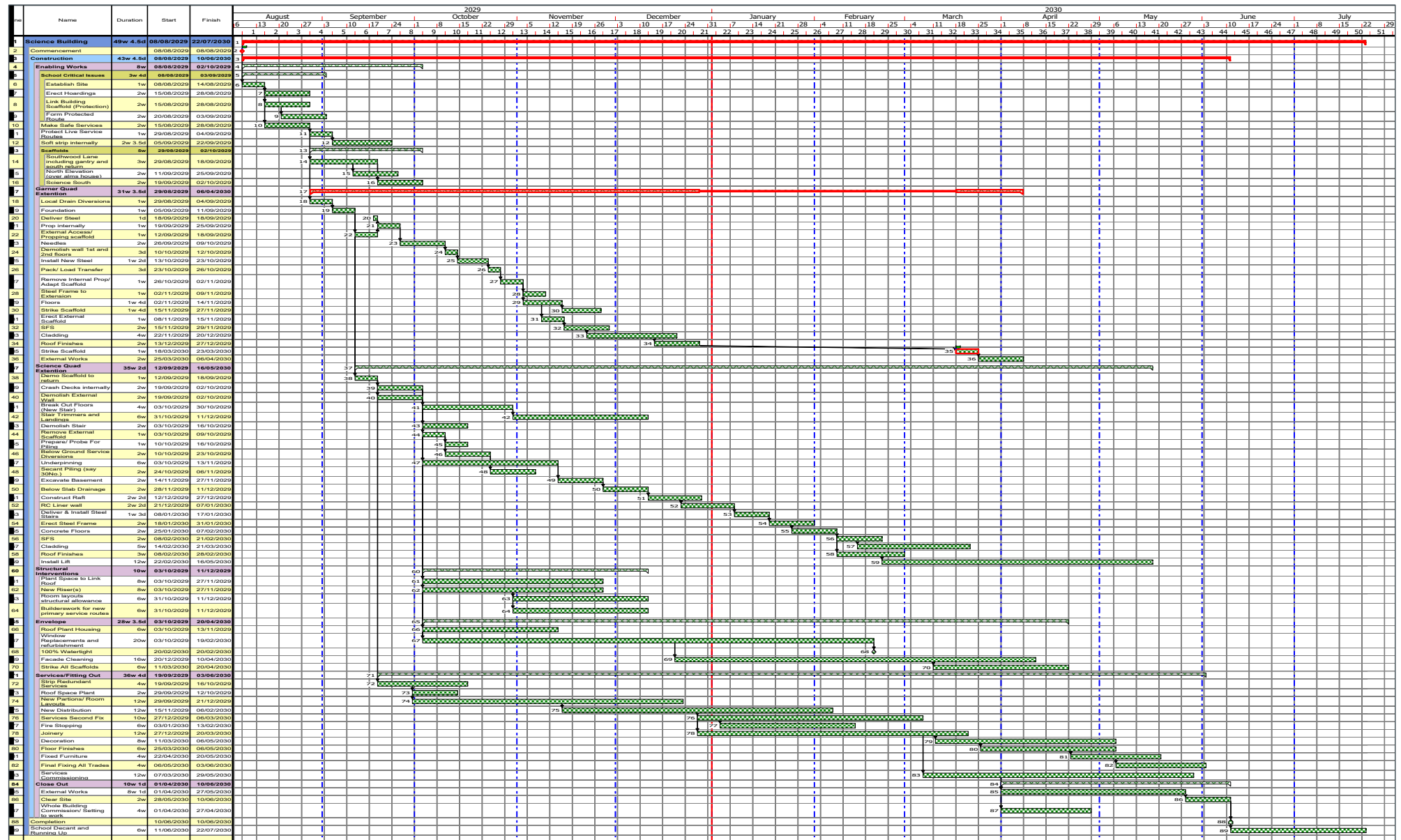
4. Temporary Accommodation

Construction Traffic Forecast.



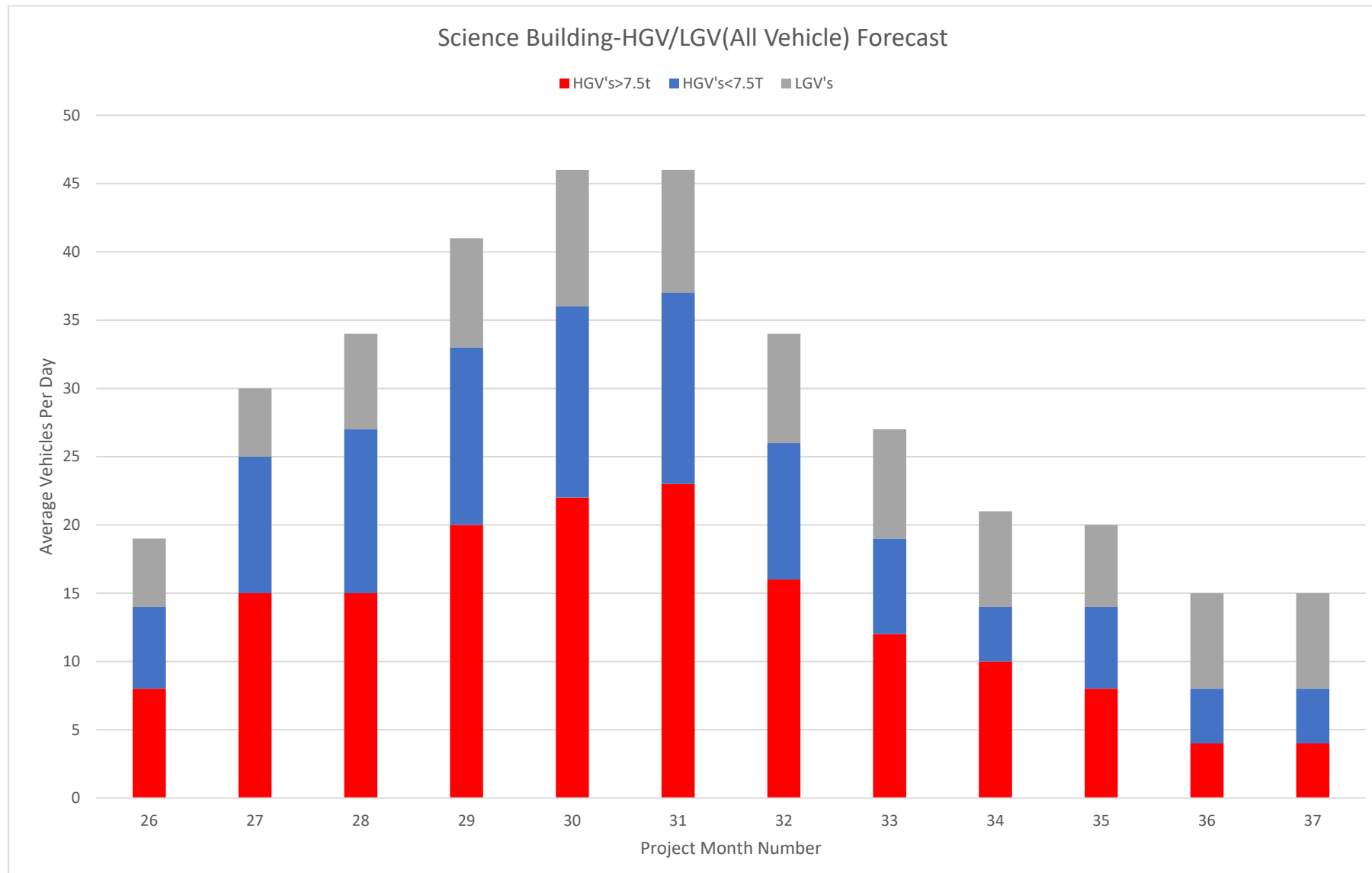
5. Science Building

Strategic Programme



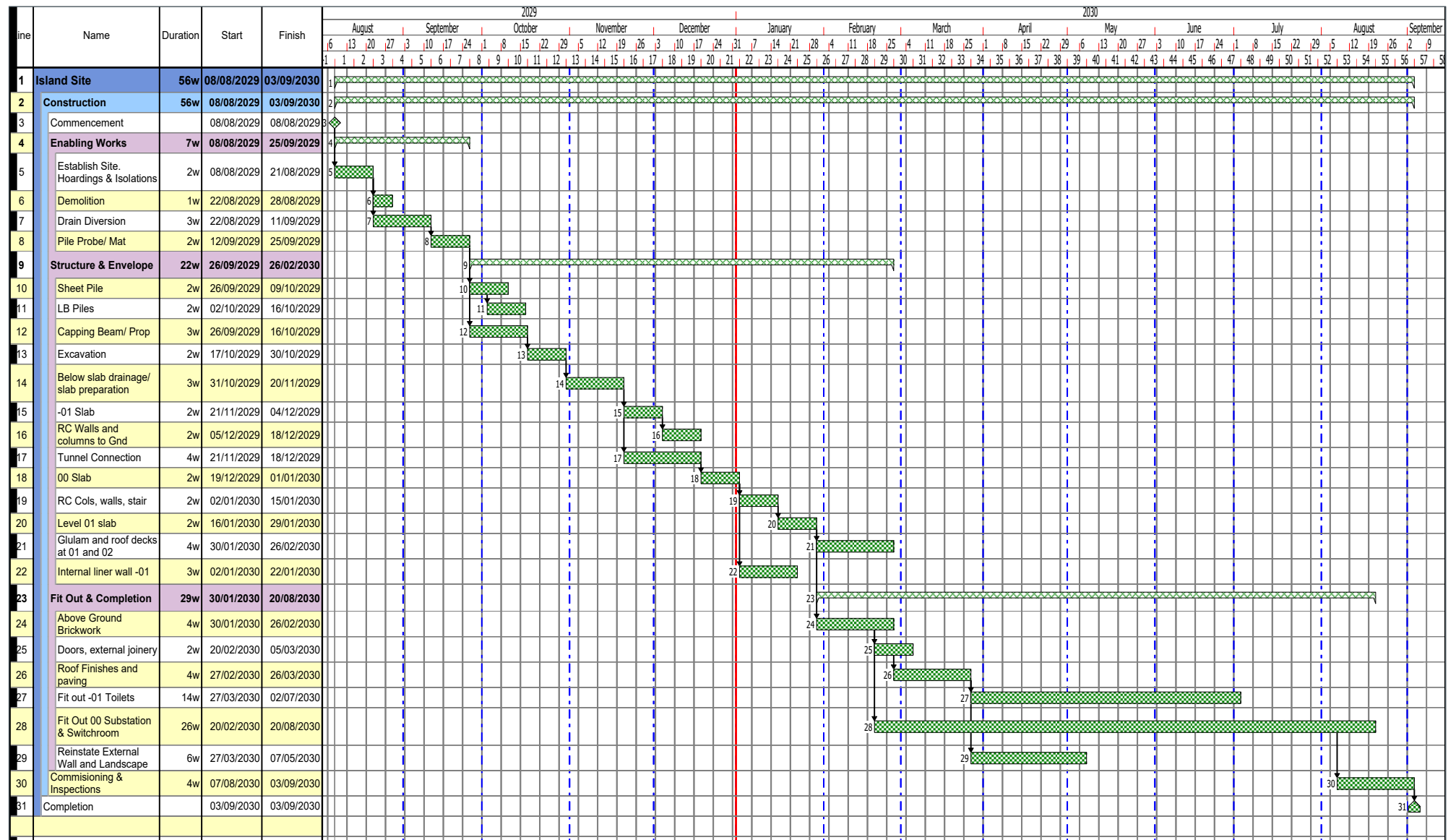
5. Science Building

Construction Traffic Forecast.



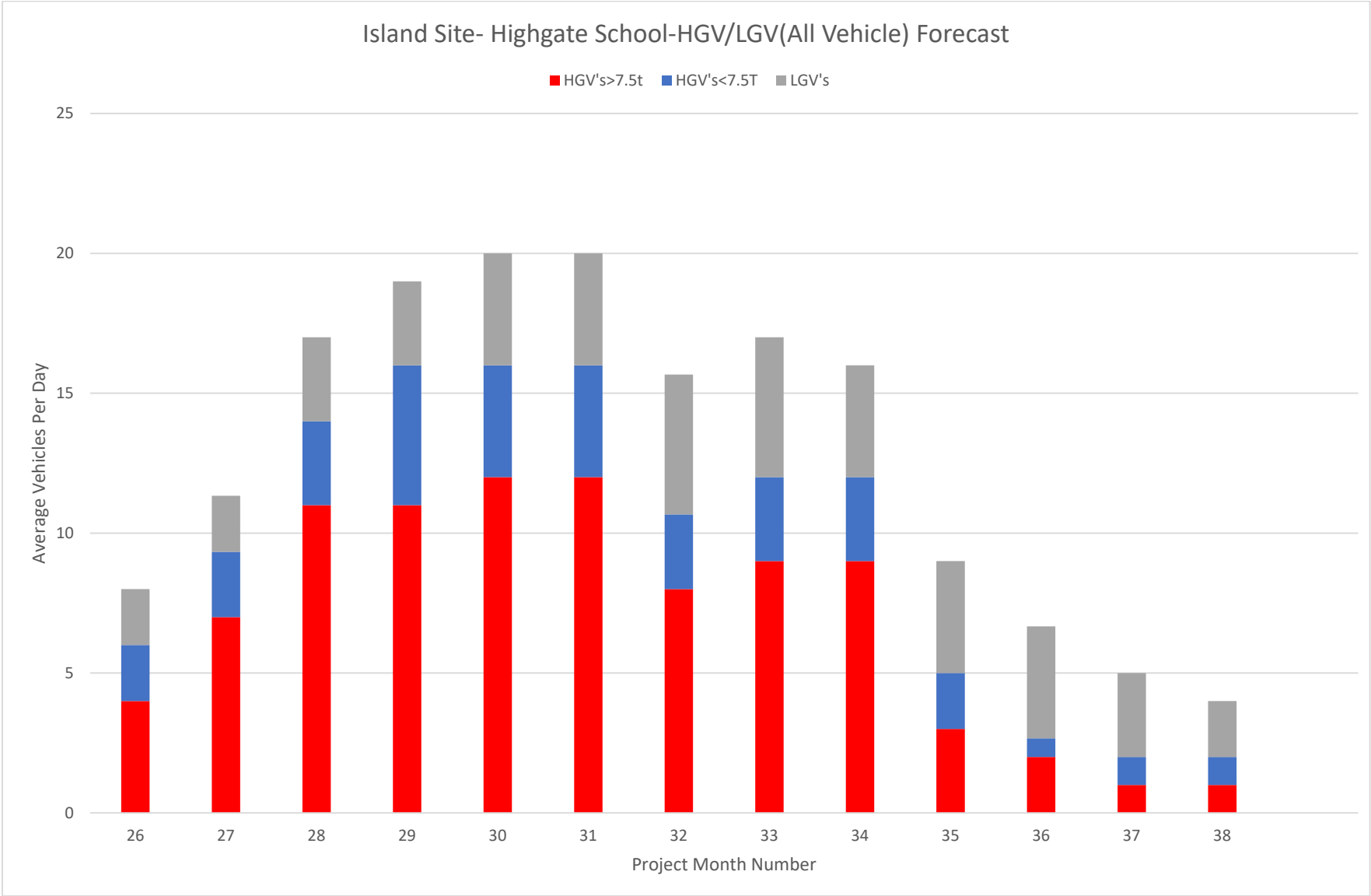
6. Island Site

Strategic Programme



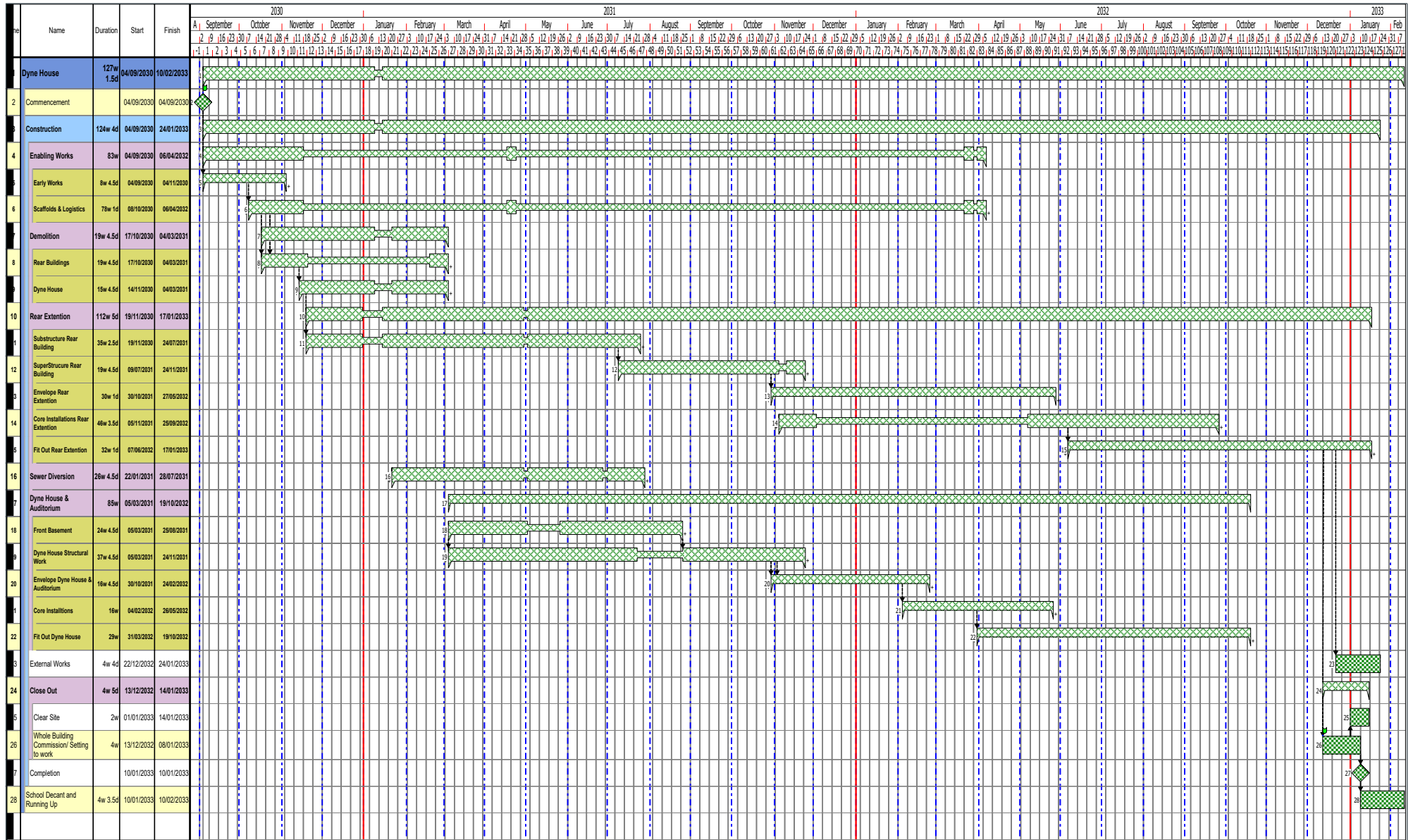
6. Island Site

Construction Traffic Forecast.



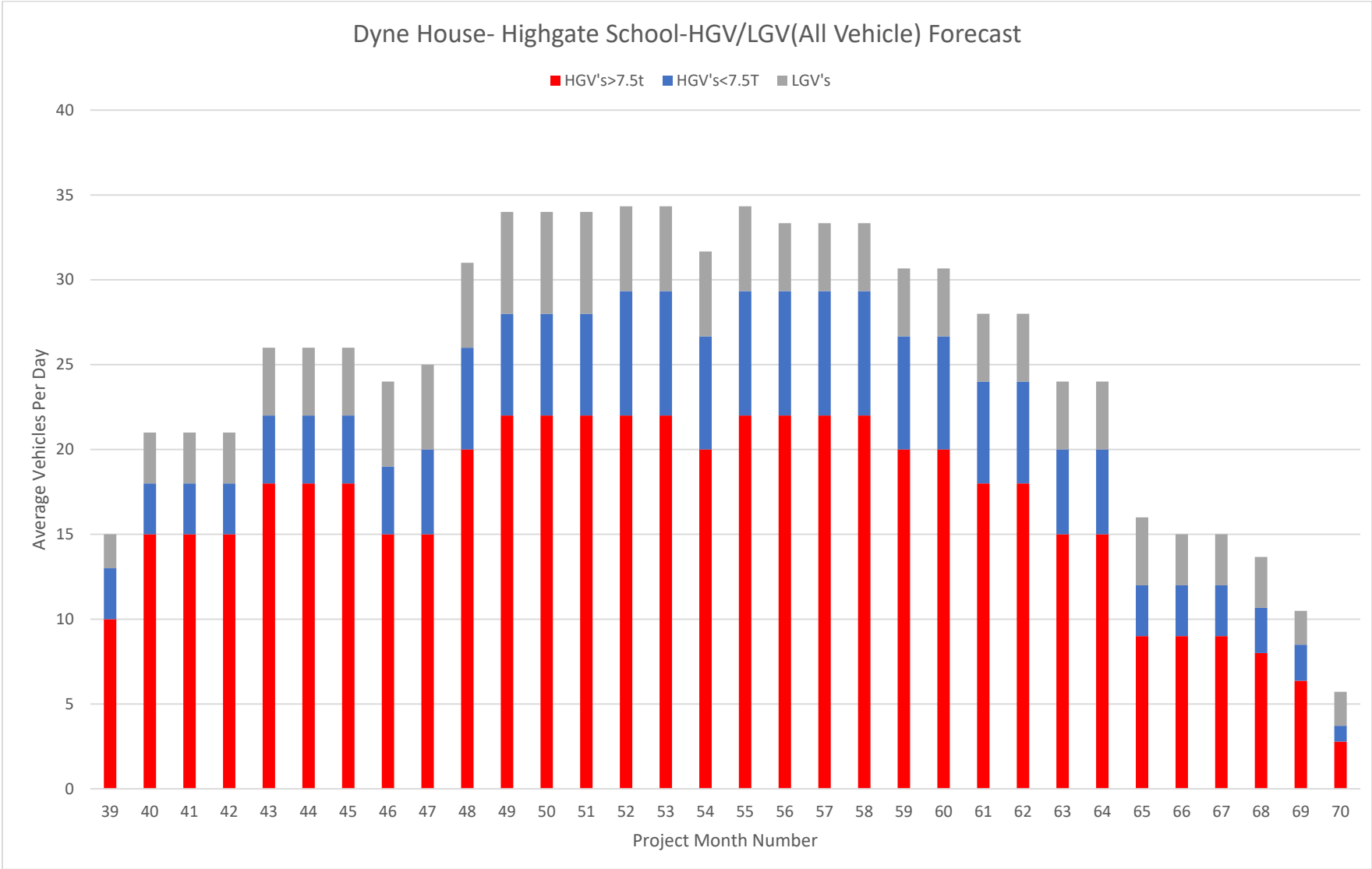
7. Dyne House

Strategic Programme



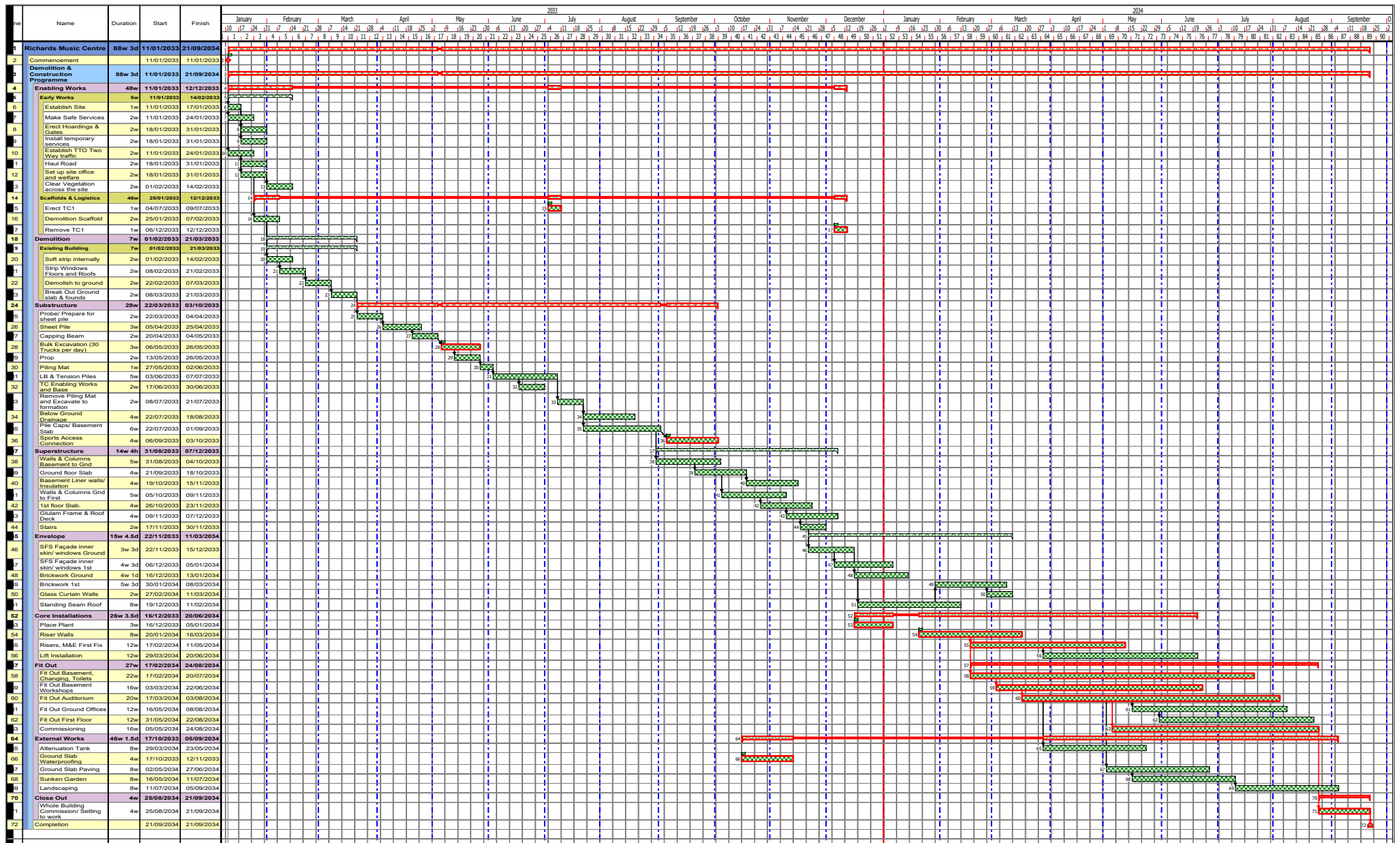
7. Dyne House

Construction Traffic Forecast.



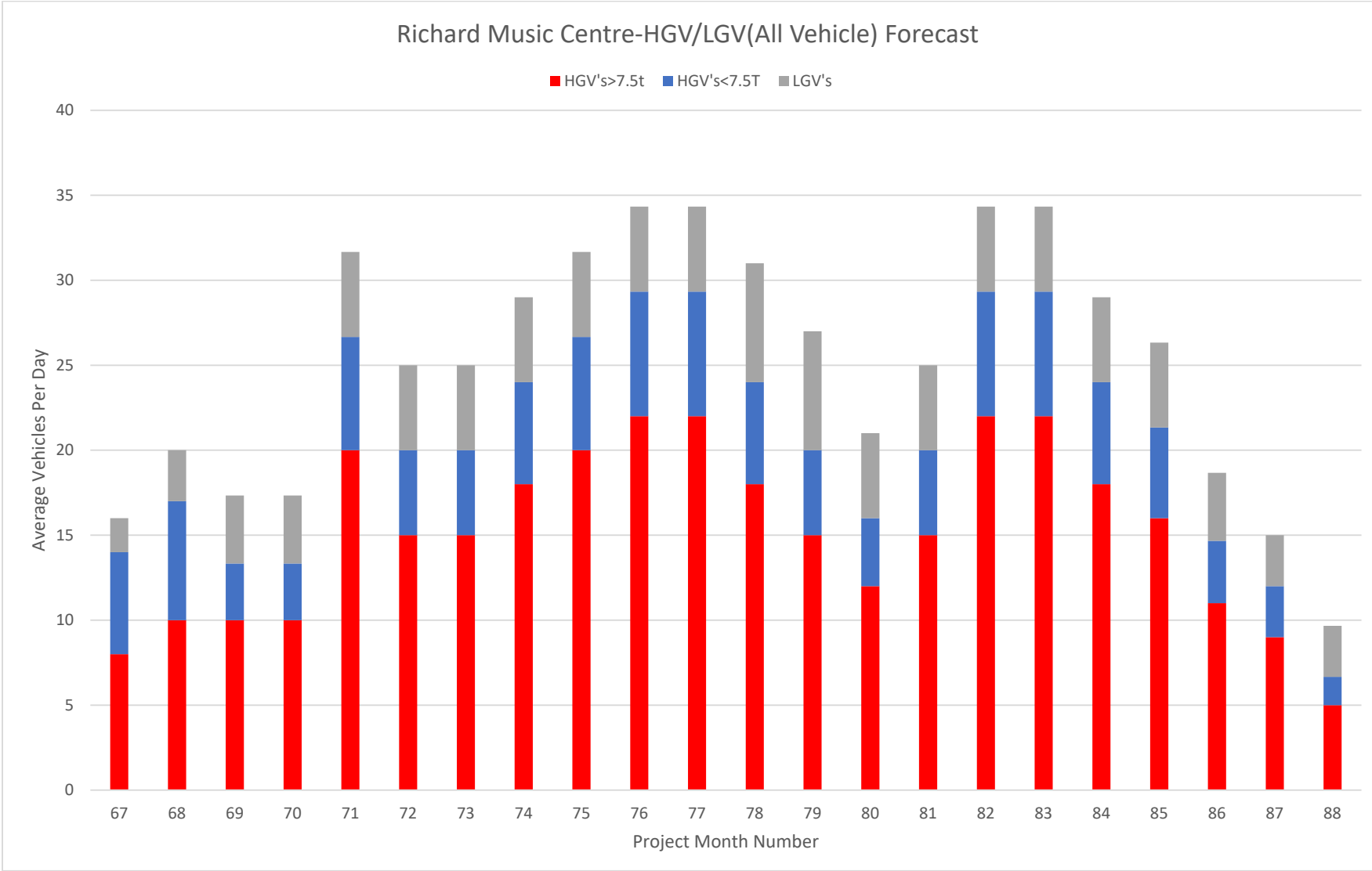
8. Richard Music Centre

Strategic Programme



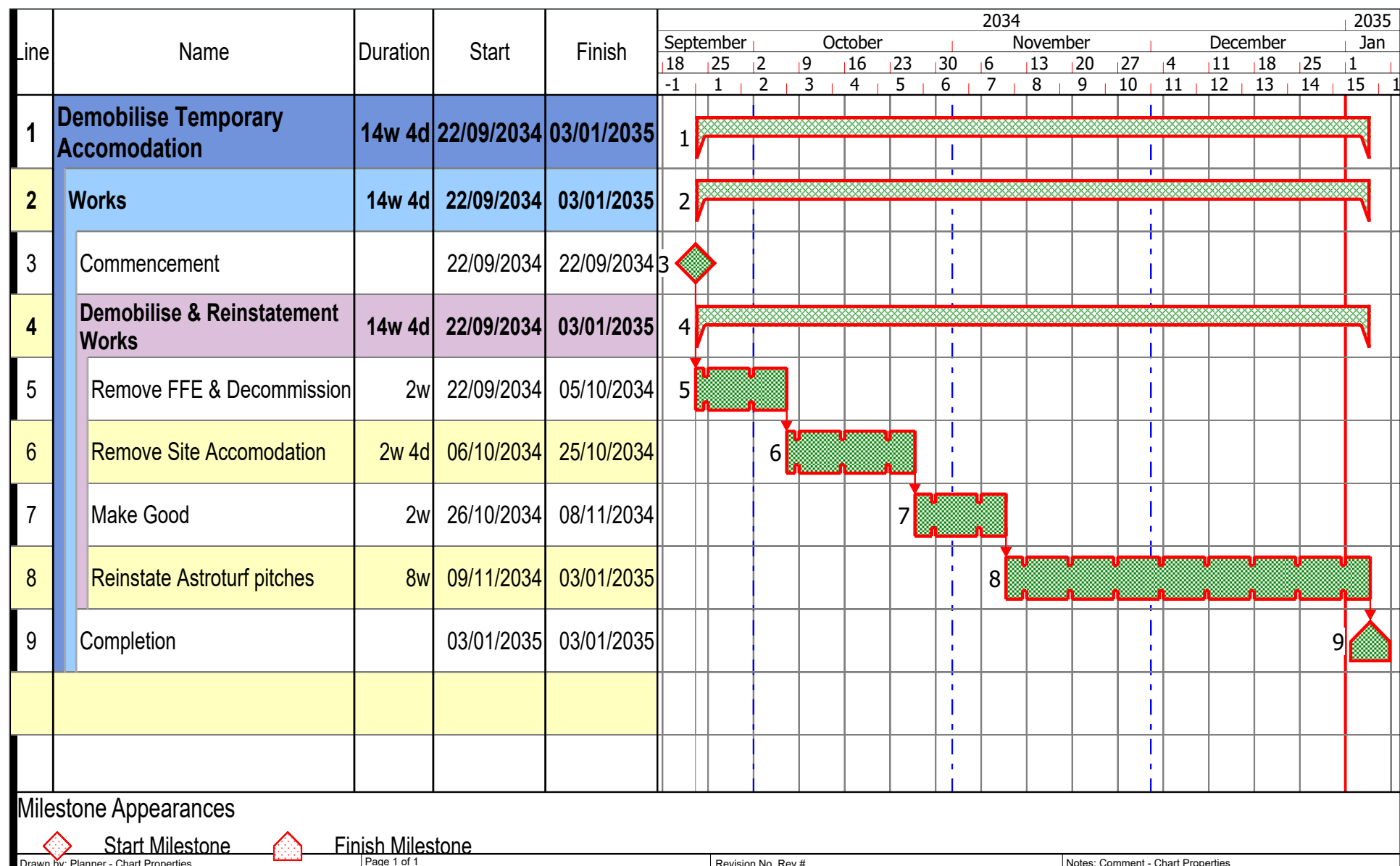
8. Richard Music Centre

Construction Traffic Forecast.



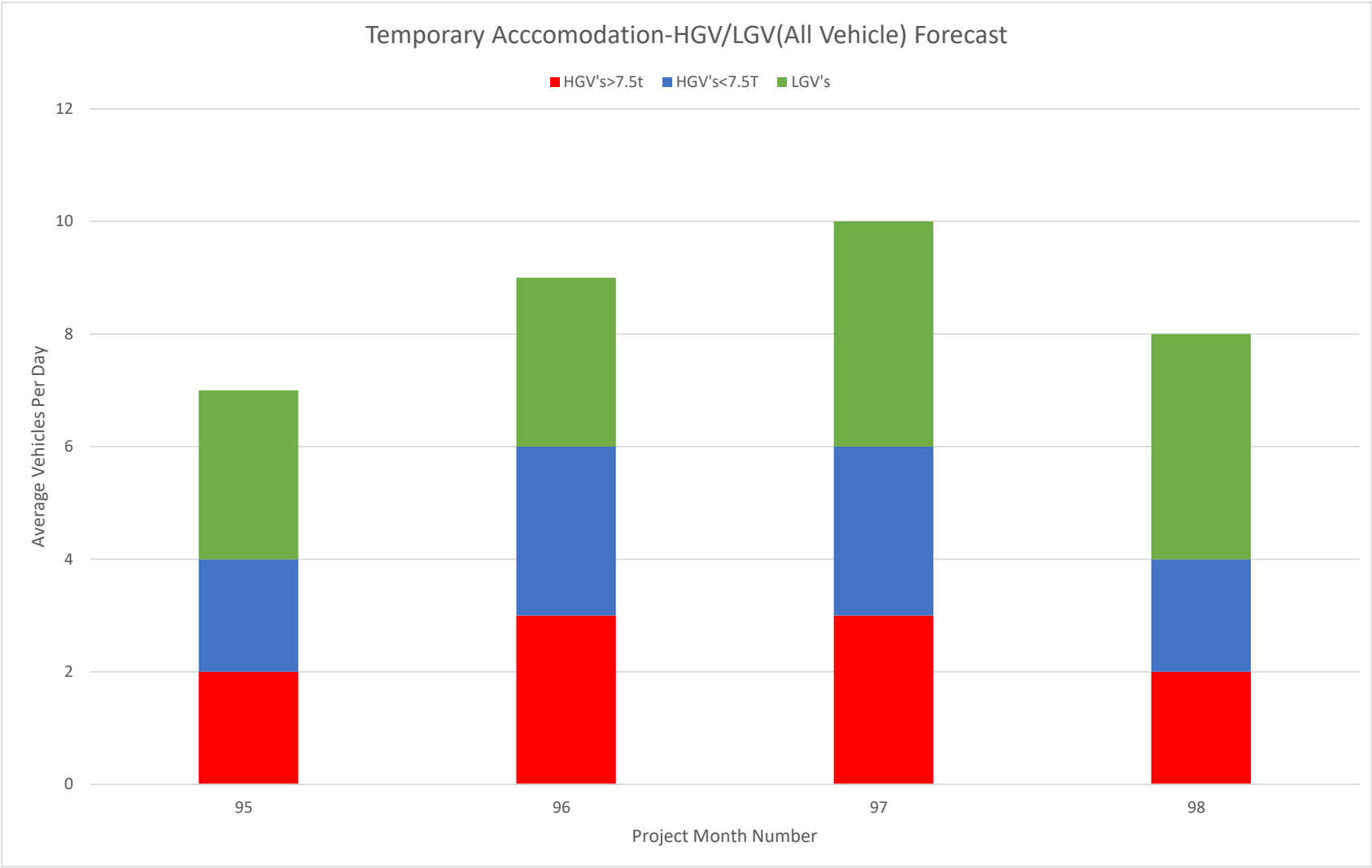
9. Demobilise Temporary Accommodation

Strategic Programme



9. Demobilise Temporary Accommodation

Construction Traffic Forecast.



Introducing Blue Sky Building, Founded On Excellence

Who We Are

In 2012, Julian Daniel, our Founder and Managing Director spotted the opportunity to create a company of his own, Blue Sky Building, which would embody the enthusiasm and passion he feels for the industry.

Blue Sky Building is an innovative construction management company which delivers unique solutions. Our founding directors boast a combined experience of over eight decades, uniting their background in the delivery of bespoke construction with the expertise and skills needed to manage complex engineering and construction projects, particularly in the midst of the kind of city centre environment prevalent in London and the South East.

We act as a trusted collaborator, setting the kind of standards other constructors aspire to, by offering our clients quality, professionalism and innovation. We've built our reputation upon offering a bespoke service each time, tailored to meet the individual needs of each client.

We know our industry and understand how the construction process works. We study our clients' business and we understand the wider business climate, bringing all three together in a pursuit of excellence which is as relentless as it is refreshing.

At Blue Sky Building, no resource is more valuable than the people charged with delivering our vision. The principles we work around are excellence, quality and safety and the values underpinning our work are intelligence, honesty, integrity and trust.

We have been responsible for some of the most complex and challenging projects in the UK, carried out for a number of prestigious clients in conjunction with their professional consultants.

Our Promise

- A focus on the client;
- Clarity of leadership and direction;
- Accessible and practical advice;
- Input and ownership up to Director level;
- Appropriate and timely communication;
- Simple solutions to complex issues;
- Advice which is independent and maintains the integrity of the clients' procurement process;
- In depth knowledge of the market and links to key trade Contractors; and
- Value added throughout - from design, through procurement and on to construction

Some of our Clients





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