

UNIBUILD TECHNOLOGY TRANSFER OVERVIEW

This is the chronological development of the Unibuild System which began in 1968. The aim was to develop a “modular” design and construct system as an alternative to the existing “traditional” brick and tile system. A “modular” design system opens up the project for maximum “off-site” prefabrication for faster and better-quality building. Unibuild has concentrated mainly on low-rise structures which do not require the statutory engagement of expensive consultants.

The first 25 projects were designed and built using “modular” bricks and blocks which fitted the 100 mm design grid without material waste. In the early 1970’s, modular masonry was replaced with “off-site” manufactured precast insulated and non-insulated wall panels. 306 design projects later, “off-site” components now comprise the walls, floors, roofs and associated components. Most “traditional” materials and practices have been dropped off along the way and all structures can now be quality built using only sand, cement, steel fibre reinforcing and fully fire rated enclosed polystyrene for insulated components. The designer/builder can become an “in-house” manufacturer and save money by not having to pay for the profits of the “traditional” material suppliers.

Most of Unibuild’s projects began with the conversion of Client’s “traditional” plans to Unibuild Modular. These “traditional” plans do not form part of the system for reasons of confidentiality. However, the converted plans are entirely the Copyright of UNIBUILD and there is no restriction on Licensees running with, and hopefully improving upon, these plans.

The Licensee however must substitute its own LOGO in place of UNIBUILD in all Licensee design and construct and other documentation developed by the Licensee. All the Licensee’s projects must be individually developed to meet current statutory regulations and approvals.

The **cost estimating** described in the Lotus 123/Excel files of the Unibuild projects are to be used as a guide only. The dates of these files have been retained so by applying a cost price index formula current cost estimating can be roughly established. The estimating file formats can be modified in detail, and existing formulas revalued and proven in order to establish the Project Management parameters.

There are many building product **innovators** in the world producing new materials. The Unibuild Technology offers these innovators a proven building technology for their materials without them having to invent their own building systems. For example, hemp concrete can be poured into the Unibuild modular moulds and when cured can be placed into the project structure as would be the case for concrete modular products.

Unibuild looks forward to assisting these innovators by way of helping to advance the science and practice of modular building technology.