



Meridian Energy Wellington, New Zealand



Client
Meridian Energy

Main Contractor
Unispace

Meridian Energy



Working alongside Unispace, XFrame assisted in the design, off-site fabrication and installation of five high performance room-in-room demountable meeting spaces. These spaces were installed in the central floor plate of the Meridian Energy's new head office.

- × Unique construction challenges suited for XFrame system.
- × New spaces required to be free standing, removable, and not impact the Category 1 Heritage Listed Building.
- × XFrame's self braced, demountable design met these requirements.
- × Spaces had to comply with Living Building Challenge (LBC) standards focusing on regeneration.
- × LBC criteria included water, energy, health, equity, happiness, and beauty.
- × XFrame facilitated stringent material specifications and effective waste management.
- × Off-site manufacturing minimized on-site waste and allowed for recycling of material off-cuts.
- × Heritage building is base isolated for seismic protection; structures within must maintain integrity during events.
- × Significant uplift resistance (floor anchors) necessary for stability due to old raised timber floor system.
- × Complicated structural design due to non-orthogonal alignment and settled floor with over 50mm level changes.
- × Introduced reinforced bottom plate leveled across the uneven floor and anchored to major structural elements.
- × Required connection strength of 18kN hold-downs to transfer load into XFrame structural panels.

Finished Meridian Energy Head Office.



**Project
Highlights**

Meridian Energy's 2024 re-fit of the Old Bank Arcade Building in Wellingtons central business district is a radical statement of intent, demonstrating the highest standards of sustainable office design.



Specifications

- × 71 Modular Walls/Windows/Door Panels across 6x Standard Skews
- × 15 Modular Roof Panels
- × 160m² of prefabricated demountable external timber finishes.
- × 230m² of prefabricated demountable internal PET finishes.
- × 2700mm high demountable wall panels with false ceilings at 2400mm from finished floor level.
- × Integrated 600mm radius curved wall panels with pre-applied curved linings.
- × 1200mmx2700mm demountable wall panel with 2200mmx1080mm door opening.
- × 1200mmx2700mm demountable wall panel with 2200mmx1080mm window opening.
- × STC46 rated wall build-up (12+4+92+12+12).

Installation of XFrame's meeting spaces.



Finishes

- × Red List Free (Declare Label) Birch Plywood with 60mm Space Vertical Groove (finished with natural paint company clearcoat).
- × DSORB 12mm PET Acoustic Panel on ReadyClips.
- × 2x10mm Acoustic Glazing (double glazed) in Aluminium Frames



Design Features

- × Base Isolated.
- × Heritage Category 1 Listed Base Building
- × Non-orthogonal spatial planning.
- × Living Building Challenge mandates.
- × Full FSC Certification.
- × Sovereign supply and manufacturing.

Carbon Performance

- × -4.4 kg CO₂ /m² of wall frame.
- × -5.65 kg CO₂ /m² of linings (plywood).
- × 3.4 kg CO₂ /m² offset emissions via supplier offset programs (PET).

*Biogenic Emissions Only

Finished build of XFrame's meeting spaces.





Tipuānuku

Waita

Installer

Commercial Build Interiors (CBI)

Manufacturing Partners

Makers Fabrication / Hansens / DBSORB

Suppliers

Terra Lane / Carter Holt Harvey / Plytech

Website

[Meridian Energy Head Office - Case Study](#)

Links

[Unispace - Meridian Energy Wellington](#)

[Unispace - Establishing Meridian Energys Legacy](#)

[BestAwards - Unispace Meridian Energy](#)

[The Post - Power company gives new office old building '21st century makeover'](#)

Contact us

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