

Monthly Report

Sep 2025

Velocity Tower – Sheffield
Mason Owen



Prepared by:
Roberto Varela
Evolution Technical Services Ltd
Unit B3 Lowfields Close

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1. Site / Team Structure

Site is supported by our static engineering team and mobile team where required.

Position	Name	Email	Telephone
Account Director	Matt Carver	m.carver@evotech.co.uk	07469 855257
Account Manager	Roberto Varela	r.varela@evotech.co.uk	07812 975815
Helpdesk	Helpdesk	helpdesknortheast@evotech.co.uk	01422 377541

Planned Preventative Maintenance:

- Undertaken by Mobile Engineers

2. Executive Summary of Reporting Month

- All PPM were carried out against the planner and completed on time, no further PPM to carry over for Evotech.

3. Service Summary

PPM's Completed

PPM						
Priority	Total Jobs	Open Jobs	Completed Jobs	Missed Jobs	Attended On Time	Completed On Time
PPM	7	0	7	0	7	7
Statutory	6	0	6	0	6	6
Non-Statutory	1	0	1	0	1	1

All PPM tasks are completed and up to date.

Velocity Tower - Sheffield

			September					
Asset No.	PLANT ITEM	LOCATION	No.	2025-35	2025-36	2025-37	2025-38	2025-39
Evotech								
1	Emergency Lighting	Common Areas	ALL				M	
2	General Lighting	Common Areas	ALL				M	
3	Disabled Toilet Alarm Operational.	Common Areas	ALL				M	
4	LV Distribution	Common Areas	ALL				Q	
5	RCDs	Common Areas	ALL				Q	
6	Hot and Cold Water Temperature Monitoring	Common Areas	ALL				M	
7	Cold Water Booster Set	Water Tank Room	ALL					
8	TMVs	Common Areas	ALL					
Evotech Fire & Security								
9	Fire Alarm	Common Areas	ALL					
10	Fire Extinguishers	Common Areas	ALL					
11	Fire Alarm Monitoring	Common Areas	ALL					
12	Smoke Vents	Common Areas	ALL					
13	Car Park Ventilation	Car Park	ALL					
14	Disabled Refuge	Common Areas	ALL					
15	CCTV	Common Areas	ALL					
16	Access Control	Common Areas	ALL					
17	Disabled Toilet Alarm	Common Areas	ALL					
Specialist Contractors								
18	Water Hygiene Sampling - TVCC/Potable	Common Areas	ALL				Q	
19	Water Hygiene Sampling - Legionella	Common Areas	ALL					
20	Lightning Protection	External	ALL					
21	AC Indoor Cassettes	Reception	ALL					
22	AC External Condensers	External	ALL					
23	Heat Recovery Units	Reception	ALL					
W = Weekly								
M = Monthly								
Q = Quarterly								
H = Six Monthly								
A = Annual								
Completed								
To Complete								

ENGINEERS CALL OUT REPORT



1 Work Details				Job No: Z03105/099		PPM / WEEK No.				
CLIENT: Sheffield One (UK) Ltd Velocity Tower				Quote No:						
SITE ADDRESS: St Mary's Gate Sheffield S1 4LR				Date: 1 2 0 9 2 5						
				MON TUE WED THU FRI SAT SUN						
				DAY (tick) <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>						
SSRA NUMBER	ORIGINAL	REVIEWED	EXPENSES	PARKING	START TRAVEL	ON SITE	OFF SITE	FINISH TRAVEL	JOB COMPLETED	
MANDATORY	<input type="checkbox"/>	<input type="checkbox"/>	NO	<input type="checkbox"/>	07:27	08:44	12:10		YES NO	
<small>(Must be completed)</small>		<small>(Please tick)</small>		<small>(Please circle)</small>						
2 Description of Works Carried Out										
Please indicate the type of work (tick all that apply) and ensure that you complete the relevant Compliance section and appropriate Certification.				ELECT	MECH	GAS	WATER	AC	OTHER	
				<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Please PRWT clearly: September PPM's: General lighting Emergency lighting LV Distribution (visual checks) RCD'S and RCBO'S testing Disabled toilet alarm operational test Hot and cold water monthly temps										
				2.1 Compliance						
				GAS SAFE						
				YES NO						
				FLUE OK: <input type="checkbox"/> <input type="checkbox"/>						
				VENTILATION OK: <input type="checkbox"/> <input type="checkbox"/>						
				GAS RATE OK: <input type="checkbox"/> <input type="checkbox"/>						
				APPLIANCE SAFE: <input type="checkbox"/> <input type="checkbox"/>						
				Certificates/Notices issued (type/ref):						
				<input type="text"/>						
				NICEIC - Installation details						
				Method of fault protection <input type="text"/>						
				System of earthing arrangement						
				TN-C-S <input type="checkbox"/>						
				TN-S <input type="checkbox"/>						
				TT <input type="checkbox"/>						
				Protective device for the modified circuit						
				Type <input type="text"/> Rating <input type="text"/> A						
				Essential Tests						
				Earth continuity satisfactory <input type="checkbox"/>						
				Insulation resistance:						
				Live - Live <input type="text"/> MΩ						
				Live - Earth <input type="text"/> MΩ						
				Earth fault loop impedance <input type="text"/> Ω						
				Polarity satisfactory <input type="checkbox"/>						
				RCD operation (if applicable)						
				Disconnection Time (ms)						
				IΔn						
				Device Rating (mA) X1 X5						
				<input type="text"/> <input type="text"/> <input type="text"/>						
				Satisfactory test button operation <input type="checkbox"/>						
				F-GAS						
				System Register completed (tick): <input type="checkbox"/>						
				Cylinder Register completed (tick): <input type="checkbox"/>						
				Leak Test completed (tick): <input type="checkbox"/>						
				OFFICE USE ONLY						
				ACTION REQUIRED Y / N						
				MATERIALS ORDERED Y / N						
				QUOTATION NUMBER Q						
				DATE						
				MANAGER						
CONTINUATION SHEETS Qty: <input type="text"/> Sheet Numbers: <input type="text"/>										
3 Purchase Orders, Materials & Further Actions										
none				ACTION REQUIRED BY						
				OFFICE (Please tick): YES NO						
				<input type="checkbox"/> <input checked="" type="checkbox"/>						
				SMALL WORKS QUOTATION						
				FORM NUMBER: <input type="text"/>						
CLIENT					ENGINEER					
SIGNATURE:					SIGNATURE:					
PRINT NAME:					Vytautas Serksnas					

Water Temperature Checks

Contract:	Sheffield One	Date:	12-09-25
Site:	Velocity Tower	Engineer:	V. Seekaras

MONTHLY TASKS			ADDITIONAL MONTHLY TASKS		
Sentinel Tap Temperatures – nearest & furthest from heat source or CWST.	Cold (<20 C)	Hot (>50 C)	CWST Temperatures (should be <20 C)	At Ball Valve	Opposite Ball Valve
Location:			CWST 1	17	18
Location:			CWST 2	17	18
Other outlets; 1 per zone or floor. Check different outlets at each visit.	Cold (<20 C)	Hot (>50 C)	Cold Water Mains Inlet Temperature	C	
Location: Easy access	21	39/56	Notes: High temps on cold water outlets, due to warm weather. Staff informed to increase flushing on site		
Location: staff WC	20	59			
Location: staff kitchen	20	58			
Location: Reception WC	21	58			
Location: Reception kitchen	20	61			
Location: Binstore bib	20	—			
Location: Binstore sink	20	59			
Location:					
Showers: de-scale and disinfect	Every 3 Months		ADDITIONAL ANNUAL TASKS (See relevant form for CWST inspection)		
Location:			Notes:		
Location:					
Location:					
Location:					
Location:					
Calorifiers:	Return >50 C	Flow >60 C	Notes:		
Calorifier 1 Temperatures:					
Calorifier 2 Temperatures:					

COLD WATER AT EACH OUTLET SHOULD BE LESS THAN 20°C WITHIN 2 MINUTES

HOT WATER AT EACH OUTLET SHOULD BE AT LEAST 50°C WITHIN 1 MINUTE

If TMVs fitted to any outlet, readings to be taken upstream of valve using surface temperature probe

Caution
Very hot water

Recommended sign to be used if outlet temperature exceeds 45°C

Weekly flushing of little-used outlets may be required at some locations

Emergency Light Maintenance Record

Emergency Lighting Inspection and Test Certificate
For systems designed to BS 5266-1 and BS EN 50172/BS 5266-8
WARNING: Full duration tests involve discharging the batteries, so the emergency lighting system will not be fully functional until the batteries have had time to recharge. For this reason, all tests should be undertaken at times of minimum risk. Alternatively, suitable temporary arrangements should be made until the batteries have been recharged.


Contract No:	PPM No:	Region: <i>N/E</i>
Site Details: <i>Velocity Tower Sheffield</i>		

Details of System: <small>(Complete location page 2)</small>	Date of first test:
Date the system commissioned: <i>N/A</i>	Duration of system: <i>3</i> Hours
Automatic Test System fitted? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	

State additions or modifications to the system or the premises since original installation	
Date	Addition or modification

Engineer's Name	Date of Test	Test Type <small>(delete as applicable)</small>	TEST RESULTS	
			PASSED <small>- Sign below -</small>	FAILED <small>- Sign below -</small>
<i>J. King</i>	<i>20-3-25</i>	<i>Monthly</i>	<i>[Signature]</i>	
<i>V. Sarkis</i>	<i>03-04-25</i>	<i>Monthly</i>	<i>[Signature]</i>	
<i>V. Sarkis</i>	<i>01-05-25</i>	<i>Monthly</i>	<i>[Signature]</i>	
<i>W. Beverley</i>	<i>18-6-25</i>	<i>Monthly</i>	<i>[Signature]</i>	
<i>V. Sarkis</i>	<i>18-7-25</i>	<i>Monthly</i>	<i>[Signature]</i>	
<i>J. King</i>	<i>15-8-25</i>	<i>Monthly</i>	<i>[Signature]</i>	
<i>V. Sarkis</i>	<i>12-9-25</i>	<i>Monthly</i>	<i>[Signature]</i>	
*Sign as applicable. ALL Failures MUST be recorded on Page 3				
Site / Area / Building Number				

4. Specialist documentation (Sub contractor)

Certificate of Analysis for Microbiology									
Issued by:									
				HYDRACLEAN LTD UNIT 7 CROMWELL ROAD BREDBURY SK6 2RF TEL: 0161 430 5100					
Date sampled: 24 September 2025									
Client: Evotech (Evolution Technical Services Ltd)									
Site: Velocity Tower, St Mary's Gate, Sheffield, S1 4LR									
Site ID: 1993									
System Reference: Communal Kitchen									
System Location: Velocity Tower, St Mary's Gate, Sheffield, S1 4LR (1993)									
Type of Sample: Full Potable									
Sample No: 1993/P0011									
<i>Temperature</i>	<i>Pre / Post Flush</i>	<i>Dip Slide cfu/ml</i>	<i>TVCC: @22°C (/ml)</i>	<i>TVC & Malt: @30°C</i>	<i>TVC & Pseudomonads: @30°C</i>	<i>TVCC: @37°C (/ml)</i>	<i>Coliforms (/100ml)</i>	<i>E.Coli (/100ml)</i>	<i>Pseudomonas Aeruginosa</i>
19.1	Pre		18			36	0	0	
Comments: Acceptable results TVC @ 22°C - should have no significant increase on last count and be <1000 cfu/ml. TVC @ 37°C - should have no significant increase on last count and be <1000 cfu/ml. E.Coli & Coliform - 0cfu/100ml.									
Date Certificate Issued: 01 October 2025									
Issued by: Elizabeth Green									

Certificate of Analysis for Microbiology

Issued by:



HYDRACLEAN LTD
UNIT 7
CROMWELL ROAD
BREDBURY
SK6 2RF
TEL: 0161 430 5100

Date sampled: 24 September 2025

Client: Evotech (Evolution Technical Services Ltd)

Site: Velocity Tower, St Mary's Gate, Sheffield, S1 4LR

Site ID: 1993

System Reference: Staff Kitchen

System Location: Velocity Tower, St Mary's Gate, Sheffield, S1 4LR (1993)

Type of Sample: Full Potable

Sample No: 1993/P0012

Temperature	Pre / Post Flush	Dip Slide cfu/ml	TVCC: @22°C (/ml)	TVC & Malt: @30°C	TVC & Pseudomonads: @30°C	TVCC: @37°C (/ml)	Coliforms (/100ml)	E.Coli (/100ml)	Pseudomonas Aeruginosa
18.7	Pre		0			0	0	0	

Comments:

Acceptable results TVC @ 22°C - should have no significant increase on last count and be <1000 cfu/ml. TVC @ 37°C - should have no significant increase on last count and be <1000 cfu/ml. E.Coli & Coliform - 0cfu/100ml.

Date Certificate Issued: 01 October 2025

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