

METHOD STATEMENT FOR DEMOLITION OF 1 MILL LANE, NW6

INTRODUCTION

The following method statement provides an overview of the methods and risks involved in the demolition works for 1 Mill Lane, NW6. This is an outline proposal to identify the principles and key issues, and therefore it will be subject to the detailed methodology that will be devised by the successful Demolition Contractor. The Demolition Contractor will carry out the works in accordance with the method statement which will be monitored and reviewed regularly to check for compliance, to ensure procedures are carried out safely and to enable corrective action to be identified and implemented.

LICENCES & PERMITS

Before demolition works commence on site the following notices and licences will be sought in sufficient time, including:

- Application for existing mains services disconnections
- Hoarding and scaffold licence
- Considerate Contractors Scheme

Also, the successful Demolition Contractor will apply for the following licences and applications to comply with legislative requirements:

Asbestos Removal Licence Application (14 days notice to HSE)
Demolition Permit Application

It is essential that the existing services are traced, isolated, made safe and terminated before the demolition contractor commences. This will be achieved by organising isolation and capping off of utilities at the earliest opportunity. Furthermore, it is advisable that a CAT scan is carried out around the perimeter of the building prior to commencement to check that services have been disconnected. When the site is safe a Permit to Demolition will be signed-off and the Demolition Contractor will commence works.

CONSTRUCTION METHOD

Access and Logistics

Vehicle movements and construction traffic will be marshalled for safety and to prevent any damage to the pavement, street lamps, parking meters, parked vehicles.

The eastern boundary is constricted by the embankment. This is the preferred position for the stockpile of demolition rubble. This will be crushed on site at the end of the demolition works programme to produce suitable 6F2 / 6F5 fill material for re-use.

Technique

The demolition will be carried out by standard demolition methods. It is not envisaged that any specialist techniques will be required. The buildings will be demolished using excavators with attachments such as impact hammers, grabs and crunchers. The use of hammers, however, will be minimised to avoid unnecessary noise.

The building will be collapsed inwards in a controlled manner. Also, a cherry picker will be in attendance during the heavy demolition stage from which point a fine water spray will be applied for dust suppression.

The load bearing masonry walls will be folded inwards, the timber joist floors will be carefully removed. The ground slab will be broken up with impact hammers. This will generally be the last activity to be carried out. Finally, the substructures will be grubbed up to 2 metres below ground level. A mobile crusher will then be mobilised and operated on site.

Sequencing

Firstly, a soft strip of salvageable materials will be carried out. Then any notifiable asbestos will be removed from site by a specialist company. Non-notifiable asbestos will be removed by the Demolition Contractor. The scope of works will be determined by the Type 3 Asbestos Survey that will be carried out. When all the asbestos has been removed the balance of the soft strip will be carried out ahead of the demolition. This will involve the removal of finishes, fixtures and fitting and building services. The heavy demolition will then be carried out.

Programme

The anticipated duration for the demolition work is 2 weeks at which stage the site will be cleared and the successful Demolition Contractor will demobilise.

Safety

Health and safety will be paramount and will be closely supervised in all aspects on the demolition works.

TO BE DEVELOPED

Quality Control

The procedure for containing and removing notifiable asbestos from rooms will be carefully controlled. A marked-up plan will be produced with the method statement

highlighting areas that require decontamination units. When the asbestos has been removed airborne particle sampling will be undertaken. In terms of the main legislative requirements the removal of asbestos and disposal of waste will be carried out in accordance with the following acts:

- Control of Asbestos Regs. 2006
- The Hazardous Waste Regulations 2005
- Control of Pollution Act 1974

In terms of monitoring hazardous waste removal, the successful Demolition Contractor will issue both the Waste Transfer Notes and the Tip Tickets to provide a record and proof of disposal. In this way there will be an audit trail and our responsibilities will have been discharged.

The Waste Transfer Point will be close to the demolition works but this won't pose a problem for vehicles. Appropriate segregation of waste into skips will be carried out for scrap metal, wood and general waste. If the proportion of plasterboard is approx. 20% of the waste it will require segregation as hazardous waste.