



Demolition Outline Scope of Works

Trinity Academy St Edwards – DfE

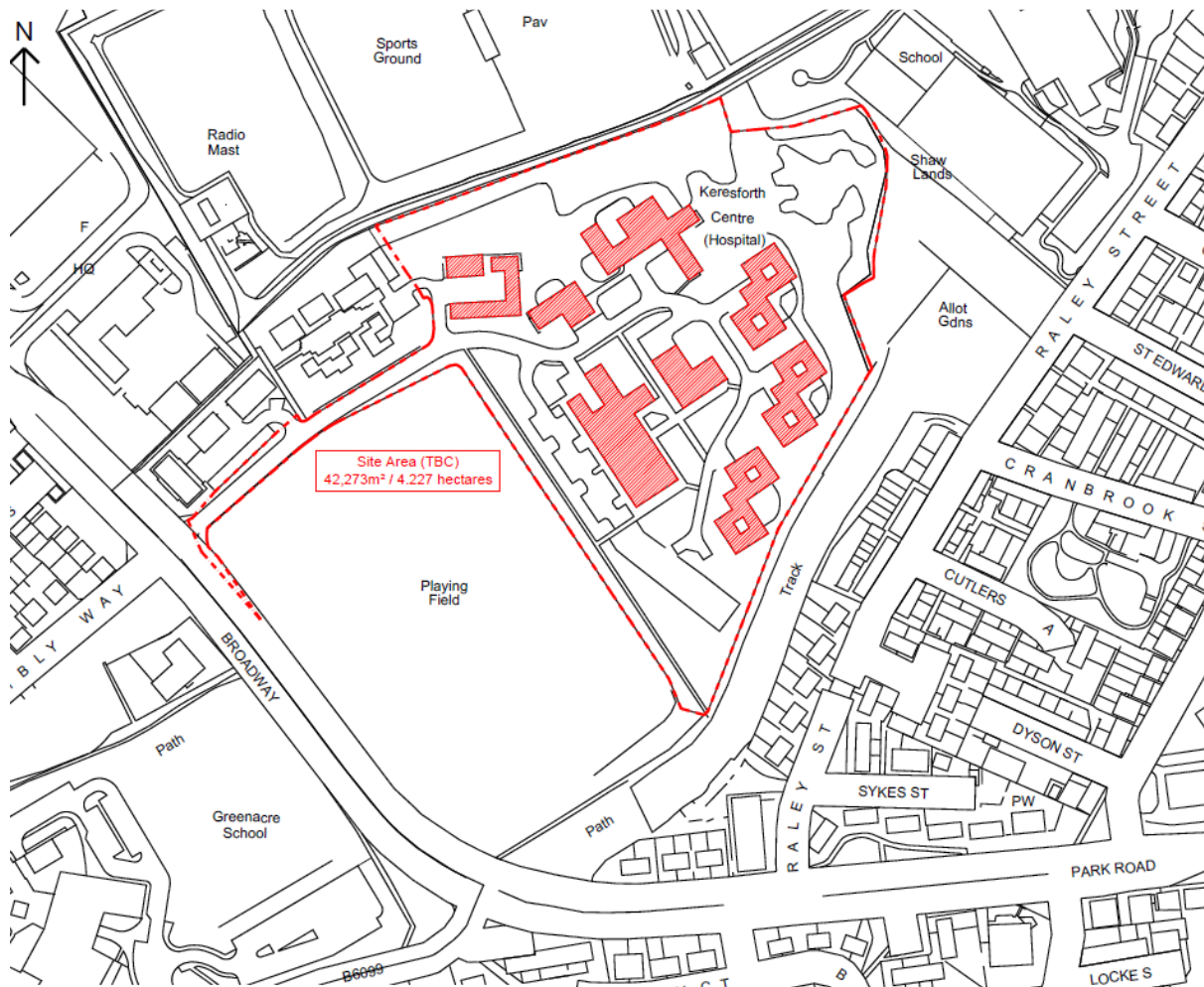
Site of the Old NHS Outpatient Building,
Keresforth Close
Barnsley
S70 6RS

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1.0 PROJECT LOCATION

The Site is located to the rear of Keresforth Close, Barnsley, S70 6RS.

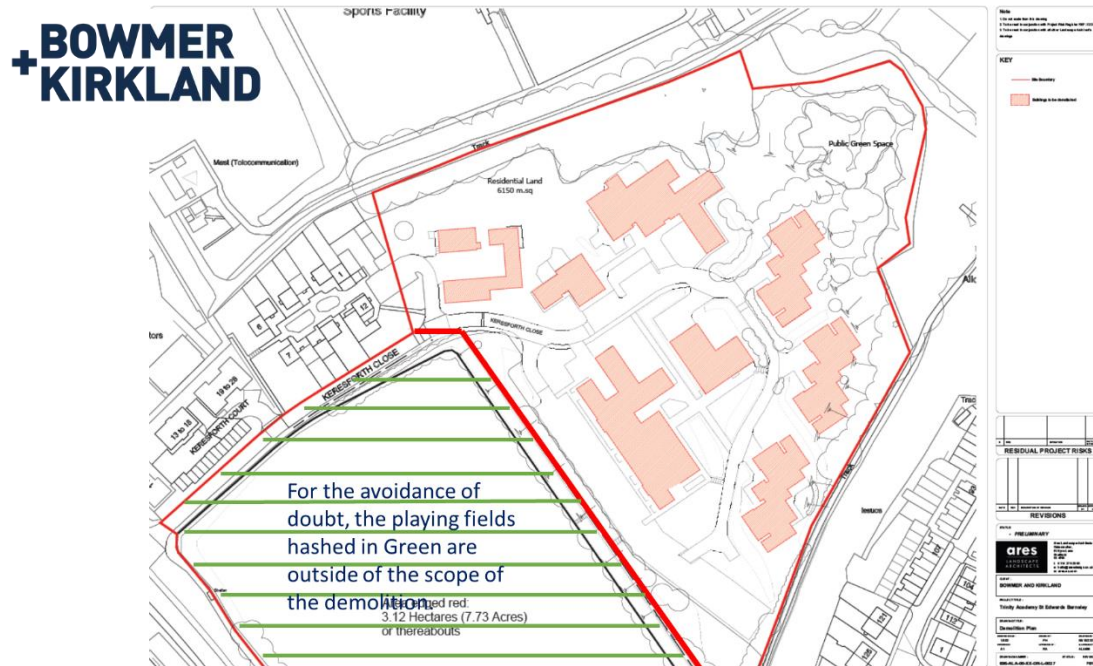


2.0 OUTLINE DESCRIPTION OF WORKS

The Contract briefly comprises of:

Demolition of a range of former NHS buildings as per site plan provided and further details discussed during the site walkover. Works to include breaking out, grubbing up and crushing the associated floor slabs/foundations along with raising the existing tarmac roads/hard standings, with exception of the main car park areas to the South West of the site until the later part of demolition.

For the avoidance of doubt, the area marked in Green i.e. BMBC playing fields is outside the scope of this demolition.



3.0 RESUME OF WORK TO BE UNDERTAKEN

The following Scope of Works will and unless otherwise stated, be within the Tender documents or other information, which may be agreed between B+K and our prospective client and will form the basis of the Tender.

Additional works will be negotiated and agreed prior to the commencement of the variation of the works being undertaken.

B&K will undertake the following:

- Submit S80 application to building control - Assumed completed by NHS including all necessary surveys.
- Removal of asbestos as per asbestos surveys & costs provided
- Demolition of all existing buildings down to slab level
- Break out, grub up and processing existing building slab/foundations
- Raise all external hard standings/roadways
 - Retain car park to the South West side of the site for raising post demolition
- Disposal of all materials to a licensed facility
- Reclaim all scrap metals and period building materials for re sale by Contractor
- Soft strip prior to demolition

B+K understand that the NHS have submitted a planning application for demolition and is yet to be determined. B+K have not allowed for any discharge of conditions for demolition nor allowed for any surveys required for the purposes of demolition or discharge of conditions prior to commencement, we assume this will be undertaken by the NHS.

4.0 PROGRAMME/DURATION OF WORKS

Please refer to separate B+K Programme.

5.0 LIVE SERVICES

B+K have recently been asked to provide a disconnection service however this is not currently instructed, B+K therefore currently assume the site will be clear of services for demolition.

6.0 ADDITIONAL/SPECIAL WORKS

Carry out pre demolition asbestos survey

7.0 SPECIFICATION

Bowmer & Kirkland Sub-Contractors (S/C) operatives have all received the required health and safety training specific to the demolition industry and 100% of our operatives hold a CCDO card. All S/C machine operators hold current CPCS cards for the operation of our varied fleet of excavators, including specialist High Reach applications.

Our Sub Contractors have been thoroughly assessed through our Sub Contractor/Supplier Procurement policy including financial, training, ability and Health & Safety records.

All our sites have a Site Supervisor in full attendance at all times and Bowmer & Kirkland can act as Principal Contractor under The Construction (Design & Management) Regulations 2015.

8.0 MOBILISATION

Bowmer + Kirkland will require - Two-Four weeks lead-in time, prior to commencement of the works. This depends on the various statutory notifications/permits being in place.

It should be noted that if the disconnection of statutory supplies forms part of our contractual obligations, we cannot guarantee our commencement date on site. However, in certain cases, adequate protection or additional control measures can be put in place so as minor works can commence prior to disconnection.

The normal time for disconnection of services and section 80/81's is usually 4 – 6 weeks.

9.0 RESOURCES/HOURS OF WORKING

B+Ks normal hours of working on-site are Monday – Friday – 8am to 6pm (dependant on the environment and British summer/winter time).

B+K reserves the right to work additional days or hours to meet program requirements.

The number of operatives working on site will be as follows:

- 1 x Site Manager
- 1 x S/C Site Manager (CCCO Supervisors Card & SMSTS)
- 1 x Site Supervisor (CCDO Topman Card & SSSTS)
- 6-10 x Demolition Operatives (CCDO &>NNLW Qualified)
- 4-5x Machine Operators (CPCS Qualified)

Fully trained operators are required to undertake the use of the following machinery which will be used on site:

- 3-4 x Demolition Excavators fitted with demolition attachments
- 1 x Mobile Crusher
- 1 x Loading Shovel
- 1 x Telescopic Handler

The machinery requirements may alter during the works; in addition, we may need to increase the machinery on-site to meet the required program of works.

All fuel stored on-site will be in accordance with the Environment Agency directive for storage of fuel on construction sites, i.e. fully secure and bunded tanks.

10.0 REMOVAL OF WASTE MATERIAL/SALVAGE

All waste removed from site will be undertaken in strict accordance with The Control of Pollution Act 1974 and with minimal impact on the environment.

B+K is a green company and investigates various waste streams, including recycling plants to limit the impact on the environment caused by the company's activities. Reclamation will be used where possible and not cost prohibitive.

Scrap metal and other salvageable material are recycled in partnership with various metal recycling plants throughout our geographical area of work. All waste scrap metal and other salvageable materials leave site on suitable vehicles and a certificate transferring the duty of care to the haulier are signed prior to the vehicle leaving site. Copies of all certificates are available for inspection at all times and a copy will be forwarded to our clients upon completion of the works.

B+K reserve the right to use hauliers as preferred by the S/C.

11.0 HAZARDOUS WASTE MATERIALS

Where applicable Hazardous Waste including Asbestos, Oil-based material, Solvents and Chemicals will be disposed of in accordance with The Hazardous Waste Regulations 2005 and The Hazardous Waste (Amendment) Regulations 2009.

Unless specified, B+K has not included for the removal of, or disposal of, any of the above-mentioned material.

Unless specified, B+K has not included for the removal of any CFC's/HCFC or other ozone-depleting gasses or any other material which may release these gasses within our tender price. The testing for the presence of these gasses may be required and is also not included in our tender price.

12.0 HEALTH & SAFETY

B+K indemnifies for any person or persons, injuring themselves on-site due to trespassing or through failure to receive a site induction when visiting the site.

As with our operatives, no one will be allowed on-site without a Hard Hat, Steel Toe Capped Boots, High Visibility Vest and Eye Protection. Depending on the time of visit, it may not be possible to view areas on site due to the specific nature of work being undertaken, i.e. Asbestos Removal, therefore we reserve the right to forbid entry unless prior arrangements have been made to and by the Site Supervisors.

During our works the Site Supervisors will hold all of the statutory paperwork required, to conform to the Management of Health & Safety at work regulations 1999 and CDM regulations 2015. This include:

- Health, Safety & Environmental Policies
- Method Statements
- Risk Assessments
- COSHH Assessments
- Demolition Phase Health & Safety Plan
- Insurances

The above documents are available for inspection at all times to an authorised person denoted by our clients.

13.0 INSURANCES

B+K is fully insured for works involving demolition and dismantling. We hold a 10-million-pound liability for both employees and third party, which is expandable when required.

14.0 MONITORING

Monitoring

Unless otherwise specified within this quotation allowance for monitoring across site are as follows;

- Dust Monitoring will be by visual day to day recording
- Noise monitoring will be carried out daily by the Site Manager using a hand-held noise monitor
- Vibration monitoring is not included as standard unless otherwise standard within the description of works

15.0 BRIEF METHOD OF WORKS

SOFT STRIP

- The removal of all fixtures & fittings, furniture, carpet tiles, false ceilings, timber, services, cables, light fittings, insulation / lining boards within the structures to allow for the demolition.
- In all manual lifting operations, regard is to be noted with reference to The Manual Handling Regulations. i.e. team lifts, use of lifting equipment/mechanical means rather than men where practicable.
- Skips will be placed as close as possible to the area of works and fenced off during the works.
- During soft stripping, to minimise Manual Handling, Drop Zones will be formed and the arisings will be dropped down to ground floor level, where a 360° excavator will segregate into various waste skips.
- All debris will be removed on a regular basis to the collection points for disposal, thus creating a clean, safe working area and maintaining good housekeeping procedures.
- Disposal transit routes are to be reduced to minimise the requirement for Manual Handling.
- This method is to be read in conjunction with the asbestos surveys. Known areas of Asbestos (not removed prior to soft stripping) will be highlighted to the operatives and sprayed red. It could be, however, that other such materials may be uncovered during the soft stripping process. Should such an incident occur, Hughes & Salvidge will secure the suspect material and its location, as far as is reasonably practicable, and inform the client and arrange the necessary sampling and testing of the material.
- All operatives will have undergone Asbestos Awareness training.
- Suitable hand PPE to be worn to protect from injury during all manual handling operations.

Soft Stripping of all doors, frames, windows, architraves, cable ducts and skirtings

- Doors may be fire resistant and may be required to be moved with support from a suitable trolley,
- whilst work in the removal from frames is carried out.
- There is potentially brittle glass within some of the doors. This can be taped over and removed by remote methods (i.e. scaffold tube used to break out the glass) prior to removing the door.
- Full gauntlets and visors are to be worn when handling glass. Glass will then be cleared up and placed into the skip.
- Doors and frames to be removed to the outside of the building for disposal to skips.
- Soft stripping of doors, frames, architraves, cable ducts and skirting's is to be carried out using hand tools or 110v Reciprocating Saw.
- Frames are to be removed using crow/nail bars and reciprocating saws for the removal of steel fixings.
- Timbers and glass to be removed directly to skips to prevent injury from cuts, nails etc
- Any protruding sharp edges, nails etc will be knocked flush with the adjacent structure or removed to avoid puncture wounds.

Soft Stripping of stud partitions

- • Soft stripping of stud partitions is to be carried out using hand tools, Stanley knives, 110v reciprocating saw
- • If required, the partitions will be cut into sections using a reciprocating saw to ease removal

Soft Stripping of all Cables and Services

- Soft stripping of service cabling and steelwork is to be carried out using hand tools, 110v Reciprocating Saw
- Cables are to be cut at each end of the sections to be removed prior to removal of fixings or support trays.
- Clips and small brackets are to be removed using crow/nail bars and reciprocating saws will be used for the removal of steel fixings and main supports, as access dictates.
- Cable trays and steelwork runs are to be dismantled in such a manner as to allow heavy or long lengths to be progressively lowered to floor level, without the need to over reach.

Waste Electrical and Electronic Equipment (WEEE)

- WEEE Items (such as monitors, microwaves, fridges, computers, light fittings etc will be removed from the structure by hand, segregated and palletised. These pallets will then be shrink wrapped and an inventory recorded for each pallet. This will then be stored in a secure location awaiting disposal as necessary.

Fluorescent Light Fittings

- Light fittings will be removed for segregation and disposal of the primary contaminant components - Mercury contained within Fluorescent tubes and potential PCB materials within starter capacitors.
- These will be removed by hand prior to demolition wearing the site standard PPE and placed into the disposal 'coffins'

Task Specific Risks

- Windblown, Falling or Projected Debris
- Working at Height
- Manual Handling
- Downloading Debris to Drop Zones
- Internal Strip-Out of Building & Materials Sorting
- Work creating Dust
- Noisy Machinery & Processes
- Use of Mobile Towers
- Use of Portable Electrical Equipment
- Discovery of Suspected Hazardous Substances
- Disposal of Waste Materials
- Hand Arm Vibration Syndrome (HAVS)

SUPERSTRUCTURE DEMOLITION

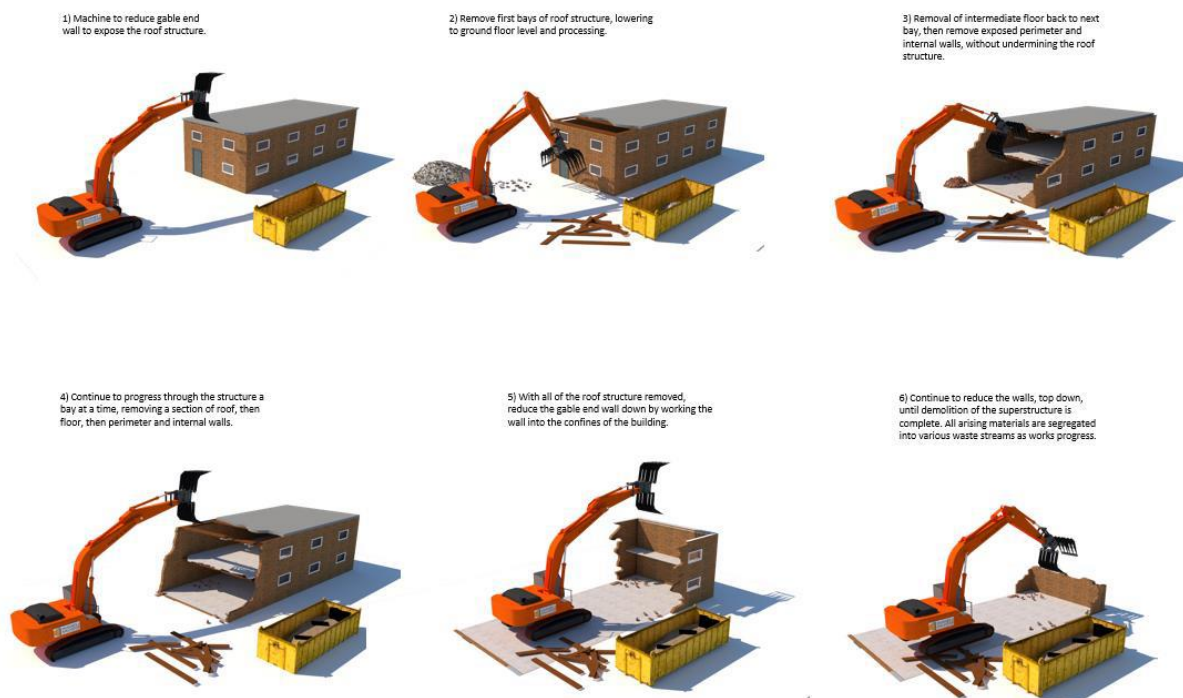
The majority of the structures comprise of load bearing masonry with strommet roof and concrete intermediate floors. Following soft stripping and asbestos removal works will commence from Sections 1& 2 working through to the South Eastern corner to allow handover of the new construction area at the earliest opportunity.

Across the site there is a few pinch points adjacent the hoarding line which will need scaffold protection and will have to be undertaken during the school half term. These are to be co-ordinated during the works.

A 360-excavator fitted with a combination of selector and pulveriser attachment will progress through the structures working top down.

- Our ZX470 Excavator fitted with a standard arm will be used for the demolition works.
- The excavator fitted with a rotating selector attachment will firstly reduce a section of the side elevation removing the glazing and masonry infill cladding to expose the roof and intermediate floors. All glazing will be lifted and lowered to ground floor level and stockpiled ready for later disposal
- The roof will then be lifted back a bay at a time and lowered to ground level for further processing.
- With a section of the roof removed, the upper floor walls will be folded over into the confines of the building
- The intermediate floor will then be pulverised back to the next bay allowing demolition arisings to fall to ground level.
- Once a bay of the intermediate floor is removed, the machine will proceed to fold over the perimeter walls
- The above demolition process will be adopted throughout, working the building down a bay at a time.
- Throughout the demolition process, smaller machines will be employed to carry out processing and loading away of arisings.
- A banksman will be in attendance, who will utilise fire hoses for dust suppression.

Demolition of Two-Storey Load Bearing Masonry Structures



SUBSTRUCTURE DEMOLITION

Sub-structure works will be carried out generally as per the below methodology.

Prior to any works commencing the following procedures will have been implemented and completed:

- Services drawings inspected
- Area (and surrounding perimeter) to be CAT Scanned
- Any identified services to be marked up with spray paint

- Permit to Dig issued

Once a significant amount of ground bearing slab has been exposed, machines fitted with impact hammers and buckets will begin to remove the slab and foundations. Machine fitted with impact hammer will begin by puncturing the slab and foundations to break them up to moveable sections. Machine fitted with a bucket will then lift and stockpile sections ready for further processing. Machines fitted with pulverisers will process arisings further to separate concrete from reinforcing bar, and load away respective materials.

All excavations will be backfilled progressively after foundation removal; the area will be graded to surrounding site contours, and the footprint tracked in by machine, leaving a flat site.

Task Specific Risks

- Windblown, Falling or Projected Debris
- Self Propelled Plant – Operation
- Self Propelled Plant – Set Up & Maintenance
- Work creating Dust
- Noisy Machinery & Processes
- Discovery of Suspected Hazardous Substances
- Changing Attachments on Plant

APPENDIX A – SP15.1 Demolition