



## Case Study



**Address:** Avery Hill Campus, Avery Hill Road, Eltham, London, SE9 2UG

**Built in:** 19<sup>th</sup> & 20<sup>th</sup> centuries

**Building Status:** The Avery Hill Campus consists of two sites, Mansion Site and Southwood Site, both of which are located in the 86-acre Avery Hill Park in Eltham, south-east London. The buildings consist of administration offices, store rooms, student accommodation and lecture theatres.

**Operations:**

**Operation Commencement date:** 15<sup>th</sup> April 2013

**Operation Completion date:** 9<sup>th</sup> June 2013

**Eurolag Site Supervisors:** Barry Scoot

**Eurolag Project Manager:** Colin Greyo



## **Summary of work requirements**

Phase 1 and 2 of the project involved the removal of asbestos residue / debris to pipes and wall surfaces to four basement rooms using the Quill Falcon Kwikblast system to ensure that surfaces were completely cleaned back to their original surface removing all traces of paint with Southwood House, Bronte, Grey and Fry Buildings. Some surfaces could not be accessed as equipment such as electrical boxes was remaining in situ. Where this occurred the wall surfaces were painted with Decadex and then marked using the University's be-spoke stencils.

Phase 3 of the works was to completely decontaminate the roof void of the Fry Building with two separate enclosures as the roof void was separated by a brick partition wall. All MMMF insulation within the roof void was removed as hazardous waste all surfaces cleaned.

Phases 1-3 were conducted during out of hours working times to ensure the buildings could continue their normal daily operations.

Phase 4 was to remove approximately 20 tonnes of earth from Sparrow Farm Sports Centre to enable access below where it was believed asbestos floor tiles remained from a demolished building. The earth was removed using a digger over the course of 3 days and the floor tiles removed.

Phase 5 was to decontaminate the stairwell and basement area of the Engine Tower Building under fully controlled conditions over a 3 day period.

Eurolag acted as Principal Contractor for the works and provided full welfare facilities for our staff which was sited in a designated compound with the University grounds. The compound was formed by us using solid panel HERAS fencing to house our container, mobile decontamination, toilet and office.



## **Performance**

Eurolag were deemed as the successful company by submitting a tender to undertake the works as part of the asbestos management programme and we were awarded the contract to undertake the removal of the asbestos from building commencing in April 2013.

Colin Greyo, Contracts Manager for Eurolag Group Ltd was in charge of the project, and the assessment of existing site situations for removals. Colin compiled the various safe systems of work for the method statements for submission to the Health & Safety Executive as part of the statutory notification period of 14 days required under the Control of Asbestos Regulations 2012 and for the issue to site supervisors undertaking the works on behalf of Eurolag Group Ltd and worked in close liaison with the clients asbestos management team and the clients appointed CDM Co-ordinator.

A programme was formed by the Contracts Manager in liaison with the client and the asbestos removal works were then phased over the following months to ensure safe removal of all asbestos materials from each building was achieved and risks to students, contractors, staff and members of the public were eliminated in doing so. All asbestos was removed in each specific location from the building before any follow on works were permitted to go ahead.

There were no incidences of asbestos exposure to any parties during the contract as a result of the management of the works by asbestos management team and Eurolag staff.

No accidents were reported by Eurolag Group Ltd during the contract period.

**Photo Gallery**

(Before and after)



