



DEMOLITION OF COLT DATA CENTRE – LINESIGHT

OUTLINE METHOD STATEMENT

Photo 1 – Colt Data Centre – Site Layout

Introduction

This document is created to explain our management and procedures to be undertaken in line with all current legislation to safely demolish the Colt Data Centre located on Beaconsfield Road, Hayes, UB4 0SL

The methodology is outline only to show our proposals which will be subject to change once a site survey has been completed by our structural engineer.



Management of the Project

Our contracts director and project manager will be the main point of contact with the client. Communications with stakeholders will typically be through joint discussions with the client and stakeholders and may be in the form of meetings, briefings and letter drops to advise in advance of the forthcoming works and impact upon stakeholders.

The site manager will be the nominated individual managing day-to-day queries and discussions with the clients site representatives and will be first point of contact in the event of any queries, complaints or visits by the authorities. Any such visits by the authorities will be advised to the client immediately if unplanned. The documentation used to comply with the project follows Coleman Groups own CGMS (Coleman Group Management System).



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An integrated management system that complies with and is externally audited against PAS99; ISO9001; ISO 14001; and OSHSAS 45001. Planning will take into consideration any requirements such as ITP's calibration etc., which have a bearing on the programme and quality and safe systems of work.

COVID-19

Due to the outbreak of Covid-19. All site personnel must adhere by the strict procedures detailed below to help contain the spread of the virus. Self-Isolation – Under no circumstances must any operative report to work if they have encountered one or more of the following: Has a high temperature or persistent new cough. If you have any Coronavirus related symptoms you must complete the NHS 111 online checker and follow their guidance isolating where advised to do so, is a vulnerable person (by their age, underlining health condition, clinical condition or are pregnant), Is within 14 days of when the first member of their household showed symptoms of Coronavirus.

If a worker develops a high temperature or a persistent cough while at work, they should, return home immediately, avoid touching anything, cough or sneeze into a tissue and put in a bin, or if they do not have tissues, cough or sneeze into the crook of their elbow.

They must then follow the guidance on self-isolation and not return to work until their period of self-isolation has been complete. Travel to site – Where possible workers should travel to site using their own transport, e.g. cycling, car, van, and avoiding public transport if possible. If public transport is the only way the worker can get to work, they must ensure that they maintain at least 2 meters distance from other members of the public, avoid any unnecessary touching of objects and avoiding touching their face or mouth until they can suitably wash their hands. You should travel outside peak times.

Methodology

All Coleman demolition activities will be carried out in compliance with 'BS6187:2011 Code of Practice for demolition' and the code of practice issued by the NFDC (National Federation of Demolition Contractors) 'Guidance Notes'.

Coleman Group will undertake all demolition with specialist demolition compact plant for deconstruction and excavators equipped with multi processors/rotating grabs/pulverisers and shears for traditional demolition. Sufficient size excavators i.e. compact plant, 40T and 20T demolition rigs equipped with on board dust suppression will be resourced to undertake the works. All Coleman equipment complies with current European Legislation.

Methodology sequence and pre start works will be identified on the programme and inclusive of:

- BREEAM Demolition Pre-Assessment
- UXO Desktop Study
- Set up site welfare
- Establish site traffic management plan
- Installation of monitoring points near sensitive receptors.
- Protection of surrounding buildings, services, footpaths
- Services Survey/CCTV drainage Survey/Independent Engineering Checks
- Service disconnections including de-gassing and purging
- Asbestos removal based on positively identified Asbestos Containing Materials ACM's
- Soft strip all areas of deleterious materials and remove arisings from site
- Mechanical Demolition of Structures using specialist demolition plant
- Remove slabs and foundations
- Process and remove arisings from site via appropriate waste stream
- Map existing piles and provide as built survey to the client
- Based on scope - Backfill site, fencing installation, builders work, reinstatement and making good where required.



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Identification of Services and Protection

There are a number of services situated around the site such as but not limited to, a utility existing asset survey will be completed to confirm location of all services

- Overhead & underground cables/telecommunications
- Electricity
- Drainage
- Water.
- Gas
- Fibre Optic

All services that supply the buildings are to be disconnected/ relocated prior to works commencing, all disconnection information is to be passed to the client in health and safety file on completion of the works

Plant Utilisation for these Works

Plant and Equipment utilised for Site Setup

- Heras fencing/hoarding
- Noise, dust and vibration equipment
- Welfare cabins, furniture, toilets etc.
- Traffic management signage and cones
- 6m steel mesh gates
- Steel road plates / Navi mats for protection
- Smalls Tools

Plant, Equipment and Labour Utilised for Asbestos Removal and Soft Strip

- | | |
|---------------------------------------|---|
| • Asbestos Contractor | • Labour for soft stripping and clearing |
| • Hook wagons | • waste |
| • Bobcat / 20t excavator to load bins | • Hand held tools / burning apparatus for |
| • H-vac | • stripping |
| • Asbestos PPE/RPE | • Roll on Roll off skips / 16yrd sealed |
| • Enclosures and 3 stage air-lock | • Skips |

Plant and Equipment Utilised for Demolition, Crushing and Site Reclamation

- | | |
|---|--|
| • Compact plant for deconstruction | • Labour |
| • 50 tonne HR excavators with attachments | • Low loaders to haul plant to and from site |
| • 40 tonne excavators with attachments | • Roll on / off multi lifts |
| • 20 tonne excavators with attachments | • 8-wheel tippers |
| • Hand Breakers and Access | |
| • Skid steer for Clearance | |

Permits and Licenses for Demolition

- Section 80/81 Demolition Notice
- F10
- Sec 61 Notice
- Hoarding Permits
- Footpath and Road Closure Permits
- ASB5 – Licensed Asbestos Notification / NNLWorks



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- Service Disconnection Notification
- Plant Protection Permits

Protection and Monitoring

Noise, Dust and Vibration monitoring points will be installed around sensitive areas of the site. Such as adjacent to the Yeading Brook, local schools, football club and industrial estate. The monitoring stations will always be logged remotely and monitored. Where the levels of noise, dust or vibration begin to increase, works will cease and another method will be utilised to carry out that element of work.

Protection will also be installed to protect the Yeading Brook throughout the demolition works, this will be installed as per design and will be regularly inspected/repared as the works progress.

During demolition, the Heras fence exclusion zone will have debris netting attached to it and demolition plant will have on board dust suppression to reduce the levels of dust. All of our works and monitoring equipment will comply with BS5228 – Parts 1 & 2:2009 “Code of Practice for Noise, Dust and Vibration Control on Construction and Open Sites”.

Road plates and navvi mats will be utilised throughout all site activities where heavy plant and haulage is crossing. This will protect any retained ground or services that may still be live.

Various underground pits and tanks have been highlighted in the CPHSP, these will be marked up on site and an exclusion zone established around them until they have been removed and backfilled.



Environmental Monitoring to be Established on Site Boundary



Service Diversions & Protection

None Intrusive Survey

The first task to be undertaken will be a non-intrusive sub-surface utility survey. Radio frequency locators and ground penetrating radar will be utilised to accurately confirm the location and depth of all services that have been identified on the relevant service drawings. The survey will also help identify any potential unknown services not captured. The position of all services will be clearly marked up on site so the site team aware of their location throughout the works.

Removal of Meters

To remove any meters on site the relevant supplier will be contacted, the owner of the meter can be identified through the serial number on the meter. If there are delays with a supplier collecting the meter then a specialist contractor can be appointed to remove the meters to avoid delays to the programme. The meters will then clearly labelled and stored in a safe location until they are collected by the supplier.

Forming Trial Holes

If trial holes or disconnection points are required, then the following control measures are to be adopted to identify/expose the relevant services:

- Permit to dig to be issued by the Coleman Group site manager, this will be issued following the completion of a CAT scan and having referred to the nonintrusive survey and relevant service drawings.
- SSOW are to be issued to the relevant service provider and permission to proceed to be obtained before proceeding with the works.
- Suction/vacuum excavation to be used where practical to expose services, this is the process of removing soil around a service by the use of suction power, significantly removing the risk of damaging a service.
- All excavators to comply with the control measures detailed in HSG47 – Avoiding Danger From Underground Services.
- Insulated hand tools and appropriate PPE including fire proof overalls to be worn when hand digging around live services .

Working Adjacent to Live Services

Any live services that are to remain during the demolition works will be clearly demarcated on site and will be barriered off to prevent unauthorised access.

Service drawings identify 2 different gas runs within the site boundary and also a 9MVA and 1 MVA electrical supplies. Where live services are retained or remain during demolition works, a designed protection solution will be utilised to ensure they are not damaged.

There are live BT data cables on site which will be rolled back and isolated on the site boundary in anticipation for future site developments.

The location of live services will also form part of the site managers induction and daily briefings. Control measures for working around live services will also be included in all risk assessments and method statements produced for the works.

When plant and machinery is to track over buried live services a temporary works check will be completed by Coleman Engineering Services to confirm what plant can safely cross without potentially damaging the services. If required a



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plant protection bridge will be designed and installed to enable larger plant to cross over the service, this will be verified through a design check and will be controlled on site via the Coleman Group's temporary works procedures.



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Asbestos Removal

The R & D survey will be reviewed and highlighted by the Site Manager and Project Manager to identify the location of the notifiable and other asbestos containing materials.

Combined with a site walkover to highlight (spray) those areas on site. This will identify any areas that may have been missed or excluded which will require further surveying.

Due to access dates the asbestos removal will commence in Tudor Works before progressing in the Trinity Data Centre. (It is not anticipated that asbestos will be discovered in the data centre due to it being recently refurbished).

A licensed contractor in line with their plan of work will remove the asbestos materials under their ASB5 and>NNLW notices. Following preparation of a fully compliant plan of work and submission of a 14-day notification to the Health & Safety Executive, areas would be set-up as a full enclosure complete with controlled entry point(s), negative pressure unit and viewing panels / CCTV system.

Following application of a dust suppression agent, the asbestos will be removed and transferred into the double waste sack system. Waste will then be transferred down to the lockable and labelled asbestos waste container located to the external of the buildings.

The area will be cleaned with Type 'H' approved vacuum cleaning equipment and following inspection by the Site Supervisor, offered to the UKAS accredited analyst for a four-stage clearance.

Upon completion of areas of work and receipt of 4-part air clearance and reoccupation, The Coleman Group will accept the area back to continue the works.

All asbestos will be removed and placed in a locked container on site for off-site disposal to a permitted landfill site. Copies of the Waste Consignment Notes shall be issued to the client on completion of the works.



Air Lock to be set up for Licensed Asbestos Removal



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Soft Strip/ Mechanical & Electrical Removal

Soft Strip will commence working sequentially through each section of the building. Coleman Group aim to achieve at least 95% recycling throughout our works, this will be carried out at source. Soft Strip includes pre-strip of all fit out and loose furniture, removal of all non-structural elements of the building including fittings and finishes.

Mechanical and Electrical services (M&E) will be stripped out of the building as well as air movers/plant/electric cables/pipework and segregated for recycling objectives and removed from site to a licensed facility.

The building will be soft stripped in phases to suit the progression of asbestos removal. All operatives will be asbestos awareness trained and soft strip works will be co-ordinated closely with the asbestos removal works. All soft strip materials will be segregated and placed into the relevant skips located within the fenced enclosure. Skips will be refreshed between the hours of 8:00am – 17:30pm; no open skips will be left on site between the hours of 17:30pm and 8:00am within the working week and all-day Saturday and Sunday.

Soft strip arisings will be loaded by skidsteers/rubber tyred excavator into 30yrd roll on roll off bins, the bins will be removed off site to a licenced recycling centre.



Soft Strip Arising's to be Segregated and Disposed via Relevant Waste Stream



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Installation of Protective Screen

There will be a protective screen installed on the northern and eastern boundary of the site to protect the adjacent properties and brook from dust or possible ejecta whilst demolition works are undertaken. The screen will be erected as per approved design once CAT3 checked from within The Coleman Group.



Protective Screen to be Installed in Location Shown Above

Mechanical Demolition

With the buildings stripped back to their structural shell, demolition will commence with specialist demolition excavators equipped with multi processors/rotating grabs/pulverisers and shears.

The two structures are to be demolished concurrently with the demolition of the Tudor Works starting first due to access dates.



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Demolition Excavators with Various Attachments to be Used for Mechanical Demolition

Demolition of Tudor Works

The Tudor Works buildings comprise of traditional masonry construction with steel truss roofing. The asbestos cement roof sheeting will be removed prior to mechanical demolition commencing.



Tudor Works

The machine will be positioned within safe working parameters which are established by risk assessment, which has also considered the allowance for a drop zone into which the demolition arisings will fall. These arisings will be cleared progressively by a 360° excavator.



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Once the machine is in position the operator and banksmen will check the two-way radios. When completed the operator will ensure that the on-board dust suppression equipment is functioning properly.

Dust suppression will also be applied via to include additional dust suppression provided by a dust bosse and fire hose.

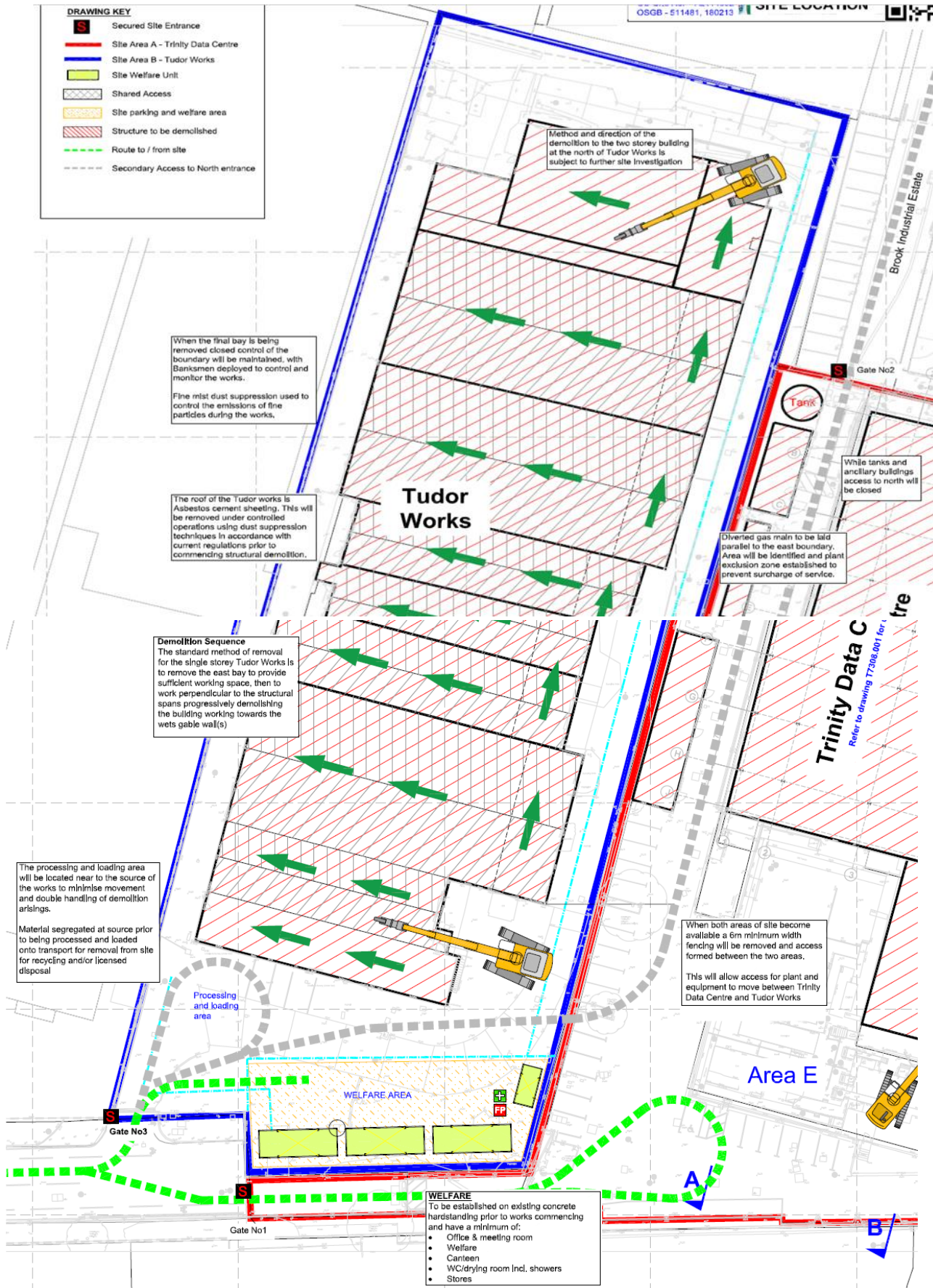
The exclusion zone around the works will be delineated by means of a physical barrier Heras fencing with suitable signage. Only certified operators will use the demolition plant. The machines will be parked safely when not working with security screens fitted to prevent unauthorised use.

The excavator will then proceed to demolish the Tudor Works as per the following sequence, this ensures that the structural stability of the building is maintained throughout the demolition works



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Demolition of Trinity Data Centre

The trinity data centre is constructed of a steel frame with steel bracing and a masonry infill. There are also ancillary buildings within the footprint of the site including a security hut, diesel storage tanks and water towers.

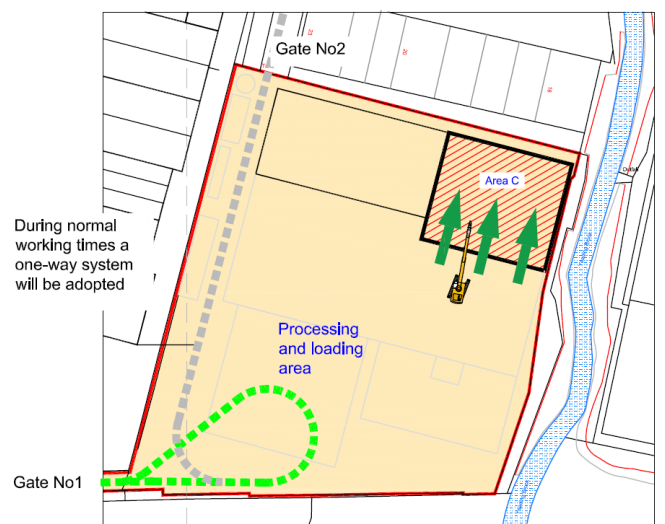
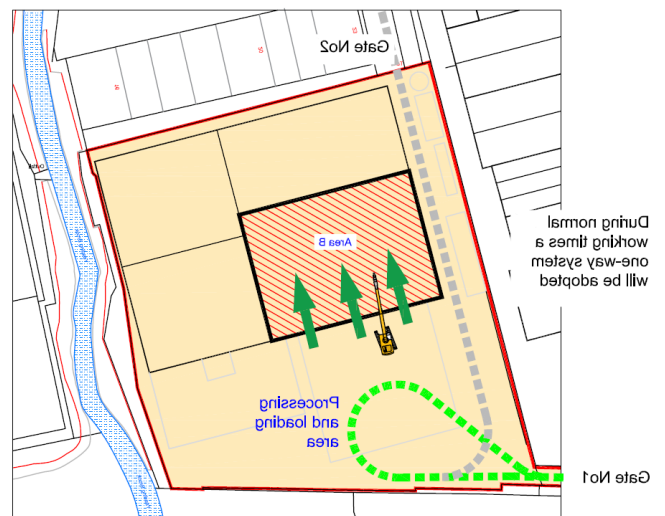
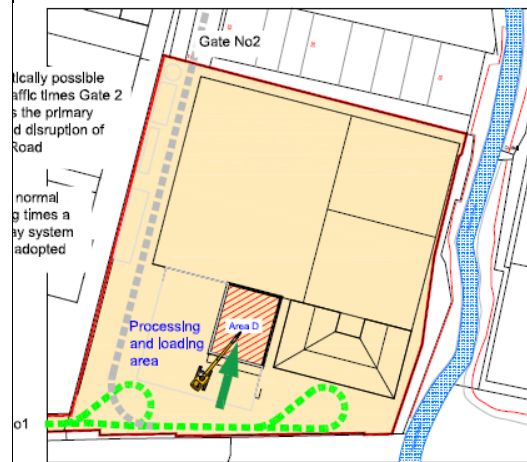


Trinity Data Centre

Due to the size of the structure the main building is to be demolished with a high reach excavator. The high reach and its equipment to be erected on a prepared area of level ground which has been checked for suitability for high reach plant loading. (Temporary Works) The high reach arm will be fitted and commissioned by qualified plant engineers.

When the high reach machine has been completely assembled it will be tested by the plant engineer and certified fit for use. The plant will be under the control of the Site Manager and the guidance of competent Banksman who will be in radio contact with the operator.

The high reach machine will proceed by removing the outer cladding and masonry to expose the steel frame. A shear attachment will then be used to remove the structure working bay by bay as per the following sequence.





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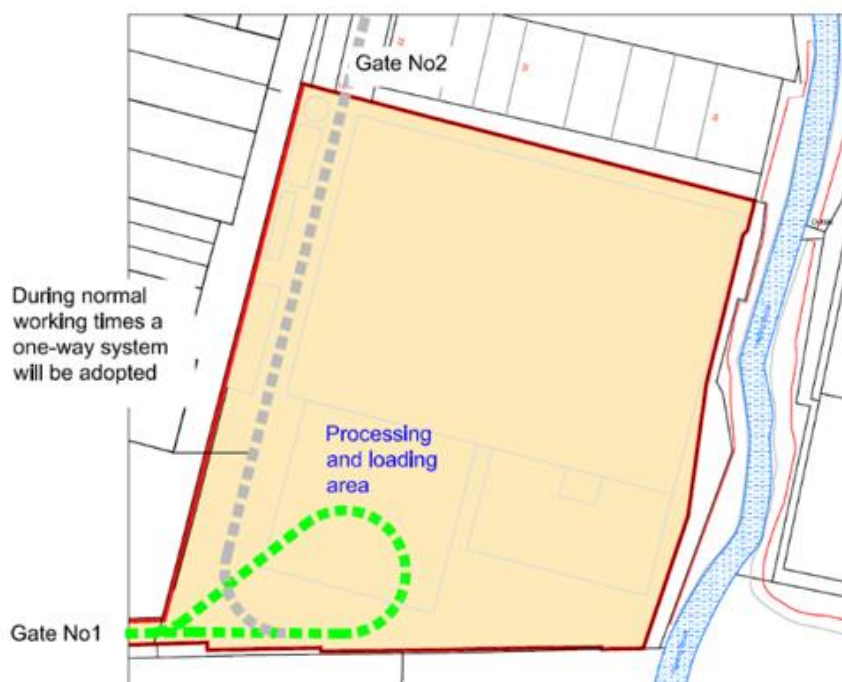


Sequence for Demolition of Trinity Data Centre

Arisings such as timber, plastics, and biodegradable waste will be removed from stockpiles by use of excavators equipped with 360° hydraulic grabs. This material will be segregated and loaded directly into awaiting lorries to transport it off site.

For the disposal of materials a one way system is to be established on site, this will use both access routes on to site and minimise traffic/ congestion.

All vehicle movements are to be booked in and given allocated slots to prevent congestion and reduce vehicle movements during peak hours.



One way system to be Established on site Utilising both Beaconsfield & Bullsbrook Road



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If required a wheel wash station is to be set up to ensure that the local roads are not impacted by the wagons leaving the demolition site

Processing Materials

The Coleman Groups waste is managed in line with the Duty of Care Regulations, Environment Act and Environmental Protection Act. We have developed several processes which enable management of our waste materials from identifying what materials may be suitable for recovery and recycling and those which are hazardous and require disposal.

The following processes are complied with at our sites to ensure compliance and best practice:

CGMS P310 Waste management duty of care
CGMS P311 Waste and WAC testing flowchart

The Coleman Group hold a waste carriers' registration to enable movement of our waste and materials and Environmental Permit. Our Environmental Permits have been issued for our head office facilities which include an urban quarry for processing and treatment of materials including treatment of hydrocarbon contaminated demolition arisings but due to site location we will look to source external licensed facilities.

We consistently recycle 95% (by weight) of a building on a demolition project. Where possible we soft strip a building back to the shell, this ensures that the brick and concrete hard-core isn't contaminated with deleterious materials. If we can't adequately strip a building pre-demolition, labourers pick the material when it is on the floor. Soft strip works are organised into various phases that enable us to segregate:

- Timber
- Plasterboard
- Plastic
- Ferrous
- Non-ferrous metals

There will be a section of the site used as a quarantine area where suspect materials will be stored in. The hazardous materials will be stockpiled in discreet locations for subsequent disposal to a suitably licensed facility. Materials will be loaded mechanically as much as is practicably possible. The site will be left secure, free of trip hazards and leading edges on completion.

Note: Prior to commencing any excavation works, a permit to excavate will be issued by our Site Manager. This permit can only be written once a full CAT and Genny scan has been completed and all existing service drawings have been scrutinised. If any operative uncovers a service during excavation works, they will stop current activities and inform the Site Manager

Following the completion of the super structure demolition, the sub structure is to be removed. This will be carried out across the entire footprint of the structure. Two demolition excavators utilising breaker and bucket attachments will undertake these works.



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One operator will proceed to break up the existing ground slab. The second excavator fitted with the bucket attachment will follow behind, lifting the broken sections from their position, and grade back the loose debris to one side enabling the excavator to load into awaiting 8-wheeled tippers to off load from site.

This process of one machine breaking and the other processing will be repeated until the entire slab has been removed. This will expose the made ground below the structure, enabling removal of the foundations, drainage and service runs to commence. To remove the foundations, drainage and service runs, the same two machines will be utilised once again.

With the first machine excavating the made ground exposing the foundations and decommissioned underground service, the second excavator will then proceed to break out the now exposed sections of foundations. The operator of the machine exposing will always stay approximately 10m ahead. The two machines will work through the structure, until all foundations, drainage and service runs have been broken out and stockpiled. All excavations will be inspected periodically, ensuring the operators all grade outwards to prevent collapse.





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If required all voids can be backfilled with the agreed specified capping material, tracked or rolled and compacted to highways specification.



Site Completion

All site completion works shall be undertaken in accordance with the scope of works instructions. *All details of finishing works shall be measured and recorded on a plan for inclusion within the Health and Safety File.*

The extent and type of fill material shall be recorded for inclusion within the Health and Safety File

- All voids to be filled as per client's specification.
- All works to Drainage left on site will be left to the client's specification.
- The Site will be graded to suit the existing levels.
- Welfare will be removed from site
- Hoarding – envisaged to remain.