



CASE STUDY

Works: Licensed asbestos removal, soft strip, demolition

Date: May/June 2018

Programme: 6 Weeks

Sector: NHS

Value: £75k

NHS Centre - Kimmerfields, Swindon

OVERVIEW: Lawson Group won the contract to demolish a walk-in NHS centre located in Swindon.

CHALLENGE: The site was located within Swindon town centre, adjacent to an operational bus station, the Zurich Tri-Centre offices, and close to several residential properties.

The building was two storeys high and of brick and block wall construction, under a timber and tiled roof. AIB wall and ceiling



panels were present in several rooms and the decorative external



white panels were made up of asbestos cement sheeting. A live substation was located within the site, which was planned for reuse, so the works included its protection. Service access to the Zurich Tri-Centre office was required through the site perimeter. This redundant building had been used for emergency temporary homeless accommodation over a cold period. A full needle sweep of the building was required before works could commence.

SOLUTION: The site was CAT scanned, all services feeding into the demolition zones were traced back and disconnected. Solid timber hoarding was used to secure the site. A temporary access road was fenced off for service vehicles, away from the demolition zones.



All soft furnishings including desks, mattresses, temporary welfare equipment and carpet were removed from the building.

Lawson Environmental carried out the asbestos removal works under controlled licensed conditions. The AIB panels were removed in sealed negative air pressure enclosures. The external cement bonded asbestos (CBA) sheets were removed by hand, utilising a MEWP under Notifiable Non-Licensed Works (NNLW).

All sheets were first dampened using a suppressant mix, the bolts were cut, and sheets were lowered one by one. They were then removed using a skid steer and placed in a stacked pile in an enclosed 40-yard skip. During the CBA removal, independent background and personal air monitoring was carried out. Once the asbestos had been removed and the area had been cleared, demolition work could begin.



A 360-excavator was used with a hydraulic shear attachment. The roof was removed back to the first supporting column allowing one bay of the roof to be lowered carefully to the 2nd floor slab.

The wood and steel products were then removed and lowered to ground level away from the building. These were processed and loaded into the designated 40-yard waste bins.

Once the roof had been removed, the internal walls and floors were dismantled and lowered to ground level. The external walls were left until all internal walls had been removed to help contain any dust generated. A dust boss was also used for dust suppression.



This sequence continued until the building was demolished. All waste was separated during the demolition, ready for disposal at registered recycling facilities. The concrete and bricks were retained on site and crushed using Lawson Group's own mobile crushing equipment.





RESULT: The site was successfully and safely cleared, ready for the next stage of development.

