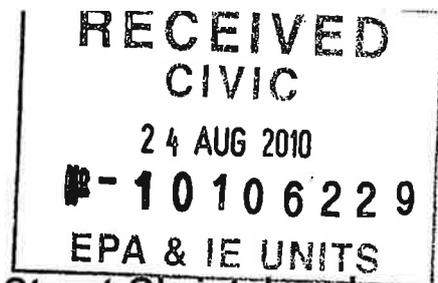


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## Methodology for Demolition 213 Cashel Street Christchurch.

### Establishment

Prior to work commencing Frews intend to negotiate control of the two car parks on Woolsack Lane. The car park at the Northern end will become the main point of access to the site and provide an area to park site vehicles.

### Traffic Management / Hoardings:

It is proposed that a TMP is put in place.

For parts of this job Woolsack Lane will be entirely closed to pedestrians.

Trucks will access the site from Hereford Street and exit the same way.

When the building immediately adjacent to Woolsack Lane is being demolished the road will be closed to all traffic for the length of the building. Access to the remaining properties from either end of Woolsack.

A site fence will be established across the entrance to the large car park at the northern end of Woolsack lane. This will secure the Northern perimeter of the site. The existing perimeter walls of the buildings will secure the remainder of the site. Near the end of the job these wall will be removed and site fencing will be put in its place.

When the street facade on 213 Cashel Street is removed, a footpath closure and lane closure will be in place.

### Sediment Control:

Sediment and run off from the site will be contained by leaving the perimeter walls intact (up to 1.8m) until the end of the job.

Drains in the two car parks on Woolsack Lane will be secured with filter cloth, preventing sediment from entering them.

Areas where the trucks are loaded will be swept and cleared between loads to prevent sediment being tracked onto the road.

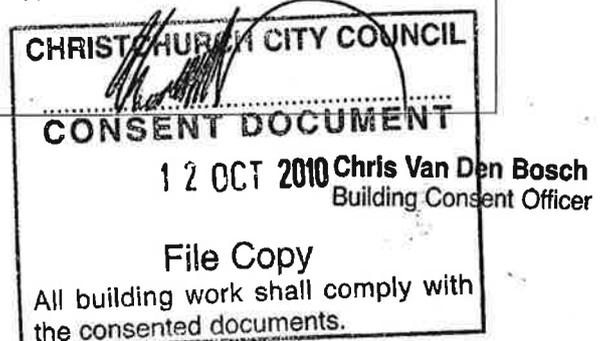
### Dust Control:

A water supply will be maintained on site, if sprinklers are required they can be established to dampen down work areas to prevent dust.

### Material Disposal:

C&D waste from this site will be taken to our recycling facility in Johns Road, it is estimated that more than 95% of these buildings will be recycled.

Using GPS all loads are tracked and a record of material type and weight made. At the end of the job totals for each type of material are given.



**Methodology:****Stage 1****Building 1 (Long building adjacent to 219, frontage on Cashel Street)**

- 1) Strip internal fixtures and fittings, pipe work, carpets etc from all buildings and remove from site. Scissor platform and mobile scaffolding to be used as required.
- 2) Roof cladding to be removed, working from the outside using harnesses, and dropped down through hole onto 1<sup>st</sup> floor, pack and remove.
- 3) Chainsaw exposed sarking down in sections with purlins still attached. Drop onto 1<sup>st</sup> floor. Sort, package, and remove.
- 4) A 30t Digger will enter the main building from the Northern end (Hereford Street), pushing the brick wall into the building (ground and 1<sup>st</sup> floor wall).
- 5) Chainsaw down the first exposed roof truss and using a digger lift onto the 1<sup>st</sup> floor. Dismantle pack and remove.
- 6) Dismantle remaining brick wall above 1<sup>st</sup> floor by hand, stack on pallets and remove.
- 7) The 1<sup>st</sup> floor will be broken out with a digger using mechanical shears, working back towards the second roof truss.
- 8) Stages 5, 6, 7 are repeated until there is one truss with sarking and purlins tying it to the façade remaining. This remaining truss will provide stability to the standing façade. Windows will be removed and replace with temporary fencing to protect Cashel Street from debris.

**Stage 2****Building 2 (Smaller building behind 207, adjacent to Woolsack Lane)**

- 1) Strip internal fixtures and fittings, pipe work, carpets etc from all buildings and remove from site. Scissor platform and mobile scaffolding to be used as required.
- 2) Roof cladding to be removed, working from the outside using harnesses, and dropped down through hole onto 1<sup>st</sup> floor, pack and remove.
- 3) Chainsaw exposed sarking down in sections with purlins still attached. Drop onto 1<sup>st</sup> floor. Sort, package, and remove.
- 4) A 30t Digger will enter the main building from the Northern end (Hereford Street), pushing the brick wall into the building (ground and 1<sup>st</sup> floor wall).
- 5) Chainsaw down the first exposed roof truss and using a digger lift onto the 1<sup>st</sup> floor. Dismantle pack and remove.
- 6) Dismantle remaining brick wall above 1<sup>st</sup> floor by hand, stack on pallets and remove.
- 7) The 1<sup>st</sup> floor will be broken out with a digger using mechanical shears, working back towards the second roof truss.
- 8) Stages 5, 6, 7 are repeated until there is one truss including sarking and purlins remaining, and the facade.
- 9) Two 30t diggers will pull the top of the frontage onto the 1<sup>st</sup> floor, this will be cleared before the floor is removed and the upper section of the ground floor walls.

**Stage 3**

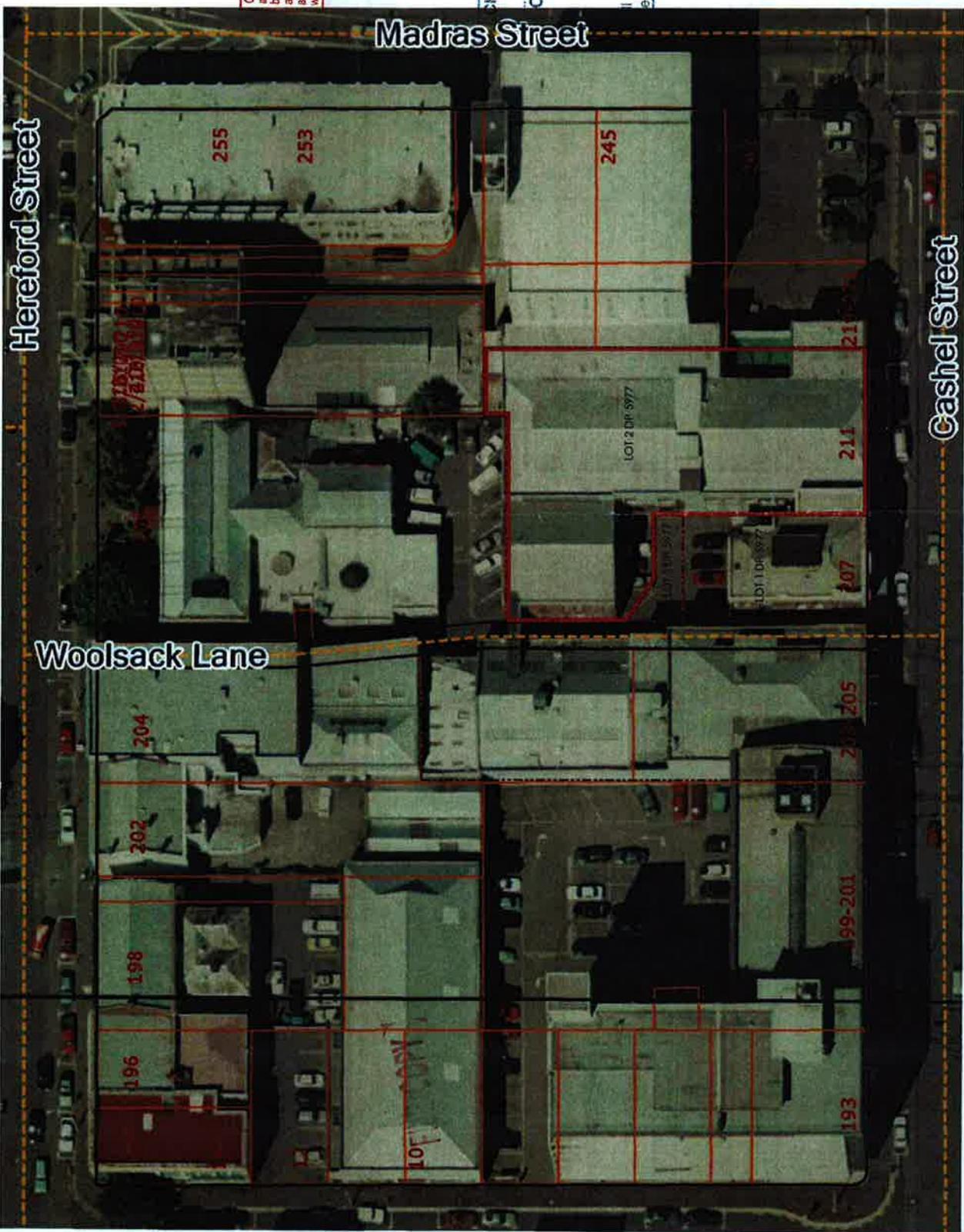
- 1) Remaining walls (excluding the facade) are lowered to 1.8meter.
- 2) In conjunction with a footpath and lane closure, two 30t diggers will pull the top of the façade on Cashel Street onto the 1<sup>st</sup> floor, this will be cleared before the floor is removed and the upper section of the ground floor walls.
- 3) All concrete floor pads will then be pulled up ad removed, and the site left clear.

All drawings copyright James + Mathews Architects Ltd

Sheet #	Sheet Name
A000	Location Plan
A100	Existing Site Plan
A200	Proposed Site Plan
A400	Site Sections

FILE COPY

Conditions and / or advice notes are attached as part of the documents for this building consent. You should read these as they contain information to assist with achieving code compliance and / or compliance with other legislation that may apply.



CHRIS CHURCH CITY COUNCIL  
**CONSENT DOCUMENT**  
 12 OCT 2010  
 Chris Van Den Bosch  
 Building Consent Office  
 File Copy  
 All building work shall comply with the consented documents.

**RECEIVED**  
 -4 OCT 2010  
 BUILDING CONSENTS  
 10106229

Rev. A 01 Oct 2010 Building Consent Label Applied  
**BUILDING CONSENT**  
 Location Plan  
 Drawing Number  
**A000**  
 Date  
 1 October 2010  
 Scale 1:500

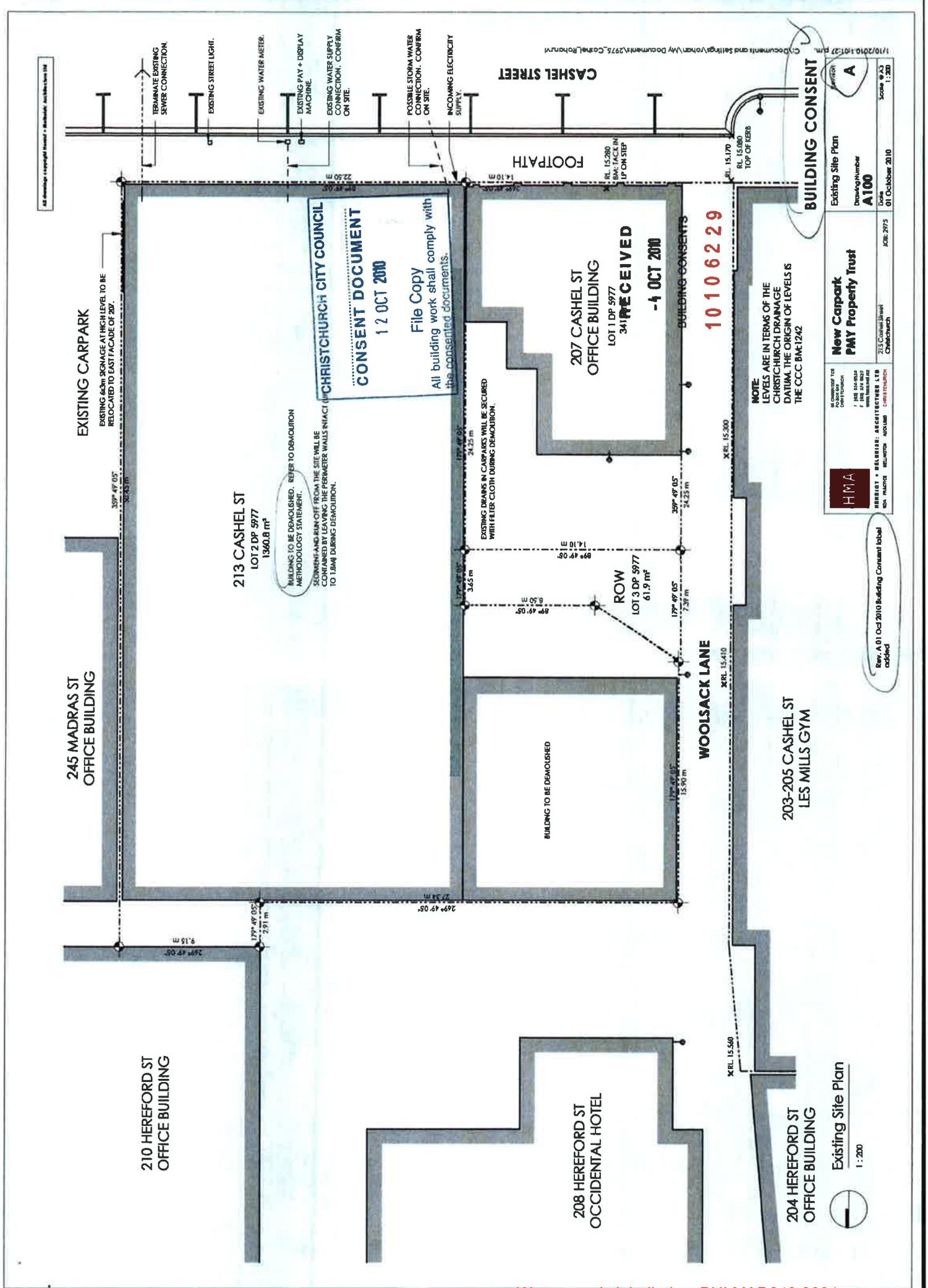
**HMA**  
 HERRIOT + BELMONT ARCHITECTS LTD  
 213 CASHEL STREET  
 CHALMERSBURGH

**New Carpark  
 PMY Property Trust**

213 CASHEL STREET  
 CHALMERSBURGH

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Location Plan (True North)  
 1:500



**CHRISTCHURCH CITY COUNCIL**  
**CONSENT DOCUMENT**  
 12 OCT 2010

File Copy  
 All building work shall comply with the consented documents.

BUILDING TO BE DEMOLISHED. REFER TO DEMOLITION METHODOLOGY STATEMENT.  
 SEWERS AND RAINOFF FROM THE SITE WILL BE CONTAINED BY LEAVING THE PERIMETER WALLS INTACT TO 1.8M DURING DEMOLITION.

**207 CASHEL ST**  
**OFFICE BUILDING**  
 LOT 1 DP 5977  
**34 RECEIVED**  
**-4 OCT 2010**

**ROW**  
 LOT 3 DP 5977  
 61.9 m<sup>2</sup>

**NOTE:**  
 LEVELS ARE IN TERMS OF THE CHRISTCHURCH DRAINAGE DATUM. THE ORIGIN OF LEVELS IS THE CCC BM 1242.

Existing Site Plan	Scale 1:200
Drawing Number	A100
Date	01 October 2010

New Carpark	Scale 1:200
PMY Property Trust	DOB: 2975
203-205 Cashel Street	Construction

HMA	HERBERT • BELLEFIER • ARCHITECTS LTD
100 Maitland Street	Christchurch
03 378 8827	
03 378 8827	
03 378 8827	

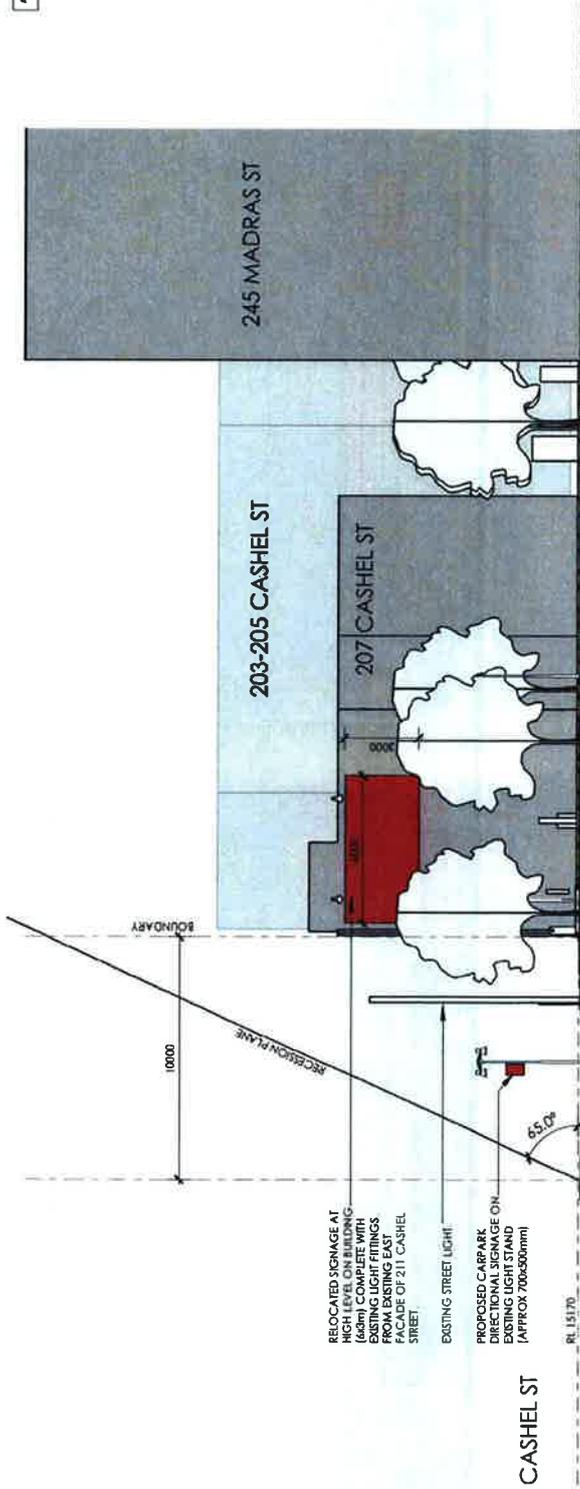
Rev. A 01 Oct 2010 Building Consent label added

Existing Site Plan	Scale 1:200
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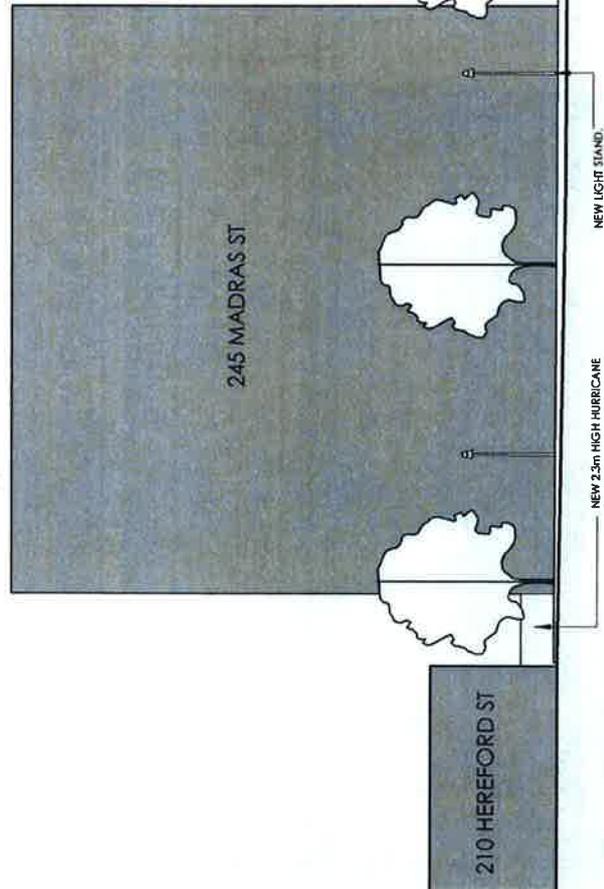
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All drawings copyright HMA Architects Ltd



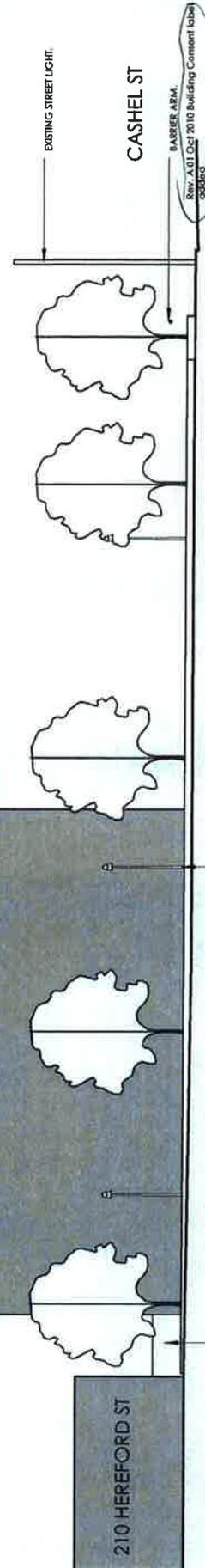
Site Section A  
1:200



Site Section B  
1:200

CHRISTCHURCH CITY COUNCIL  
**CONSENT DOCUMENT**  
 12 OCT 2010  
 File Copy  
 All building work shall comply with the consented documents.

**RECEIVED**  
 -4 OCT 2010  
 BUILDING CONSENTS  
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 Rev: A.01 Oct 2010 Building Consent label added  
**BUILDING CONSENT**

**HMA**  
 HERBERT J. HARRISON ARCHITECTS LTD  
 213 CORNER STREET  
 CHRISTCHURCH

**New Carpark  
 PMY Property Trust**

Site Sections  
 Drawing Number  
**A400**

Job: 2975  
 Date: 01 October 2010  
 Scale: A3  
 1:200

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