

CONSTRUCTION (DESIGN & MANAGEMENT) REGULATIONS 2015

# TEMPEST FORD GARAGE AND 18-20 FROG LANE DEMOLITION, LICHFIELD

## Health and Safety File

APRIL 2018

# CONTACTS

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# VERSION CONTROL

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# APPENDICES

## APPENDIX A

Residual Risk Register

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Demolition Contractors; Job Completion File, Contents Page

# 1 Introduction

## 1.1 Citation

This Health and Safety File has been compiled by Arcadis as Principal Designer, from information provided by AR Demolition; the Demolition Contractor, in accordance with Regulations 12 of the Construction (Design & Management) Regulations 2015 and includes information which seeks to assist persons carrying out construction work after completion of this demolition project. Arcadis does not accept any responsibility for the accuracy of any documents provided by others, nor do we have any liability or responsibility for the design of future projects, specification of materials or methods of construction.

The file has been designed to alert those who are responsible for the property to potential risks and hazards that must be managed when the site is further developed. It is a record of information to influence future decisions on the management of health and safety in connection with persons at work in or on the site or of any person who may be affected by the work of such persons.

As such the file must be kept available for the benefit of those involved in future construction projects and maintenance activities. It will form the major part of information be made available by the client during the planning stages of future works and should also be made available to the Principal Designer/Principal Contractor on any future projects.

Future Duty Holders will be responsible for ensuring that the necessary additions and amendments are made. The format of the file has been designed with this in mind, the Register of CDM Works having been provided to ensure that the development of the File is adequately recorded by the Principal Contractor concerned.

This document is not and does not represent the Building Manuals or Operating and Maintenance Manuals or similar, for the existing building structures remaining on the site.

## 1.2 Advice to Client

Regulation 12 of the Construction (Design and Management) Regulations 2015 requires the client to take reasonable steps to ensure that, after the construction phase, the information in the health and safety file is:-

Kept available for inspection by any person who may need it to comply with the relevant statutory provisions, and revised as often as may be appropriate to incorporate any relevant new information

Any Client who disposes of his entire interest in a structure must ensure delivery of the health and safety file to the person who acquires his interest in it and must ensure he is aware of the nature and purpose of the health and safety file.

### 1.3 Registration of Further Works

The Client has a duty to maintain and update the Health and Safety File, as further works are carried out.

Details of any future amendments and additions should be recorded in the following table in this section.

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## 2 Project Information

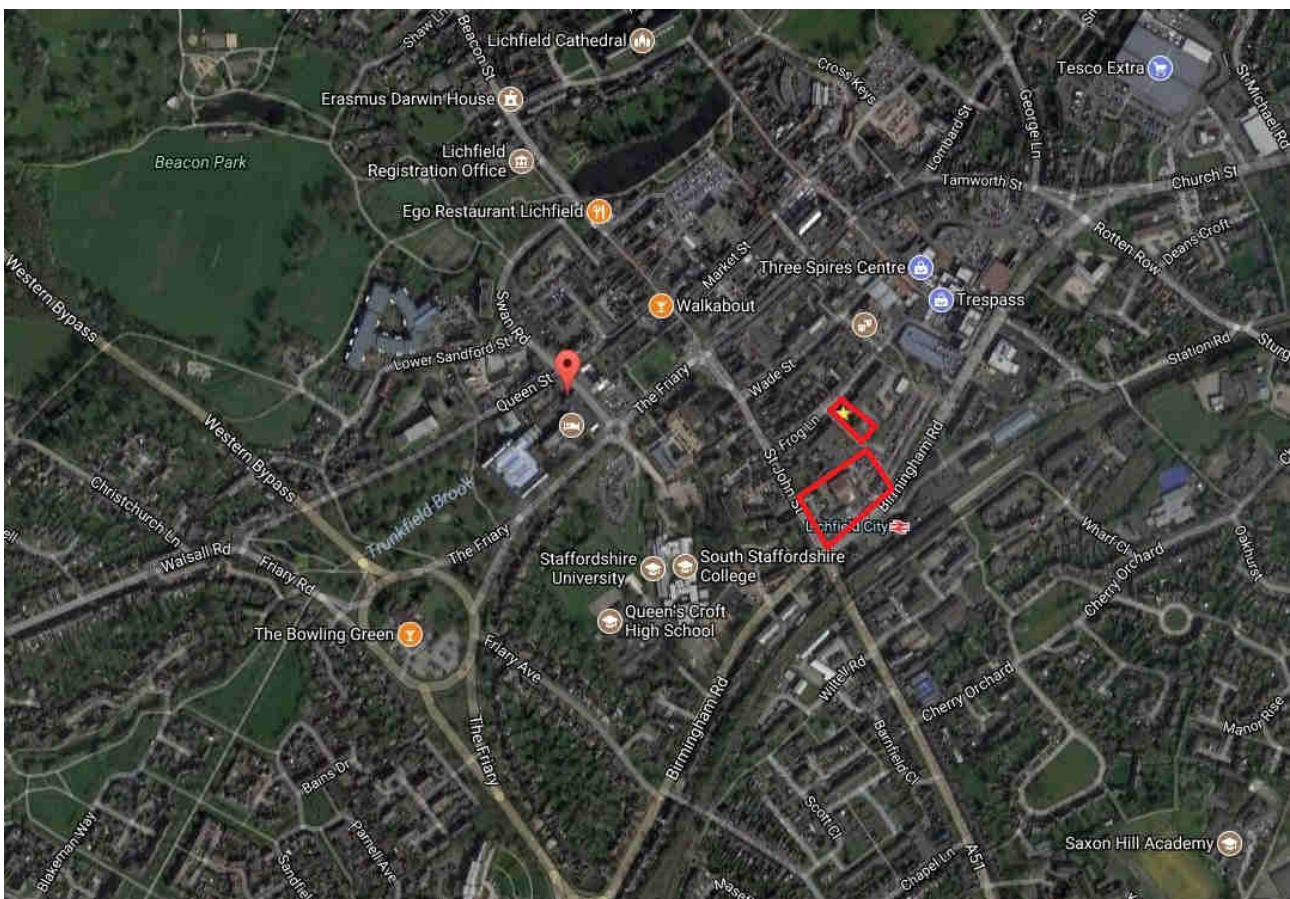
The project was Stage/Phase 1 of various planned works around Lichfield.

### 2.1 Project Description

Stage (1) of the Lichfield council work was for the demolition of the two semi-detached properties at 18-20 Frog Lane and the nearby empty Tempest Ford garage at the junction of St John Street and Birmingham Road near the centre of Lichfield. The project was to take the buildings down to ground floor level and did not include the grubbing up of the foundations, redundant and reportedly concreted fuel tanks. The fuel interceptor was not removed or disturbed either

### 2.2 Location of the Project

The sites are situated on Frog Lane for the Semi-Detached houses and St John Street/Birmingham Road for the Tempest Ford Garage.





## 2.3 Project Directory

Company Name	Address	Telephone Number	Contact
Client			
Lichfield District Council	District Council House Frog Lane Lichfield WS13 6YZ	T: 01543 308 060	Richard King
E-mail address:	Richard.king@lichfielddc.gov.uk		
Principal Designer			
Arcadis	Cornerblock 2 Cornwall Street Birmingham B3 2DX	T: 0121 503 2700	Arcadis
E-mail address	Robert.crafter@arcadis.co.uk		
Project Manager			
Arcadis	Cornerblock 2 Cornwall Street Birmingham B3 2DX	T: 0121 503 2700	Arcadis
E-mail address	Sarah.woffenden@arcadis.com		
Demolition Contractor			
AR Demolition	36 Main Street Carlton Nuneaton Warwickshire CV13 0EZ	T: 01455 291 221 M: 07590 230 339	Richard Jonas
E-mail address	richardjonas@ardemolition.co.uk		
Local Authority			
Lichfield District Council	District Council House Frog Lane Lichfield WS13 6YZ	T: 0113 284 5300	
E-mail address			

## **3 Residual Hazards**

### **3.1 Risk Register**

The residual risk register is included within Appendix A of this report.

## **4 Nature, Location and Markings of Services**

### **4.1 Electrical Undertakers**

Western Power disconnection

Ref. No. 2835525; Within Section 6 of the AR Demolition Job Completion File.

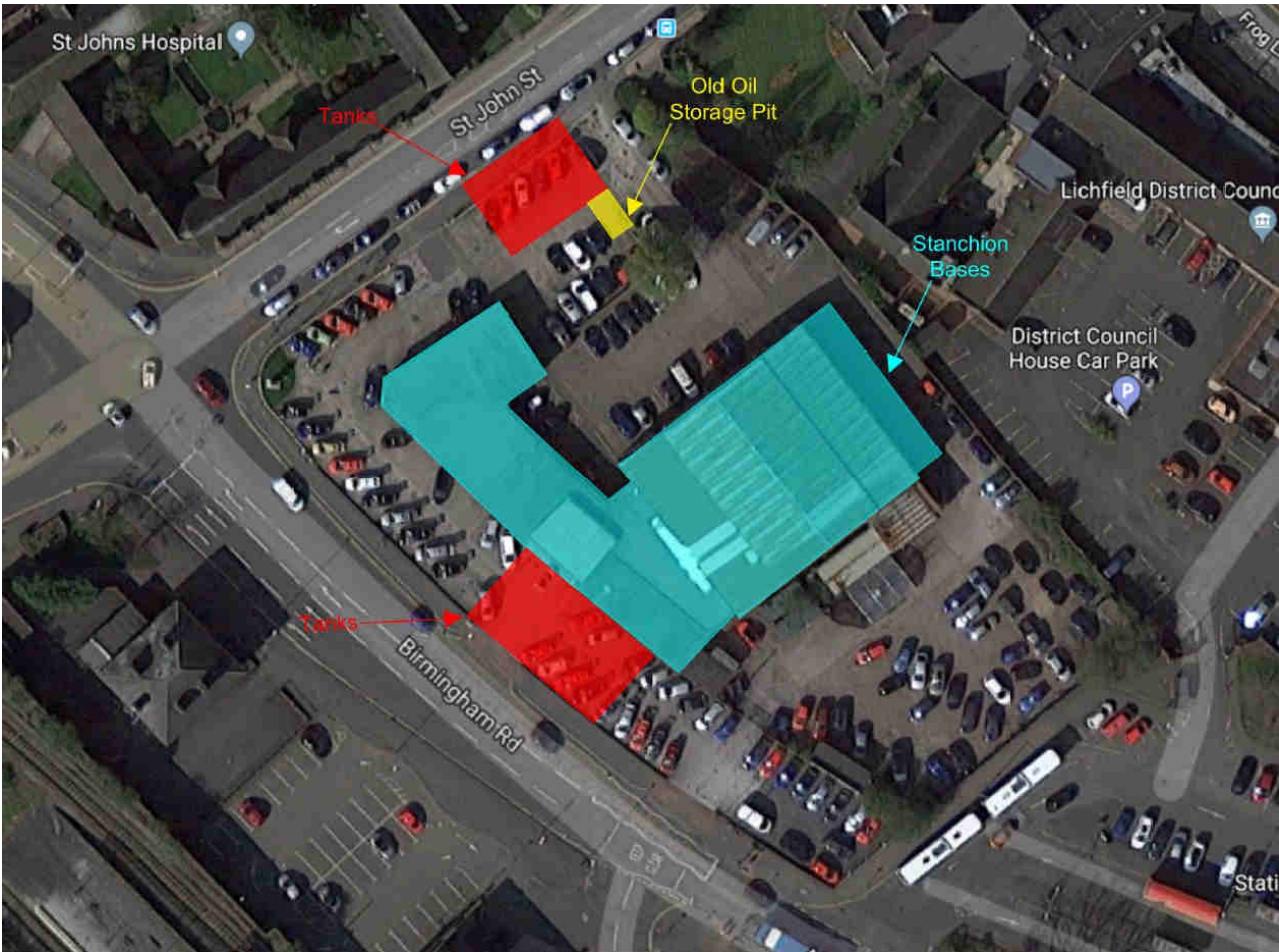
### **4.2 Gas Undertakers**

Cadent Gas disconnection

Ref. No. 32417057; Within Section 6 of the AR Demolition Job Completion File.

Ref. No. 32417056; Within Section 6 of the AR Demolition Job Completion File.

5 Information and As Complete Drawings



## 6 Certification

Refer to Appendix B for the certification highlighted within the AR Demolition; Job Completion File Section 7:

Notice under Section 81 of the Building Act 1984

Case No. 17/00053/DEM – Tempest Ford Garage, Lichfield

Case No. 17/00054/DEM – 18-20 Frog Lane, Lichfield

## APPENDIX A

### Residual Risk Register

Hazard	Risk	Affected	Location	Measures to be taken
Contaminated Ground	Illness, delays	Workers, programme	On Site	Early investigation
Presence of underground tanks not having been made redundant	Explosion, illness and delays.	Workers, programme	On site	Early investigation
Underground fuel interceptor not removed	Explosion, illness and delays	Workers, General Public, programme	On and adjacent to site	Consider early removal
Foundations to the building still in place	Asbestos exposure, contamination	Workers, programme	Workers	Early investigation of foundations
Unauthorised access to the site	Injury, material damage	Public, children	On site and adjacent land/properties	Continual security and maintenance of surrounding fencing/hoarding
Asbestos fibre release from underground deposits	Long term injury, legal action, programme delay	General Public, workers	On site, surrounding areas and adjacent land/properties	Early investigation and where necessary, removal of contaminated soil, etc.

This register has been put together by the Principal Designer; no register outlining residual risks was provided by the Principal Contractor/Demolition Contractor

## APPENDIX B

### Planning Consents and Approvals

#### Notice under Section 81 of the Building Act 1984

Case No. 17/00053/DEM

Case No. 17/00054/DEM

These documents can be located within the AR Demolition, Job Completion File; Section 7.

## APPENDIX C

### Demolition Contractors; Job Completion File, Contents Page

This is the Contents Page from the Demolition Contractors Job Completion File.

#### Job Completion File Index



Demolition Contractor:	AR Demolition Ltd
Client:	Lichfield District Council

1. Site location plan
2. Site waste management plan & summary
3. Waste Carriers licence
4. Waste transfer notes
5. Hazardous waste information
6. Service disconnection information
7. Section 80 / 81
8. Crushing Information
  - Certificates of analysis and test reports
  - Environmental permits
    - EPR-7
    - Exempt waste operations – T5



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