



Community Newsletter. South Molton | August 2024

Hello Neighbour,

Welcome to the community newsletter from McGee. We are carrying out the demolition and façade retention phase for the North and South blocks as part of the South Molton development, on behalf of Grosvenor and Mitsui Fudosan.

Progress so far.

- 56 Davies Street Portland stone façade deconstruction and demolition works are complete to ground floor.
- 48-58 Brook Street demolition is complete.
- Piling works are nearing completion.
- Underpinning activities are ongoing to the site perimeter.
- Reinforced concrete works are ongoing in Davies Mews, including completion of the Pynford beam.
- Excavation and propping works for basement construction has commenced.

In this issue.

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- Site working hours
- Planned works
- Noise, Vibration and Dust
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Planned works for this month.

- Piling to the south basement will be completed by mid-August.
- Progression of groundworks, archaeological investigations and underpinning around the site.
- Continuing reinforced concrete works to the south basement.
- Completion of 56 Davies Street demolition to basement level.
- Installation of façade retention structure to 1-8 Davies Mews.
- Dismantling of the mansard roof at 1-8 Davies Mews.
- Commencement of groundworks to the north basement.
- Installation of the façade wrap graphics on Brook Street.

Noise, Vibration and Dust (NVD)

Every effort will be taken during these works to keep noise, vibration, and dust to a minimum. We will be working in line with the Westminster City Council Code of Practice & statutory guidelines.

As a Considerate Contractor, McGee will:

- Use methodology by which the works will be completed incorporating industry best practice.
- Minimise noise, dust and vibration resulting from the works.

We will be using methods to mitigate the impact of NVD, including but not limited to:

- Dust suppression, wetting down of all dust producing materials.
- Acoustic blankets around working areas.
- Use of modern machinery.
- On-site noise, vibration and dust monitoring.
- 2hours on 2hours off work schedule for noisy works.



An updated view of the ongoing works on site.

Site working hours.

Monday – Friday	08:00 – 18:00
Saturday	08:00 – 13:00
Sunday	No works on site
Bank Holidays	No works on site
Noisy working hours	08:00 – 10:00
Monday – Friday	12:00 – 14:00 16:00 – 18:00

How to get in touch.

Should you have any queries or concerns regarding the project, please do not hesitate to get in touch.

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James Newman

Community Liaison
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Thank you.

At McGee, we understand that construction work can be quite disruptive to the local community. We appreciate your patience and understanding, and we will continue to make every effort to minimise any inconvenience to you.

Dear Neighbours,

Please see the progress Curo have made over the past month and works we are planning to commence during the month of August.

Completed works:

- Underpinning works to the basements of 15 and 16 SMS are now complete.
- Temporary works have been installed in the basement-1st floors of 15 and 16 SMS. The temporary works installed will allow us to demolish the wall separating the basements of the two buildings.

Upcoming works:

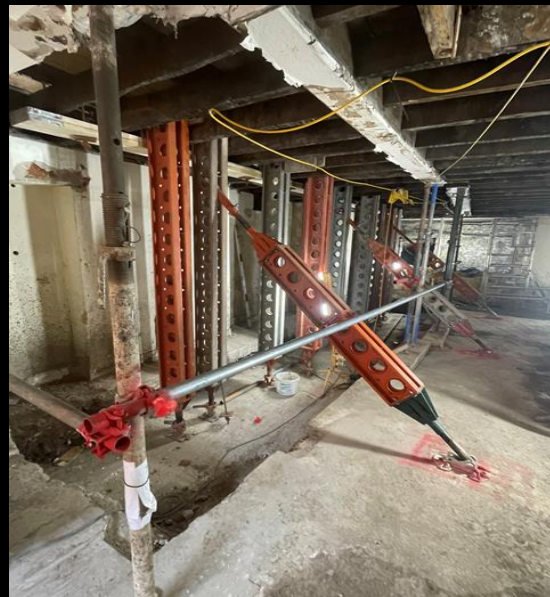
- Structural alteration works to South Molton Lane façade.
- Demolition works within the basements of 15-21.
- Continued installation of hoarding at 42, 27 and 10 SMS and 27 SML.
- Internal scaffolding installation is due to commence w/c 19 August. External scaffold install will follow in October.
- UKPN are due to start the infrastructure works in South Molton Passage from the 27th of August. This will necessitate a closure of the passage for 2 weeks.



What are temporary works?

Temporary works are structures or systems installed during the construction phase of a project to facilitate the safe construction of the permanent structure. The temporary works installed in the basement-1st floors of 15 and 16 SMS are called 'shoring'. Shoring describes the system used to support a structure to prevent collapse during demolition or repair.

We have installed steel needles through the wall connecting 15 and 16. These needles are supported by metal props to hold up the structure above, which weighs about 100 tonnes (the equivalent of blue whale!). This setup allows us to demolish the wall below to install a new steel frame as a permanent support for the new opening.



Our Team

Curo are a proud support partner of The Princes Trust. In September, two members of our South Molton Street team, Joe Whyte and Nick Perry, will be participating in the London to Brighton bike ride in support of The Princes Trust. Good luck to Joe and Nick, who are raising money for a great cause.

Site Contacts

If you have any questions or complaints, please do not hesitate to contact us:

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Considerate Constructors Scheme

Curo Construction is registered with the Considerate Constructors Scheme (CCS). This is a nationwide scheme design to ensure we follow a neighbourly code of conduct.

More details can be found at:

www.ccscheme.org.uk.



Sign up to the mailing list:

These newsletters and other project updates are also sent digitally to the South Molton mailing list.

Sign up at bit.ly/SMTmailinglist or by scanning the QR code below:



Thank you!

Curo know how their works can interfere with your day to day journeys. We would like to thank you all for your understanding so far and moving forward for the duration of the project.

We will strive to reduce any disturbance the works may bring to you.

Site Working Hours:

Monday- Friday, 8am – 6pm

Saturday, 8am – 1pm

Noisy Working Hours:

8-10am, 12-2pm and 4-6pm daily