

CASTLEWOOD HOUSE AND MEDIUS HOUSE NEWSLETTER



FEBRUARY 2021

Welcome to the latest community newsletter in our series, which provides an update on the enabling works taking place at Castlewood House and Medius House on New Oxford Street.

Some of the key updates that are covered in this newsletter are:

Castlewood House

- Erection of TC2.
- Completion of the waterproof concrete basement 2 structure.
- Mobilisation of our slipform team and commencement of the slipform core construction.
- Commencement of construction of the waterproof concrete basement 1 structure.
- Our planned relocation of our welfare accommodation.

Medius House

- Superstructure progress.
- Temporary works removal.
- Our planned tower crane dismantle.

Coronavirus (COVID-19) update

We are continuing to work in line with the guidance from the Construction Industry Council (CIC) on safe working practices during this period, which is reflective of the latest government guidance (Site Operating Procedures Version 7) of Thursday 7th of January 2021.

The situation changes daily, and our Project Principals remain alert to take any appropriate actions necessary to ensure that we continue to meet official guidance.

Update on works from Deconstruct UK

Since our previous newsletter in November 2020, the following works have taken place on site.

Castlewood House

The second of our Castlewood House site tower cranes was erected as planned at the end of November 2020. This was erected to support our slipform core construction and then the main superstructure works, which will follow our works in Summer 2021.

Bulk excavation to formation of the new basement 2 is now complete. This made way for Installation of the underground drainage, reinforced pile cap foundations, and waterproof concrete slab & liner walls, which have also since been completed.

Our slipform team mobilised in December 2020 and assembled the slipform rig prior to the Festive break. We have since commenced slipform construction of the reinforced concrete lift & stair core structures, and will complete these works in Spring 2021.

Excavation works to reach formation of the new basement 1 structures are all but complete, with much of the basement 1 slab and liner walls between basement 1 and ground floor now also being constructed.

The final stages of our works will see the commencement of the basement 1 to ground floor columns, ground floor structural slab construction and waterproof application to the basement structures.

In order for us to complete the basement structures, it is now necessary to relocate our current site welfare accommodation. We have therefore made an application to the local authority for the weekend of the 13th and 14th of February 2021, with a backup dates of the 20th and 21st February 2021, should adverse weather cause the works to be suspended. The welfare accommodation will be lifted from its current position on Earnshaw Street/Bucknall Street, and will be positioned northwards, on a completed section of the ground floor structural slab, adjacent to New Oxford Street/Earnshaw Street. These works will be completed from inside of the site boundary and as such, an extension to the operating hours of our Bucknall Street road closure will not be required.

Our works in Castlewood House are programmed for completion in Spring 2021, at which stage we will be handing over site for the main contract works.



Completion of basement 2 structure and Slipform mobilisation



Slipform reinforced lift & stair core construction



Basement 1 slab construction



Castlewood House Aerial View

Medius House

At Medius House, we have now reached level 5 with the construction of the reinforced concrete superstructure. The retained façade is now fully supported by the newly formed RC superstructure, which enabled the removal of the internal temporary façade retention system.

We now have only levels 6 through to levels 8 remaining to construct and secondary waterproof applications to be applied within the basement areas to complete our works on-site. With our works now very near completion, we now begin to plan our demobilisation from site, so to make way for the main contract fit out works.

Our site tower crane has been booked for dismantle on Sunday 7th of March 2021, with the 14th of March 2021 as a backup date, should adverse weather prevent the dismantle being possible. This will involve a full road closure on New Oxford Street, which is where our mobile crane and collection vehicles will be positioned for the dismantle.

Our works in Medius House due to be complete in Spring 2021, at which stage we will be handing over site for the main contract works.



Completion of basement construction



Removal of façade retention system



Superstructure Progress



Medius House Aerial View

Considerate Constructors - Site Registration No. 118132

Deconstruct UK are a registered Considerate Constructors Scheme business, which underpins our commitment to minimising disruption to the local community surrounding our scheme.

Our commitment to the schemes Code of Considerate Practice means we make every effort to ensure our site teams care about the appearance of the site, respect the local community, protect the environment, secure everyone's safety and value our workforce.

In order to avoid disruption to local residents, noisy works will be subject to 2 hours on and 2 hours off on weekdays during the following times:

Monday to Friday

8.00am – 10.00am
12.00pm – 14.00pm
16.00pm – 18.00pm

Saturday

8.00am – 13.00pm



Contact us

Deconstruct UK are committed to keeping the local residents updated regarding the construction works taking place and will regularly be sending further correspondence throughout the project - Newsletters outlining progress and future works will be issued quarterly.

Should you have any questions at any point of the coming months, we encourage you to contact our construction team on the following email address: howcanwehelp@deconstructuk.com

Alternatively, you can call our Team directly on the following number:



Pat Slattery

Project Manager



Steve Gillam

Project Manager and
Neighbourhood Liaison Officer

Phone: [07930 545969](tel:07930545969)



Sam Peck

Operations Director

To ensure that all residents are kept informed of our plans to minimise the impact our works may have on the local community and the wider environment, our latest Construction Management Plan (CMP) can be found by clicking [here](#) and is also available to view on our website, as submitted to Camden Council.



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