

Kimberley House, Meridian House, and 32-33 Farringdon Street

Construction Liaison Meeting #4

Wednesday 30 November, 12pm

The Winemakers Club, 41a Farringdon Street

Present	Apologies
Jason Spiller (Dentons) Patrick Hooft (Uniglobe) Ted Donnelly (LexisNexis) Dylan Makin (LexisNexis) Peter Harrison (Avision Young) Stuart Accleton (Erith) Roberto Timanti (Erith) Cherrie O’Kane (Erith) Fiona Ireland (Erith) Jen O’ Kane (Erith) Jacob Allen (JBP) Alexander Nicholson (JBP)	Eamonn Mullally (CoLC) Paul Cutler

Item	Minutes
Introductions	Alexander Nicholson (AN) opened the meeting.
Erith Outline	Roberto Timanti (RT) presenting. <ul style="list-style-type: none"> Everyone was welcomed to the meeting and thanked for their time and commitment to maintaining a relationship at works progress.
Scope of works	<ul style="list-style-type: none"> Full demolition of the three buildings on site (Kimberley House, Meridian House, and 32-33 Farringdon Street). Current phase of works will be completed in early 2023. Buildings are being weatherproofed as works progress down the building. Site work hours are Monday – Friday 8am -6pm Noisy Working Hours are Mon-Fri 8am-10am, 12pm-2pm, 4pm-6pm. Work on Saturdays may occur between 9am to 2pm.
Works completed to date	<ul style="list-style-type: none"> Demolition of floors 8-3 complete in Kimberley House. Each floor is taking one week to demolish. The basement area is expected to take slightly longer. All soft strip works have been completed in Kimberley House. Meridian House has been demolished down to level 4.

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Upcoming works	<ul style="list-style-type: none"> • Condition survey will be conducted on party walls as works are progressed. • Meridian House demolition has begun with a tower crane erected. Stone removal has begun. • Hoarding will be erected on the Holborn Viaduct in the coming weeks. • Scaffolding will continue to be dismantled as the buildings are demolished. • The soft strip of 32-33 Farringdon Street has begun. 32-33 Farringdon Street party wall will have further investigatory surveys undertaken. • Kimberley House demolition will be demolished by the end of January.
Site logistics	<ul style="list-style-type: none"> • Weekly movement monitoring is being undertaken and reported regarding neighbouring buildings. • The site welfare office will be relocated to a cabin closer to the Viaduct. • Access to Newcastle Close is no longer required by Erith for access.
Dates for upcoming works	<ul style="list-style-type: none"> • 04 January 2023 – Substructure breakout (Meridian House) • 04 January 2023 – Asbestos removal and scaffolding assembly (32-33 Farringdon Road) • 09 January 2023 – Soft strip begins (32-33 Farringdon Road) • 30 January 2023 – Demolition and stone removal begins (32-33 Farringdon Road) • 14 February 2023 - Substructure breakout (32-33 Farringdon Road) • 31 January 2023 – Superstructure demolition complete (Kimberley House) • 07 March 2023 – Substructure demolition complete (Kimberley House)
Questions	<p>Q: What is meant by substructure?</p> <p>A: Substructure refers to the ground floor and below. There are basements in 32-33 Farringdon Street.</p> <p>Q: Can you expand on the hoarding?</p> <p>A: The City of London have agreed to Erith moving hoarding onto the Holborn Viaduct footpath, which will be erected in the coming weeks. The path will be narrower but not completely obstructed.</p> <p>Q: Who is monitoring the noise, dust, vibration monitors?</p> <p>A: The monitors are outside of the building, and so noise of an excessive level has not been triggered while work has been happening inside. Erith will explore vibration putting monitors in the LexisNexis premises. RT and PH apologised for impact on neighbouring businesses employees and the extra accommodations being made to mitigate disruption.</p> <p>Q: How deep are the trial pits under the basement slab?</p>

A: 1.5 meters with nothing out of the ordinary found.

Q: Has a builder been appointed yet?

A: No. A tender for the main construction phase is being submitted at the end of December 2022. It is estimated that a builder will be finalised in spring 2023.

Q: How will piling be different to the Goldman Sachs building?

A: It will be a CFA (Continuous flight augering) piling, which drills directly down. This approach will have less impact on neighbours.

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