

BRUNSWICK MILL Bradford Rd Manchester M40 7EZ

METHOD STATEMENT FOR – The removal of existing timber floors

Principle Contractor: Big Red Construction
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Scope of Works

This method statement outlines the safe and careful removal, storage, and assessment of the heritage timber flooring within the listed building. The process will ensure compliance with planning requirements and heritage conservation best practices.

1. Responsibilities

- **Site Manager: Oversees and coordinates all removal activities.**
- **Heritage Consultant: Advises on conservation techniques.**
- **Skilled Tradespeople: Carry out the removal and handling of materials.**
- **Storage Supervisor: Ensures safe storage and documentation.**

2. Pre-Removal Preparations

- **Conduct a visual survey to document the condition of the flooring (photographs, notes, and mapping of the layout).**
- **Label and reference all timber boards areas systematically for potential reuse.**
- **Establish a designated storage area with appropriate environmental controls (dry, ventilated, protected from pests and moisture).**
- **Secure surrounding structures to prevent damage during removal.**
- **Ensure all operatives are briefed on the removal methodology and heritage sensitivities.**

3. Removal Process

Step 1: Initial Loosening & Protection

- **Remove skirting boards carefully to avoid splintering or damage.**
- **Protect adjacent heritage elements (walls, beams, etc.) with temporary coverings.**

Step 2: Lifting Timber Flooring

- **Start at the least sensitive area or at an edge to minimize disruption.**
- **Use non-invasive hand tools (pry bars, wedges, chisels) rather than power tools where possible.**
- **Lift boards individually, working systematically to minimize splitting.**

- Note and retain all fixings (nails, screws, dowels) where feasible for potential reinstallation.

Step 3: Inspection & Cleaning

- Inspect each board for rot, warping, or infestation.
- Gently remove surface debris and old fixings where necessary, avoiding aggressive cleaning methods.
- Log each board's condition in a storage register.

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5. Storage & Protection

- Store timber in a dry, well-ventilated space off the ground using raised pallets or racking.
- Ensure boards are stacked in sequence
- Implement pest control measures to prevent timber deterioration.
- Regularly inspect stored timber for environmental impacts.

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6. Assessment & Reuse Considerations

- Conduct a condition report post-removal to assess viability for reuse within the scheme.
- Engage a heritage consultant or conservation officer to review and approve incorporation plans.

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7. Health & Safety Considerations

- Operatives must wear appropriate PPE (gloves, safety boots, dust masks where necessary).
- Maintain a tidy workspace to prevent trip hazards.
- Ensure lifting techniques are safe and appropriate for manual handling.
- Use dust suppression measures if sanding or cutting boards.

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8. Final Documentation & Compliance

- Submit a final report to the planning authority detailing the removal, condition findings, and proposed reuse strategy.
- Maintain photographic records throughout the process.
- Ensure ongoing consultation with conservation officers for approval of reintegration into the development.

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9. Approval & Sign-Off

- Prepared by: Tim Waters
- Reviewed by: SLHA
- Approved by: [Planning]