Roof Top Plant Methodology
Planning Condition 4
Condition Number 136162/FO/2023

GENERAL HERITAGE MANAGEMENT PRINCIPLES

All significant interventions notified and preceded through documentary research and detailed visual and if necessary, physical investigation.

Works will be planned to ensure minimum intervention and disturbance to the fabric of the building. Proposed works will be evaluated and for their potential impact on the fabric of the building and notified accordingly.

Intervention works have been carefully considered and justified in terms of its necessity as a repair, an adaptation which better reveals it's significance, or an enhancement which extends is sustainable use.

Interventions to the fabric which protect or better reveal the buildings heritage will be encouraged, and change which could cause unmitigated harm to the significance of the building will be avoided.

Every element of the works will be completed sympathetically by competent operatives with a proven track record of working within a Grade ll Listed environment. The project culture of care, consideration and preservation of the buildings heritage will be maintained.

This culture will be administered via contractor selection, induction, and relevant toolbox talks throughout the duration of the project.

If required, the heritage consultant will be engaged as works progress to mitigate any detrimental effect on the heritage components of the building.

Before any works commence, the management team will carry out a review of the work area to understand the building fabric within and adjacent to the space.

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METHODOLOGY

Prior to commencement of works, the parapets will be protected using plywood to prevent any damage whilst the plant is installed.

10.	Method of Work
1.	Arrival and departure on site to be reported to G & H Building Services and MYCO Construction.
2.	Ensure all operatives are briefed on the RAMS by the supervisor/project engineer and are clearly understood and signed by all operatives accordingly.
3.	Prior to any works commencing on site, all TCL operatives must attend G&H Building Services and MYCO Construction site inductions.
4.	Following the site inductions, the site supervisor/Project engineer is to familiarise all TCL operatives with site and the scheduled works to be carried out.
Internal Works – Ground to Level 9	
5.	Deliver materials and equipment to designated load area. Materials and equipment to be manoeuvred to working area(s). Delivery vehicles to be banked at all times.
6.	Set out work area on relevant floor plates and set up scaffolding/access equipment (PASMA trained personnel only) to access high level fixings.
7.	Lead operative to access scaffolding/access equipment with the assistant passing up materials to be fixed.
8.	Bracketry (Unistrut) to be installed to contain new refrigerant pipework and secured to structure using suitable fixings (specified Midfix).
9.	Unistrut framework to be installed to accommodate BS box/fan coil and secured to structure using suitable fixings (Specified Midfix). Once fixed, M8 rod, nuts and washers are to be installed.
10.	BS Box Manual Handling Works: • Operatives to set up genie lifter in the local vicinity • Operatives to position each BS Box onto the forks BS box to be transported to working height on the lifter where they will be positioned on the drop rods and then secured in place.
11.	New 1st fix refrigerant pipework and services to be installed and secured to Unistrut's with cush-a-clamp type fixings. Pipework to be installed from BS box to approximate location of fan coil terminal connections. Hot work permit to be obtained and all aspects of the permit will be fully enforced.
12.	Following 1st fix pipework installation, the pipework is to be pressure tested and witnessed by the client.
13.	Once pressure test has been passed, comms cablings to be installed and secured to pipework with cable ties.
14.	Fan coil units are to be installed, where they will be positioned on the drop rods and secured in place.
15.	1st fix pipework to be extended and terminated on the fan coil unit connections.
16.	Condensate drainage system to be installed and secured n place in drop rods/TNC clips.
17.	Remote controllers to be installed in place and secured to walls with suitable fixings. Following remote controller installation, cablings to be installed and terminated on the relevant connections.

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Riser Works	
18.	Set up work area in riser. Note: before any works commence, riser permit to be obtained and all measures fully enforced.
19.	Unistrut bracketry to be installed at 1.2m – 1.5m intervals and secured in place with specified Midfix fixings.
20.	Pipework to be installed and secured in place with Cush-a-clamp riser fixings. Note: Ladder permit may be required if access is restricted to use scaffolding.
21.	Following completion of the riser pipework installation, comms cablings to be installed and secured in place.
External Works	
Note: Site Hoist is to be used for the transportation of all equipment, materials and tools to the roof condenser compound.	
22.	Set out work area in dedicated roof compound for the installation of condenser frames, condensing units, associated containment and pipework services.
23.	Containment to be installed on small flexi-foot systems to contain the new refrigerant pipework from the top of the roof riser breakout to the condenser compound.
24.	Refrigerant pipework and services are to be extended from the riser directly into the external plant area locally beneath each condensing unit.
25.	Transport condenser frames to roof level and construct condenser frames as per drawing.
26.	VRV Condensers to be delivered to site in relevant vehicle and off loaded kerbside by logistics company
27.	TCL approved manual handling specialist to transport condensing units from street level to top level of car park – in accordance with their RAMS. Note: Myco Construction to transport VRV condensing units to roof level loading bay.
28.	TCL approved manual handling specialist to position VRV condensers on the condenser frames in accordance with their RAMS.
29.	Refrigerant pipework to be extended and terminated onto the pipework connections of the VRV condensing units.
30.	Upon completion of the pipework installation, the interconnecting communications cablings are to be secured to the pipework services with cable ties and terminated onto the appropriate condensing unit connections.
31.	System to be pressure tested and witnessed by the client.
32.	Upon satisfactory pressure test, the system and pipework to be evacuated and charged with refrigerant.
33.	Upon completion of site electrical testing, the system will be made live and fully commissioned. The system will be demonstrated and handed over to the client.

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DRAWING REGISTER

The documents detailed below are included within this submission.

StrutFoot

StrutFoot_Base_[1500x1300mm]
StrutFoot_Frame_[2600x1300mm]
StrutFoot_Frame_[4200x1300mm]
StrutFoot_Frame_[5200x1300mm][SFSAx8]

FCU Data

BS-A14AV1B_Data Books_EEDEN22B_English
FNA-A9_Data Books_EEDEN23_English (1)
FXAA-A_Data Books_EEDEN23_English (2)
FXSA-A_Data Books_EEDEN23_English (1)

Other

Anomaly Roof Plant Design Statement
Consented_Drawing
Proposed_Layout
Caice_Attenuator_Technical_Submittal
30453_PNA1-R2-WR_Environmental_Noise_Survey_&_Plant_Noise_Impact_Assessment_Report
TS-M-013_-_AC_Rev_1 Technical Submission