

## Roe Lee Farm, Blackburn

<b>Customer:</b>	Miller Homes Limited	<b>Value:</b>	£300K
	Hawthorn House, Woodland Park, Ashton Road, Newton Le Willows, WA12 0HF.	<b>Contact:</b>	David Brackley Technical Director

### Scope of Work

- Phased demolition and asbestos removal
- Mass asbestos debris recovery from soils
- Watercourse protection measures
- Localized TPH/PAH removal
- Japanese Knotweed treatment
- Hard standing removal and turnover
- Hard material recovery (6F2) and reuse on site
- Pile mat and road-box capping installation
- Cement stabilize fill materials for retaining wall Contractor
- Vibration & noise monitoring programme
- Strategy development & full validation



### Project Description

The 1.19Ha former poultry farm site was located at the head of an existing development which provided the only vehicular access, necessitating advanced and continual liaison with the residents throughout the duration of the works.

The existing asbestos clad buildings had stood derelict for a period and many were structurally unsound, requiring careful dismantling/demolition in conjunction with our licenced asbestos contractor, to mitigation the potential risk of airborne asbestos fibres.

The site was characterised by a number of known constraints: an existing combined sewer bisecting the site; large stands of Japanese Knotweed, discreet areas of TPH & PAH contamination from fuel spillages and a vulnerable watercourse downgrade of the site, for which special measures for surface run off and UU discharge consent to sewer arrangements were required. The situation was further exacerbated by the discovery of 2 large areas of illegal asbestos burial, requiring segregation and removal under non-licenced conditions.

Surface water management bunds and silt traps were installed throughout the duration of the works to contain and prevent water run-off into the watercourse, with a programme of recorded visual monitoring and sampling of the brook, established from day one. The close proximity of adjacent residential properties and the local primary school also necessitated a programme of daily dust, noise and vibration monitoring to verify nil effects on the local environment in conjunction with the local Blackburn and Darwen Environmental Health Officers.

The site was fully remediated with pile mats and road boxes installation to facilitate early access by the developers groundworker and retaining wall contractor for whom the Urban Regen team also carried out the stabilisation of 2700m<sup>3</sup> of saturated fills as part of a design and build reinforced earth structure along the watercourse.

