

## Edge Lane, Liverpool

<b>Customer:</b>	Galliford Try Partnerships North West	<b>Value:</b>	£430K
	Innovation House, Datan Avenue, Warrington, Cheshire, WA3 6UT.	<b>Contact:</b>	Jonathan Peasant Director

### Scope of Work

- Site vegetation & topsoil strip and removal
- Japanese Knotweed treatment
- Asbestos impacted soils investigation & validation
- Removal of hard standings and foundations.
- Re-engineering & regrade of made ground to suit specific foundation requirements and design levels
- Recovery of residential quality subsoils for reuse
- Place crush to piled plots and Road Box.
- All works implemented under DoWCoP MMP.



### Project Description

The site was a long narrow rectangular parcel of land which covered approximately 1.97ha, located south of Edge Lane, in the Kensington area of Liverpool. Formerly terraced housing, demolition had been completed in 2008 leaving the site available for re-development. The site sloped from west to east with a change in elevation of approximately 7m.

Site access was severely constrained as the site was sandwiched between narrow residential streets and the main thoroughfare from the M62 into Liverpool city centre. With an earthworks balance to achieve the final development profile, the removal of in excess of 10,000m<sup>3</sup> of materials and the delivery of the reprofiled site, including the removal and processing of circa 2000m<sup>3</sup> of historic foundations, was always going to be a challenge, with over 40 loads a day, needing to be removed off site to meet the 8 week programme.

The off-site haulage operation had to be coordinated in consideration of both the rush hour commutes at the start and end of each day, as well as the double parked cars on the residential street that also formed the access. The restricted shape of the site also meant that the management of the earthworks had to be meticulous, with special consideration for off road parking of the road wagons and dust mitigation to manage fugitive dust, given the immediate proximity of adjacent properties.

The careful planning and management of the URL site team ensured the earthworks operation was completed 1 week early, to the satisfaction of the developer, for whom this was our first contract.

In the latter stages of the site preparation phase, the site was also visited by the Lord Mayor of Liverpool and senior representative of the customer's development team to view the progress of the works on a site that the local planning authority regarded as a flagship development for the regeneration of an area along the main eastern route into the City of Liverpool.

The works carried out by Urban Regen were validated independently by consultants directly appointed by the Developer to ensure all relevant planning pre-conditions were resolved satisfactorily, to allow the development phase to commence on programme.

