

## Asbestos Contamination – Watching Brief & Verification Reporting

During the demolition and site clearance works of a series of industrial buildings on a small industrial estate in southeast England, a range of asbestos containing materials were encountered beneath the floor slabs of a number of the units. In addition, buried pockets of Asbestos containing materials (ACM's) were encountered.

We were appointed to investigate the distribution of the contamination on site. Our advice enabled the developer to carry out remediation of the site to an acceptable standard for the proposed residential end use.

We held a watching brief throughout the site clearance works. In liaison with the demolition contractor, developer and other relevant parties, we oversaw the activities taking place on site to ensure that the site was cleared in a systematic way.

This entailed making sure that as each area of the site was cleared of hardstanding, floor slabs and buried structures, the ground was divided into specific areas which were examined systematically and tested for any contaminated material.

An area of hydrocarbon contamination was encountered in the southern end of the site, where there was an area of asbestos contamination. The soils were excavated and replaced.

Photographic and written records of the clearance were made. Remediation and validation formed out part of the watching brief. At all times the developer was able to follow the progress of the works, enabling the developer to budget more effectively for items such as the volume of material removed from the site. Following the completion of the site works, these records were incorporated in a remediation and validation verification report and submitted to the regulators to satisfy the planning conditions imposed on the site.



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