

Elysian

RESIDENCES

Newsletter Issue 2

Kew Waterside formerly The Old Biothane Plant site

Dear Neighbour

We are pleased to provide you with an update on the ongoing development at the Kew Riverside site, formerly known as The Old Biothane Plant. Since our last newsletter in August, significant progress has been made on the demolition phase, with the works running smoothly and on schedule.

Key Progress to Date

The site setup has been completed, including the installation of welfare cabins and the mobilisation of Clifford Devlin, our principal contractor. Vegetation clearance and vessel dewatering have also been finalized. Additionally, sludge and asbestos have been removed in accordance with health and safety regulations, ensuring that the site is ready for the next stages of the project.

As of now, we have successfully demolished the biothane reactor tanks and other ancillary structures, including the odour control biofilters and the acid tanks. The next stage of works involves the demolition of underground structures as outlined below.

Looking Ahead

In the coming weeks, the focus will shift to preparing the site for further construction. This will include installing the pile mat, in preparation for follow-on piling activities. Concurrently, we will be progressing with the demolition of additional structures, such as the timber retaining walls and hardstanding areas, followed by levelling the site.

Our logistics contractor, Clipfine, continues to oversee the movement of construction traffic along Melliss Avenue, ensuring safe passage and minimal disruption.

Next Steps and Timeline

According to our updated programme of works, you can expect the following activities in the upcoming months:

- **Weeks 9-12 (from w/c 28th October):** Crushing of demolition materials, installation of a pile mat which is a working platform designed to provide a stable surface for piling rigs to operate safely on; installation, and hoarding construction.
- **Weeks 13-16 (from w/c 18th November):** Demolition of hardstanding, pile probing, and final clearance activities.

We anticipate completion of the demolition phase by mid-December, with the piling phase to commence in January, as planned.

Minimising Impact

We continue to monitor noise, dust, and vibration levels on-site in compliance with current legislation. Acoustic barriers remain in place to mitigate any disturbances, and we are working closely with your Directors and the POD team to ensure that any concerns are promptly addressed. Should there be any changes to the schedule or additional works outside of normal hours, we will notify you in advance.

If you have any questions or need further clarification, please do not hesitate to contact our community liaison manager at janine@themorrisconsultancy.co.uk, or by phone at 07568 350410 for urgent inquiries. For on-site emergencies only, you can reach Sebastian on 07808 798789.

Thank you for your continued patience and cooperation as we work to deliver this exciting development for the Kew Riverside community.

Kind regards

Elysian Development Team

Demolition phase programme

Weeks 10-11 (From week commencing 28 Oct)
<ul style="list-style-type: none">• Demolition of tanks• Breaking out slabs and footings
Weeks 11-12 (From week commencing 4 Nov 2024)
<ul style="list-style-type: none">• Demolition of tanks• Breaking out slabs and footings• Delivery of crusher 04/11/24• Crushing of site arisings
Weeks 13-14 (From week commencing 18 Nov 2024)
<ul style="list-style-type: none">• Installation of pile mat (audible works)• Installation of hoarding• Demolition of hardstanding (audible works)
Weeks 15-16 (From week commencing 2 Dec 2024)
<ul style="list-style-type: none">• Pile probing (audible works)• Collection of machines

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