

Masonry & Facades

Restoration works



Masonry and Facades Restoration Specialists

H.A. Marks a very experienced contractor with a long track record of working on Masonry and Facades Restoration Projects. We understand the importance of fully planning, resourcing and executing works within planned time scales and budget.



H.A. Marks carry out all manner of brick and stone repairs and Façade restorations.

Services offered include:

- Crack Repairs – Brick/Stone
- Structural Repairs to Masonry
- Helifix Repairs www.helifix.co.uk
- Brick/Stone Cleaning – Using Chemical Free Systems – Doff & Dross (www.doff.co.uk)
- Subsidence Remediation Works
- Pointing Works
- Lintel & Arch Repairs
- Railing Works
- Roofing Repairs
- Chimney Repairs
- Decorating
- Scaffolding

Our People

Our Site Managers are very experienced with Masonry and Facades Restoration projects and ensure the high level of liaison required with clients and involved parties. H.A. Marks have a dedicated Masonry and Facades Restoration experienced Site and Contract Manager for every job. All of our staff is CRB checked and carry a staff identity card at all times.

Our supply chain is managed in accordance with the requirements of our integrated management system using ISO 9001 standards for selecting, evaluating and re-evaluating suppliers. We operate an approved suppliers list, for which all suppliers and sub contractors must complete a Pre qualification Questionnaire and meet our criteria.

Programmes

H.A. Marks are very experienced with phased handovers and we appreciate the importance of carrying out programmes in sequence.

We employ a specialist programmer who creates detailed programmes for all stages of the project including design, procurement, construction and completion. Our programmer will work with our experienced Contract Managers using project software to provide easy to follow, critical Path Gantt Charts.

We also create a project risk register at the outset of the project which includes program, resource and procurement risks.

Resource Management

Much of our work is carried out by our direct labour force which gives us greater control over the program. Being less reliant on external specialists removes key program risks and enables us to meet tight deadlines efficiently.

Procurement Management

We operate an RFI schedule from award to ensure the flow of information from consultants comes through on time. By using an accurate procurement schedule we often generate cost savings, add value and or quality to our projects by giving more time to achieve good value procurement. We also look at substitutes where approved by the client if this will help the program result in a shorter lead time.



Health & Safety

H.A. Marks are an experienced Masonry and Facades Restoration contractor with a Health and Safety Management System that ensures we apply appropriate Health and Safety measures relevant to works we engage in.

We pride ourselves on our safety record and follow strict guidelines. We engage a health and safety consultant to provide on-going health and safety advice as well as on-site support. We aim to be personable and knowledgeable, backed by the highest professional and safety training standards.

Our Site Managers conduct site inspections and record the findings, deal with any issues and review. A specialist safety auditor carries out regular independent safety audits on our sites to monitor our employees and sub-contractors. All our Site Managers have been awarded the Construction Site Managers Safety Certificate and are there to provide Health & Safety advice to our operators on site.

H.A. Marks produce a comprehensive Health & Safety Plan for approval prior to commencement of works. Risk Assessments and Method Statements (RAMS) are compiled for each operation throughout a project e.g. Deliveries and removal of waste, scaffolding erection, mechanical and electrical installation. Scaffolding is alarmed and secure, clearly signed and regularly inspected. Temporary screens are fitted around the works areas to contain dust and debris. The RAMS are used by all contractors on site to provide safe methods of working.

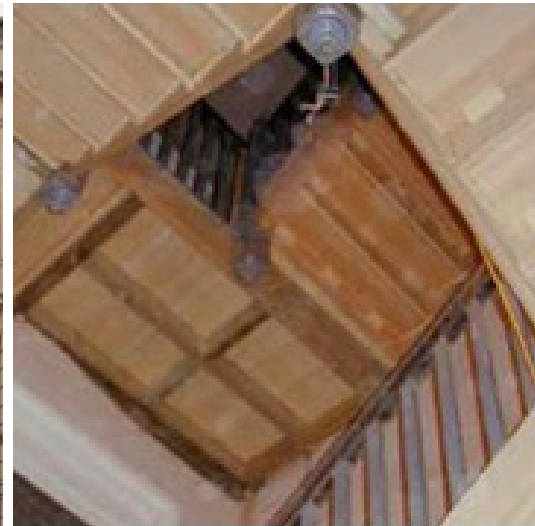
How we operate

H.A. Marks are a flexible organisation with an open approach, we recognise the importance of collaborative relationships in the successful delivery of all projects. We strive to deliver project requirements in the most efficient way possible and always ensure we work together to achieve the best results for all while maintaining the highest possible standards.

We pride ourselves in our excellent relationships with our clients. Our extensive knowledge and experience of working with Masonry and Facades Restoration projects enables us to offer innovative solutions.

Our Quality and Environmental Management systems are certified to ISO 9001 which ensures optimum procedures across every department. Our "Partnerships" with our customers are based on joint strategies and the sharing of knowledge to continually improve performance.

Old Bank



Client: Lewisham Council Value: £275,000

The property is grade two listed and was formally the premises of Midland Bank but had been vacant since the early 1980s. Severe wet and dry rot had taken hold of both masonry and timberwork. H.A. Marks worked closely with the client to restore the building components to original design and methods. The key requirement imposed by English Heritage was to achieve weather tightness, remove areas of affected rot, treat surrounding areas to ensure containment of the rot and reinstate removed building components to match the original design, materials and methods.

The external stone façade had paint applied over the years and this was removed using the "Jos system". A combination of repair, overhaul and replacement was necessary to external windows, rain water system, asphalt secret gutters, lead work, brickwork and stone façade. The roof was totally overhauled and two roof domes had replacement rolled lead. Internally, the building had fine cornice mouldings, timber panelling, solid timber doors and mosaic tiling. After sufficient drying out and treatment of the rot these items were reinstated to match the original.

One of the most satisfying achievements of this project was the removal, repair and reinstatement of the timber staircase. The stair core masonry was severely affected by rot which had spread and infected the timber stairs; this had made it structurally unsound. H.A. Marks set up joinery facilities on site, labelled each component of the timber staircase individually, removed it carefully and set it aside for inspection. Any element of the staircase deemed fit to reinstate was retained whilst the remaining components were remoulded to match. Following wall treatment and plastering works the timber staircase was re-erected to its former glory.

The Venue



Client: The Venue Nightclub Value: £325,000

The Venue night club is a landmark, Grade II listed building located in the heart of New Cross, London. A former Music Hall, Cinema and now a highly successful nightclub and live music complex the building was ready for a make-over. H.A. Marks worked closely with the owners, English Heritage and Lewisham Council to realise their vision for the restoration of the building to its former glory. The highly decorative stonework was carefully restored with heavy paint layers gently removed using both the Doff and Jos specialist stone cleaning systems to reveal the original stonework remarkably intact. However, extensive stonework repairs were still required and rusting steelwork had to be exposed and repaired.

The original crittel windows were renewed, new roof coverings fitted in natural slate, lead and asphalt. A new shop front was also designed, fabricated and installed and new lighting fitted.

Victoria Station - Terminus Place Phase 1, 2 & 3



Client: Transport for London Value: £360,000

These Victorian buildings are located over Victoria Underground Station and were aesthetically in a poor state with decaying feature brickwork and stonework. Our works involved the installation of scaffold and the carrying out of stonework and brickwork cleaning along with restoration works in and around one of London's busiest stations. It also included external painting and refurbishment of stain glass windows.

The builder's works and the restoration of the Victorian timber windows were carried out by our own tradesmen and in-house joinery team. The majority of the work was carried out during nights and weekends due to the sheer numbers of pedestrians and passengers that frequent the area.

The biggest challenge for us was in respect of the location. We had to adopt a clear method statement which acknowledged the close proximity of the general public, bus stops and pedestrian walkways. We overcame this problem by appointing a dedicated team for the project who were responsible for management. Through careful planning and liaison with the various authorities, the logistics of dealing successfully with the various issues of security, public protection and the actual works were successfully achieved.

The client Transport for London was very pleased with our service and performance on site.

Following these works, Transport for London appointed H.A. Marks to carry out a 3rd phase of restoration works on Victoria Street adjacent to the previous Phases 1 & 2.

191 Victoria Street



Client: Transport for London Value: £160,000

Victoria Station House is a large 6 storey office building located over Victoria Underground Station. It was in a poor state aesthetically with decaying feature brickwork and stonework.

Works consisted of:

- *Design and installation of scaffold gantry and full height scaffold to the facade during engineering hours*
- *Promenade walkway repairs at roof level*
- *New roofing works using Triflex Cold Lay Roofing Membrane System*
- *Extensive crack repairs to brickwork and stucco facades using Helifix system*
- *Window repairs*
- *Abseiling access repairs to inaccessible roof chimneys*
- *Redecoration works to front elevations*
- *The majority of the work was carried out during night times and at weekends due to the sheer volume of people that frequent the area. The masonry repairs and decorations were carried out by our own tradesmen and in-house labour team.*

The biggest challenge we faced was in relation to the location, as the job involved the installation of scaffold and the carrying out of roofing, brickwork repairs and restoration works at one of London's busiest stations. We adopted a clear method statement which acknowledged the close proximity of the general public, bus stops and pedestrian walkways. We appointed a dedicated team for the entire project who were responsible for management.

By carefully planning and collaborating with London Underground, Transport for London and Westminster Council the logistics of dealing with the various issues of security, public protection and the actual works were successfully overcome. Our client, Transport for London was very pleased with our service and performance on site.

Gipsy Queen Apartments and Record Shop



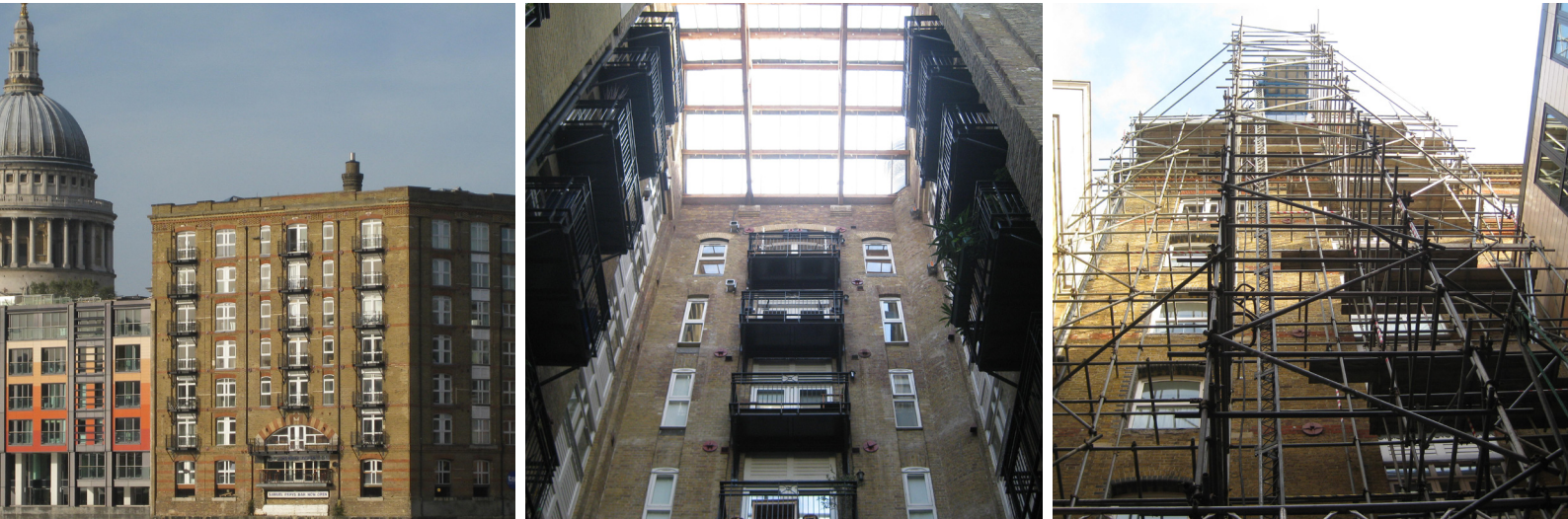
Client: Private Value: £180,000

This project consisted of the refurbishment of a Victorian pub, conversion of the upper 1st and 2nd floors into 2x2 bed flats and the refurbishment of the basement/ground floor commercial unit to a shell condition for a commercial tenant, now the book and record bar.

Works comprised of:

- Scaffolding erection and dismantling on completion of works
- Replacement of the internal suspended timber floors to ground, first and second floors
- Removal of the old staircase and infilling of floors
- New staircase built with separate entrances for the flats above and access to the basement from the ground floor commercial unit
- Cleaning of the façade including stonework and brickwork
- Window replacement
- Fit out of both flats and the ground floor commercial unit
- External decorations
- Stone and brick repairs
- Brick pointing

Globe View Apartments



Client: St James Property Management Ltd Value: £550,000

Globe View Apartments is an outstanding luxury development of apartments located on the Thames in the heart of the City of London.

Phase 1

Following a major fire at the premises we attended the site to carry out emergency works including shoring/propping, strip out works, making safe services, erecting a full access scaffold, gantry, hoist tower and a temporary roof over the building.

Phase 2

Following a successful tender bid we were appointed as Principal Contractor to carry out the full rein-statement works including;

- *Re-Building the main roof - to reconstruct the Georgian King Post Roof and reinstate it back to its original condition*
- *Installation of a replacement insulated, natural slate roof with associated lead work*
- *Rebuilding the fire damaged lift core – decommission the lift, remove the damaged upper lift core and re-commission the lift*
- *Services - to carry out re-wiring works to fire and smoke damaged apartments, corridors and stair areas*
- *Apartments - Refurbishment Program - the fire caused extensive damaged to 4 luxury apartments*
- *Common Areas - Corridors and Staircases*

The works entailed a full strip out, full refurbishment and fit-out works to a very high standard to include: new kitchens, new bathroom, new oak flooring, new joinery, rewiring and redecoration works to the damaged apartments.

Tate Library



Client: Regents College Value: £425,000

Works were carried out to Grade II listed campus buildings. The project entailed the stripping of roofs to main campus buildings and re-roofing in handmade 'Sandtoft' roofing tiles.

The works involved:

- *Quadrennial redecorations to campus buildings*
- *Brick cleaning*
- *Ackland Building and Tate Library re-roofing with external renovations and decorations*
- *DDA adaptations and alteration works*

The College was part occupied during the works as they were carried out during the summer recess. The challenges we faced were noise restrictions and a tight programme. We worked closely with the college authorities and the Regents College Conferencing Facility to minimise disruption to the occupants and users of the buildings and delivered the project on time and to budget.

Wimbledon Rail Station



Client: South West Trains Value: £ 1,300,000

Works took place over a demanding, fast track, three month timescale. H.A. Marks operated multiple shift patterns during traffic and engineering hours to ensure key project objectives were achieved and surpassed. The project involved the demolition of all platform buildings and the removal of fixed furniture and existing fencing in order to create clear lines of sight for platform and dispatch staff. Once demolition works were complete, new platform fencing was installed for the entire length of the platforms followed by resurfacing, line marking and canopy works.

Demolition activities were successfully completed and were fully enclosed by our engineered hoardings which were also lined with acoustic barriers where possible to mitigate noise impact on the travelling public. Careful planning of engineering works completed under T3 Possessions were required to allow key aspects of this project to be completed to our clients requirements.

Works comprised of:

- *Drainage / Geotech and Asbestos surveys to platforms*
- *Demolition of existing platform buildings*
- *Platform resurfacing and lining*
- *Canopy repairs*
- *Station façade restoration works*
- *Removal of platform furniture and fittings including; telephone kiosks, advertising hoardings, existing barriers/GRP fencing*
- *Reconfiguration of existing drainage and rainwater goods*
- *Removal of existing dispatch cabins and installation of new ones*
- *Diversion and alterations of cable management systems*
- *S&T works*
- *Relocation of retail kiosk*
- *Electrical alterations*
- *Installation of new platform fencing Provision of new waiting-room and storage facilities*

South Kensington Station Facade Repairs



Client: Transport for London Value: £ 750,000

In conjunction with English Heritage, the project was undertaken to repair and replace various building elements within the South Kensington Arcade Roof.

The existing roof was supported by arched steel trusses, with timber purlins running over, which carry an aluminium frame glazing bar system which frames Georgian wired glazing panes. The roof is bookended by gable end walls which are known to have structural movement, which on an ongoing basis affected the existing glazing, making it move and crack. There was a risk that the cracked glazing could fall out of its frames, to the Arcade concourse below. If this did occur, it would cause substantial harm to anyone beneath, and would cause severe damage to Transport for London and businesses. The works provided TfL with a new roof glazing system and frames, new retail skylights and repaired interior finishes to a public shopping arcade situated above a busy tube, Grade II listed station.

The work had to be carried out sympathetically and involved close liaison with conservation officers, H.A. Marks carried out forensic paint analysis of the original paint work to identify the colour used pre 1st World War era to ensure the building was not only restored to its former glory but that the station arcade refurbishment will allow TfLs' 16th busiest station to be a time capsule for all its passengers.

A protective scaffolding crash deck was erected over the station arcade to enable a safe operation whilst undertaking the main works. The works comprised of the replacement of over 20 tonnes of glazing and sympathetically restoring the wooden frames, heritage plaster work, dating back to 1910. Repointed and capping's to gable end walls, renewed flashings, and associated alterations to air-conditioning systems, of and replacement of selected retail skylights. There was also movement on the gable end walls which had to be secured prior to works – the solution had to be designed and developed with the heritage team, a metal bracing system was developed in keeping with the original theme of the Arcade.

The project was carried out over a 9 month period without a single hour of lost business by any of the retail units. A carefully planned traffic and logistics plan ensured deliveries and waste transfers occurred during nights which further minimised site impact to the local area and businesses. The works provided TfL with a new Welsh slated roof; repaired and cleaned building façade of the Grade II listed building as well as replacing all timber slash windows. A protective scaffolding HA Marks Construction crash deck was erected over the district line platforms to enable a safe operation whilst undertaking the cleaning and restoration of the building.

Works comprised of:

- *Roofing*
- *Scaffolding*
- *Building Fabric - internal and external*
- *CAD drawing updates*
- *Drainage systems*
- *External and internal repairs*
- *Staircases and fire escapes*
- *Gutters, drainage (internal and external), sewerage and rainwater systems*
- *Strip out and minor demolition*
- *Window condition surveys*
- *Window maintenance*
- *Heritage restoration/repair*

Corrib House, 1 Beadman Street, London, SE27 0DN

Tel: 0208 659 6918 Email: mail@hamarks.com www.hamarks.com

