

CASE STUDY



Iceland - Stores

Client: Dave Hamer

Period: April 2010 - Present

Type of work: Removal of asbestos containing materials from Iceland premises either as a part of the Client asbestos management plan or as an activity arising from premises acquisition prior to a refurbishment project.

Description of Project

The Iceland stores property team have existing stores with ACM management requirements which Forest environmental attend to in accordance with the Clients' Analyst recommendations. In addition, Iceland purchase retail premises such as a number of stores previously owned and occupied by Woolworths.

In order that the new premises are brought into the style and brand of the Iceland image, a strip out of all ACM is required before any refurbishment work can be undertaken.

Project Team

Client: Dave Hamer – Senior Property Manager

Project Managers: Will Metcalfe (North), Clem Harker (South)



Challenges and Opportunities

Forest Environmental identified that the acquired premises element of this project contained issues i.e. The Client works to tight budgetary and time constraints in order that their operations and revenue potential is maximized as far as is reasonably practical. For Forest, this meant that the plan of work and work programme had to be very focused so that the Client expectations were met fully and there were no delays to their own project plans. Principle factors that Forest considered included :

- (1) The asbestos work required often necessitated that the area in question became an asbestos work enclosure. Forest had to ensure robust security was in place to prevent illegal entry to the premises and the possibility of exposure, by others, to asbestos .
- (2) There was the potential to fail to meet the Client target dates so Forest had to remain flexible with respect to working hours. This allowed all target dates to be met.
- (3) Though there was considerable effort expended in surveying acquired premises, the potential for an unexpected problem was always present and Forest had to apply flexibility with respect to the resource to deal with such an issue if it arose.
- (4) For premises with an ACM issue needing attention within the Client management plan Forest have to expedite remedial work with due regard to the Client operation / opening times / public visitors etc and in short timescales. Reaction times and flexible approach are key factors with this.