

## CONSTRUCTION MANAGEMENT PLAN

### Background.

Building 2/49 Frenchs Forest Road, East Frenchs Forest was built some 13 years ago. It is of reinforced concrete floor and wall construction with a primarily glass front façade with a curved metal colourbond roof. There is a basement plus 2 levels of Cancer treatment building above. The immediate surrounding retail/ commercial/ medical buildings are of a similar ilk. The objective of this work is to undertake necessary and sympathetic modifications, sufficient to provide a vital Backup Linear Accelerator for cancer treatment, whilst maintaining its current cancer care operations.

### Building Works.

The necessary building works as described below are to be undertaken by specialist consultants and Medical contractors who will install the Required equipment and surrounds. The external work zones are to be encapsulated within an Acoustic Isolation Hording on the ground floor North and North West elevations. The internal works will also be encapsulated and isolated by progressive walling to maintain the current Cancer treatment operations with minimal disruption to the patients. Site parking, materials and deliveries will be restricted to the basement car park.

Unless noted otherwise, the modifications will be carried out behind Acoustic and visual barriers during standard construction hours Monday to Saturday as follows:

- 7am to 5pm inclusive on Monday to Friday
- 8am to 1pm inclusive on Saturday

Due to the sensitive care & treatment provided, it is proposed that the facility remains open throughout the modification works, and as such some building works are proposed outside standard construction hours, as identified in this document.

The Building works are outlined below in specialities and should be read with the associated drawings

### Associated Drawings.

#### Architectural

DA-010 Proposed Site Plan

DA-050 Existing / Demolition Basement Floor Plan

DA-051 Existing / Demolition Ground Floor Plan

DA-052 Existing / Demolition First Floor Plan

DA-100 Proposed Basement Floor Plan

DA-101 Proposed Ground Floor Plan

DA-102 Proposed First Floor Plan

DA-400 Proposed Elevations

DA-420 Proposed Sections

## Demolition & Proposed Works.

### **Basement Car park – Proposed work outside of standard construction hours:**

Saw cut existing concrete slab and remove and stack to enable new strip footings to be excavated in preparation for the new concrete reinforced footing and block walls.

Spoil to be stacked and reused behind reinforced block work walls by small excavator or bobcat.

*It is proposed these works are undertaken on two weekends, inclusive of Saturday and Sunday (7am to 4pm).*

### **Basement Car park – Proposed work during standard construction hours:**

Remove a section of the Ventilation ductwork and reroute fire service.

Excavate and pour new Strip Footings under backup treatment room in the basement carpark.

Block walls in the basement carpark are to be reinforced and core filled.

Core filled and reinforced concrete block walls nominal. 2 x 200thick and 4 x 200 thick to be constructed on new footings and integrated into the backup treatment room suspended slab to Structural detail.

Form up and pour 1.5m x 1.6m x 230mm reinforced concrete slab to backup Treatment Room.

### **Ground Floor – Proposed work outside of standard construction hours:**

Removal of external wall and portion of concrete floor slab by diamond sawing and placement down into basement behind reinforced blockwork walls. Small excavator and manual labour.

*It is proposed these works are undertaken on two weekends, inclusive of Saturday and Sunday (7am to 4pm).*

### **Ground Floor – Proposed work during standard construction hours:**

Existing layout on the ground floor progressively modified to enable the new plan.

Partitions and built in joinery to be removed and replaced progressively as indicated on ground floor plan.

New Steel framed plasterboard clad partitions to underside of suspended ceiling where indicated.

Floor finishes to be removed and re-used where possible.

Lay in tile ceiling to be dismantled, Tiles removed for re-use

Electrical and mechanical services to be re-routed and replaced as necessary.

New CT room to be lead lined according to the Radiation Physicists specification.

Treatment Room to be sheeted with plasterboard internally and externally within the building.

Frame and F/C line North West facade of backup treatment room to underside of 1<sup>st</sup> floor cantilevered slab.

Install new sympathetic entrance joinery as indicated.

Install new aluminium framed doors and windows, where noted.

### **1st Floor – Proposed work during standard construction hours:**

Remove fixtures and partitions where indicated. Remove floor finish and reuse.

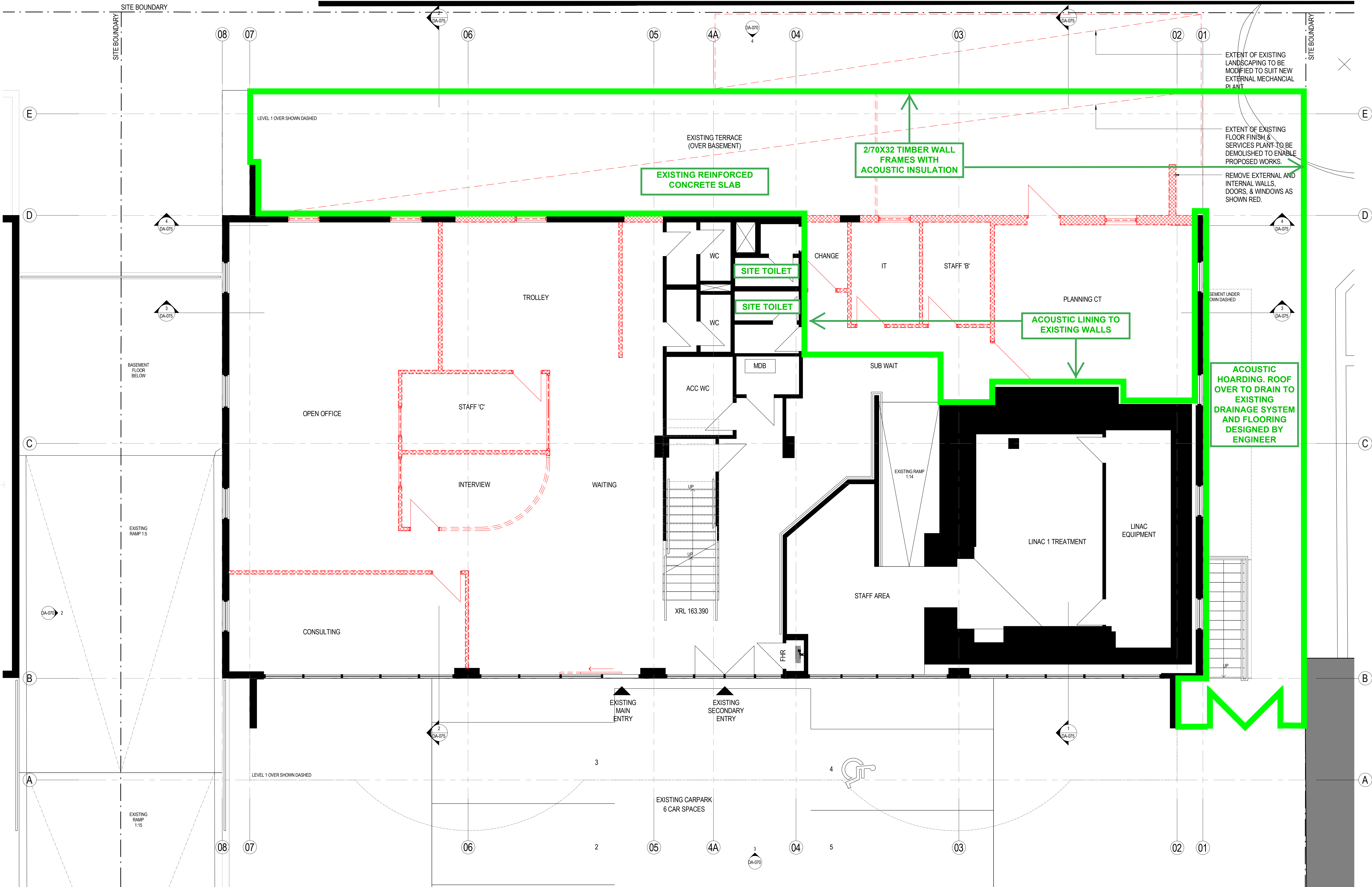
Retain ceiling and ceiling fixture to reinstall to new configuration.

## Neighbours & Noise.

External works are proposed to the western boundary, which features a 2-storey high concrete wall on the adjacent property. Regardless, external acoustic isolation hoardings will be provided to the north and western boundaries to minimise any construction noise.

Given the majority of proposed works are internal, noise to neighbouring commercial properties is anticipated to be minimal, however neighbouring property managers will be consulted during any high noise periods, if any.

Any works that require access to neighbouring properties will be coordinated with property managers of neighbouring commercial properties.



Project.

# Northern Beaches Cancer Care Centre.

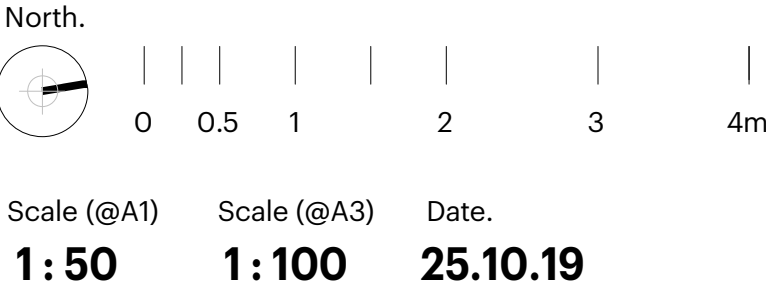
Address.  
49K Frenchs Forest Rd E, Frenchs Forest, NSW 2086.

Client.  
Northern Beaches Cancer Care Centre.

Status.  
Development Application.

Become.  
Suite 603, 250 Pitt Street, Sydney, NSW 2000  
studio@become.com.au

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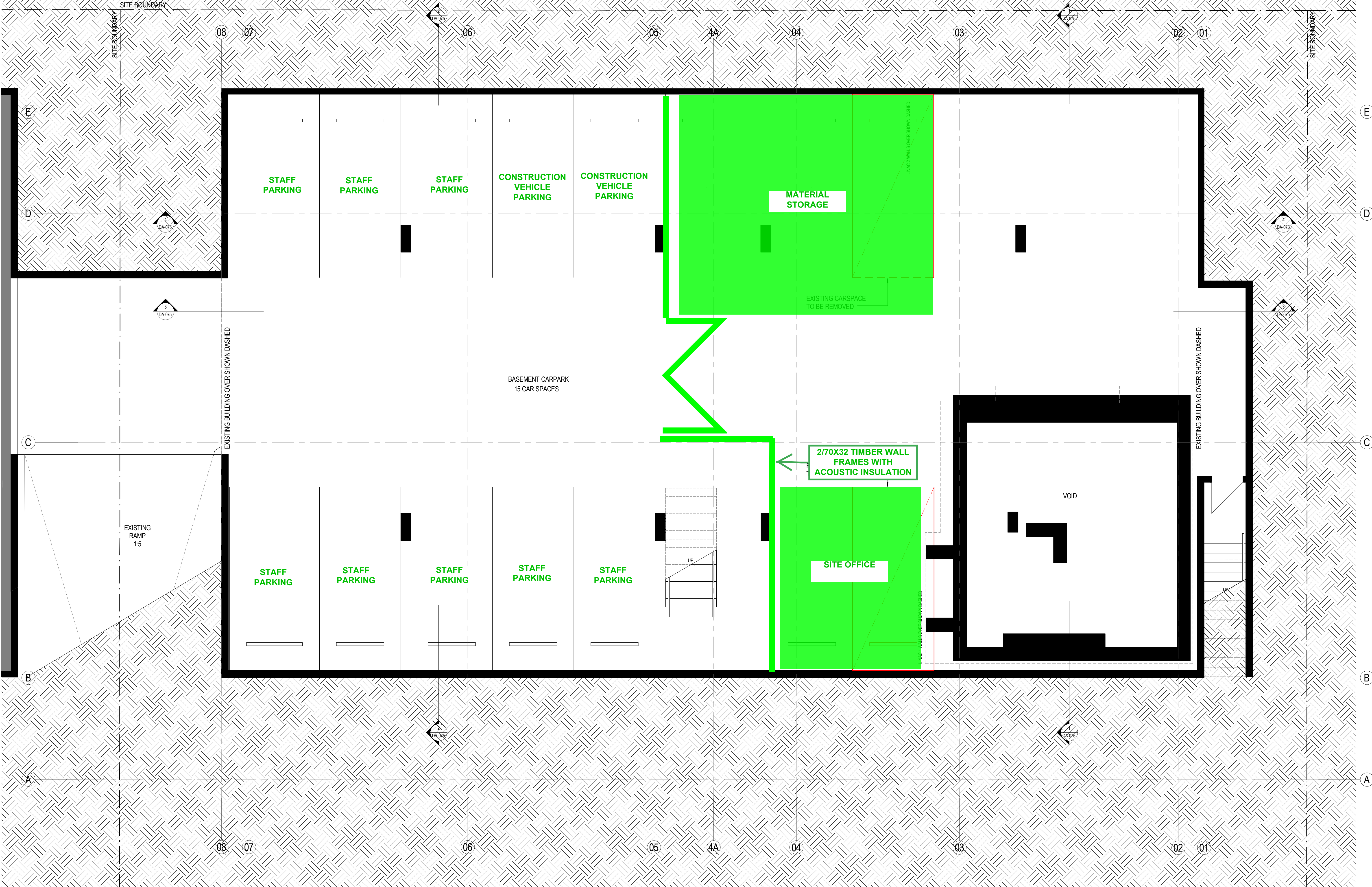


**ACOUSTIC MEASURES FOR  
DEMOLITION GROUND FLOOR  
PLAN**

Project No. 19007    Drawing No. DA-051    Rev. B







Project.

**Northern Beaches Cancer Care Centre.**

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North.  
0 0.5 1 2 3 4m  
Scale (@A1) 1:50  
Scale (@A3) 1:100  
Date. 25.10.19

**ACOUSTIC MEASURES FOR  
DEMOLITION TO BASEMENT**  
Project No. 19007  
Drawing No. DA-050  
Rev. B

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