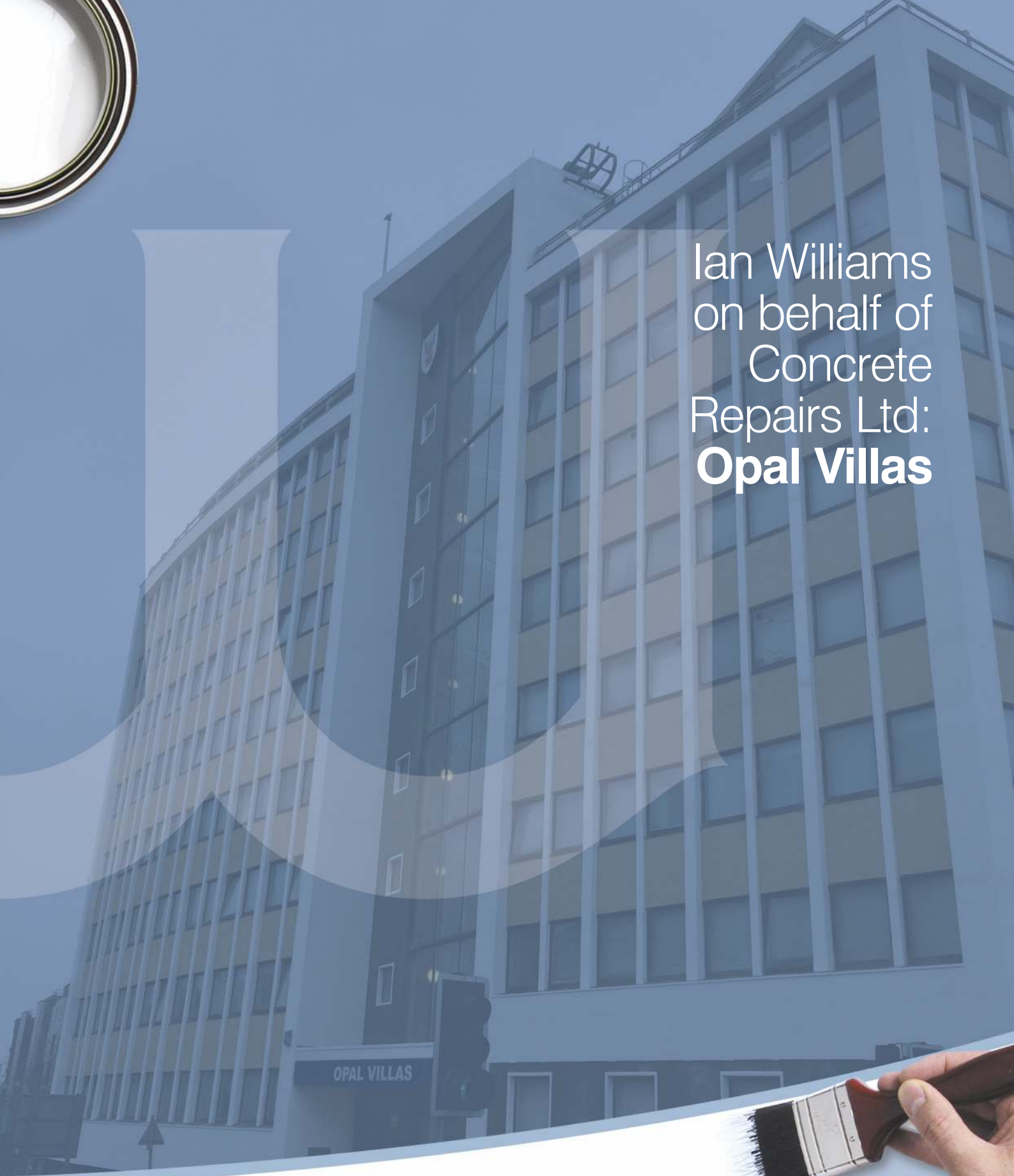




Ian Williams
on behalf of
Concrete
Repairs Ltd:
Opal Villas




ian williams
Looking after Buildings

Project:

Concrete Repairs Ltd: Opal Villas



Task: Full external decoration and repairs

Products used:

- Mapei Mallech System: high performance product specifically for cracking bridging protection on older concrete
- Mapei Elastocolour Pittura Plus

Client: Opal Villas

Background

Opal Villas is a 10 storey tower block located in a busy area in Notte Street, Plymouth. The current landlord was selling the building and the new landlord required a full decoration before purchase. We worked for Concrete Repairs Ltd who were carrying out specialist concrete repairs to the entire building.

Project Details:

Using a full 12 storey scaffold, we painted all external walls, aggregate panels and columns of the entire building. We used a consistent team of up to six directly employed operatives on site at any one time.



The Challenges...

Key challenges in this project included:

- **Inclement weather:** the project was undertaken in the autumn/winter months and affected by high winds, rain and low temperatures. We programmed work around each elevation in accordance with conditions – for example working on the south elevation in the morning in the sunlight then moving to the north
- **Flow of work:** working with specialist concrete repairs contractors, we had to work collaboratively. This included flexibility in our working patterns dependent on the extent of repairs they found, as we worked around the building
- **Paint system:** it was the first time our directly employed team had used the Mapei System. We held a site specific induction for all operatives on the paint and application. Wet film gauges were used to check the right thickness on each coat
- **Working at height:** a 12 storey scaffold was used, providing our apprentices valuable experience at working at height. As each elevation was completed the scaffold was struck, with each elevation being signed off first
- **Consistency of colour:** we had to work consistently at all times to ensure that the paint showed a consistent colour down each storey
- **Fully occupied building:** our operatives respected residents' privacy as we went down the steps.

Apprentices/ Trainees:

2 painting and decorating apprentices:
Mitchell Arnott Year 1 and
Jonathan Cook Year 2

www.ianwilliams.co.uk



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