

PROJECT NEWSLETTER

Egyptian and Dudley House: 169-173 Piccadilly

Week Commencing 04th November 2024 | Issue No 34

Dear Neighbours,

8build would like to thank you for your continued patience and give you an overview of upcoming works on the Egyptian and Dudley House project.



Client:
GPE



Contractor:
8build



Start of Works:
September 2023



Estimated Completion:
April 2025



Site Hours:
8:00am – 6:00pm Monday to Friday

Please note, 8Build are working to Westminster City Council's noisy working guidelines, which allow works defined as noisy within the following periods:

* 08:00 - 10:00 * 12:00 – 14:00 * 16:00 – 18:00

However, 8build acknowledge that all construction works can be disruptive, particularly in areas adjacent to party walls, and are making every effort to balance programme progress with consideration for our neighbours. With this in mind, we have temporarily reduced the three allowed periods to the two below whenever possible:

* 08:00 – 10:00 * 16:00 – 18:00

Requests for a quiet period to accommodate a particular meeting or similar, can be considered but not guaranteed. However, this would need to be provided with sufficient notice to allow 8Build to re-schedule and re-plan work so as not to delay the programme and cause inconvenience to all parties.

Weekly schedule of works at Egyptian and Dudley House

Day of the week	Noisy works carried out		
	08:00 – 10:00	12:00-14:00	16:00 – 18:00
Monday	Breaking out of walls and slab in Dudley Basement	Forming openings to external riser all floors	Forming openings to external riser
Tuesday	Breaking out of walls and slab in Dudley Basement	Forming openings to external riser all floors	Forming openings to external riser all floors
Wednesday	Breaking out of walls and slab in Dudley Basement	Forming openings to external riser all floors	Forming openings to external riser all floors
Thursday	Breaking out of walls and slab in Dudley Basement	Forming openings to external riser all floors	Forming openings to external riser all floors
Friday	Breaking out of walls and slab in Dudley Basement	Forming openings to external riser all floors	Forming openings to external riser all floors
Saturday	Breaking out of walls and slab in Dudley Basement	Breaking out of walls and slab in Dudley Basement 12:00 – 13:00	No activity on site
Sunday	No activity on site	No activity on site	No activity on site

This week we will be continuing with:

- **Rear of Egyptian & Dudley, Foxglove House & Terrace** – Installing the scaffolding – noise will be tightening of the scaffold clips as this uses a drill. Normal working hours 08.00-18.00. Anticipated completion: 13/11/24
- **Roof:** Sporadic noise likely from the installation of grilles and AC plant. 08.00 - 18.00 all regular working
- **Internal risers to Dudley West:** we will be erecting walls around the risers on all levels 1-7. Noise will be fixing the metal track. Normal working hours 08:00-18:00.
- **Alteration to the Egyptian stair case:** 08.00-18.00 regular working hours. Anticipated completion: 11/11/24
- **Dudley Basement** – Demolition and slab breaking works ongoing. Note this work will not be undertaken during the 12-2 slot, only the 8-10 and 16.00-18.00 noisy works slots.
- **Level 1 Terrace Wall:** rebuilding of Level 1 Terrace wall, Regular working hours 08:00 – 1800 Anticipated to complete end of next week – 8/11/24
- **Level 1 Terrace:** We will be installing the rib deck. This is bonding metal to metal with the equivalent of a very powerful nail gun – intermittent “shot fire” sounds. Normal working hours 08:00 – 1800. Anticipated completion 14/11/24
- **Level 1 Terrace:** Concrete Pour. Normal working hours 08:00-18: 00
- **External riser:** Forming openings to external riser on all levels from 1 to 6, noisy works 08:00 – 10:00, 12:00 – 14:00, 16:00-18:00

The remainder of the works have now moved onto the “fitout stage “ with drywalls, ceilings, decorating, first fix electrical service, raised access flooring install, first fix mechanical, window replacements, decorating all taking place to all floors. Obviously, some floors are more advanced than others due to the sequencing within our program. You will obviously hear drilling at some point of the day as the contractors need to secure materials to the ceilings/walls and floors, but these will be sporadic drilling and not continuous.

As we have said in our in person catch ups, if you have specific meetings requiring peace, please do get in touch and give us notice. We will do all we can to move the contractors to other floors to accommodate your requirements.



For our first report from the CCS, we achieved a great score of 40 points which for a first visit is very good. We have another visit from the CCS (date to be confirmed)

Site Contact Details

If you have any queries or suggestions, please contact your site team:



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Should you wish to receive information in relation to previous meetings, this can be requested from the Project Manager on the details above.