

Construction update

LANSDOWNE HOUSE, 57 BERKELEY SQUARE

November 2024

lansdownehouse@macegroup.com



November update

Welcome to the fourth of our Lansdowne House Construction updates. We are glad to be able to share some very positive progress from the last period.

During October we completed the breakout of the existing foundation slab that supported the previous building. In addition, we have completed excavation of the extended 2-level basement space. We do appreciate that these activities were noisy, and we would like to apologise for any disruption you experienced in recent months

Once the excavation works were completed, a thin layer of concrete was poured across the bottom of the new basement to provide a smooth work surface for the site activities that are to follow, which include the ongoing boring works for the new Ground Source Heat Pump system. Of the 40 no. bore holes that are to be drilled, we have completed over 30 no. and will be complete by the end of November.

In the next period we will commence with the construction of the new raft slab and formation of the basement box. This will enable the removal of the yellow temporary props which are presently supporting the retaining wall around the perimeter of the site.

During next year, we will continue to progress the construction of the below ground substructure, and the above ground concrete superstructure of the building. The ground floor slab will be completed in the summer, and by Christmas 2025 we will have completed half of the concrete frame.

The site will have a total of three cranes that will be used during construction. There is more information on the next page about the installation of the first of these cranes which is planned to take place over the weekend of 23rd and 24th November.

Crane Installation

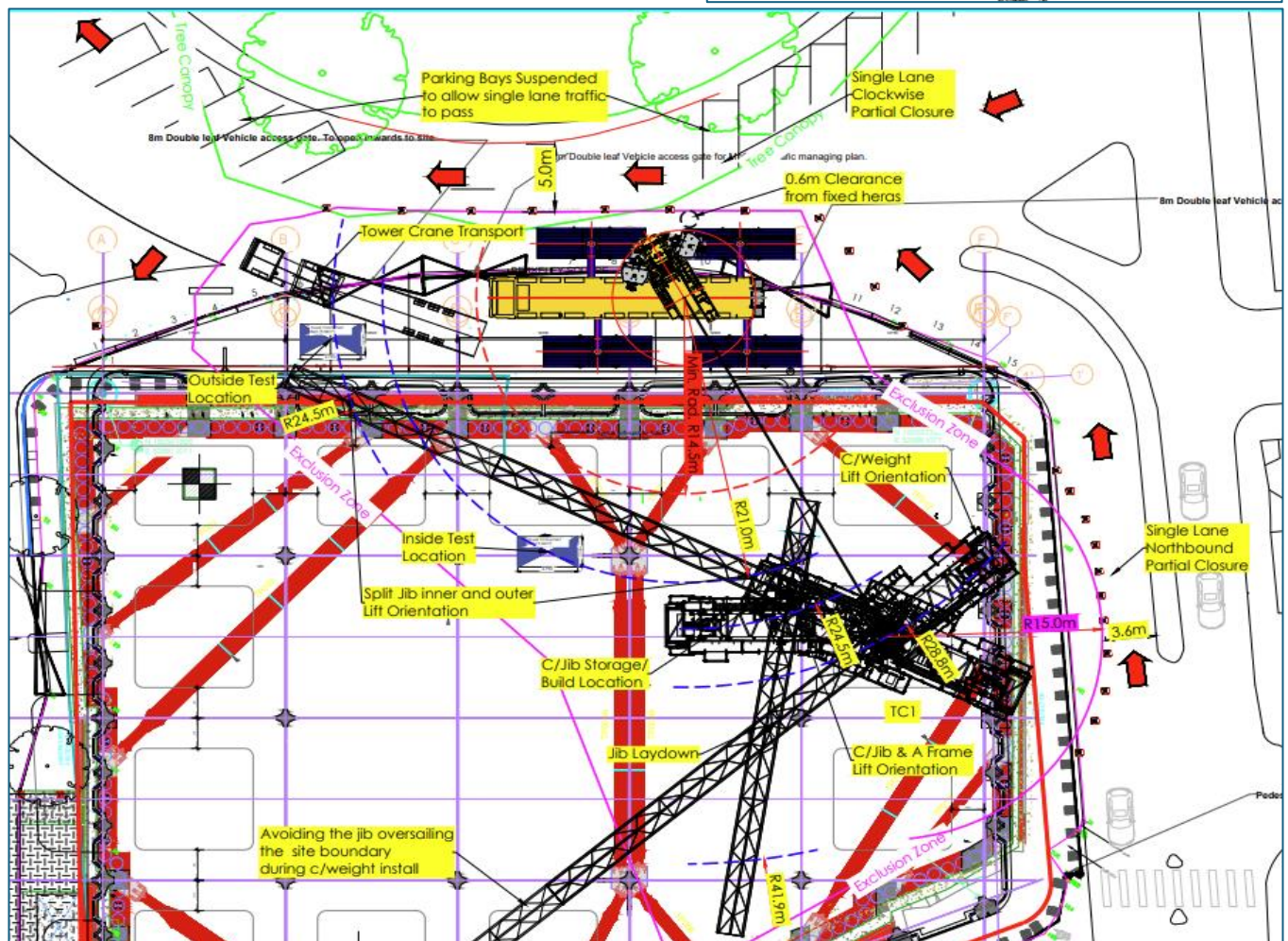
Over the weekend of Saturday 23rd and Sunday 24th November we will be installing a tower crane on site.

The new crane will be bought to site in sections on several lorries. It will be assembled by a temporary mobile crane that will be located in the road adjacent to site on Berkeley Square. This will require a partial lane closure of the southern section of the Square, which will be restricted to one traffic lane during the weekend. Some of the parking bays will be temporarily taken out of use during the works.

The works to install the crane will take place Saturday 23rd 00.01am to Sunday 24th 23.59pm.

The crane we are to install is the same type as shown in the photograph. It will be one of three cranes that will eventually be onsite to support the construction activity. The second crane will be installed at the end of February, with the third one arriving later in the summer of 2025.

Below – Copy of traffic management plan showing lane restriction on the Square.



Community Investment

Construction Youth Trust – Across London Mace partners with the Construction Youth Trust (www.constructionyouth.org.uk) to undertake educational engagement and curriculum support activities in local schools and colleges. Maria Asenjo, our Design Lead, recently took part in a session at Westminster Academy, where she spoke to young people about their careers and the job opportunities available in construction. She was particularly keen to emphasise that careers are open to everyone, regardless of gender.

We will be taking part in further sessions in the coming weeks.

The Connection at St Martins – We have developed a relationship with Connection at St Martins (www.connection-at-stmartins.org.uk) the Westminster based homelessness charity based. Earlier in the summer we were able to donate a table tennis table for their recreation area, and during October, Mace team members redecorated two training rooms within the charities building located close to Trafalgar Square. We were supported by staff members from Kilnbridge, one of our contractors.



Royal Parks Half Marathon – Freddy Hindson, a member of our commercial team, recently completed the Royal Park's Half Marathon raising over £900 in support of St Mungo's (www.mungos.org), including funds provided by the Mace Foundation (www.macefoundation-fundraising.com).

Freddy is keen to complete a full marathon next time.

We are always looking for new ways to work with community partners and local charities – please let us know if you would like to suggest an idea or activity.

Site operating hours:

Monday to Friday 8:00am - 6:00pm

Saturdays 8:00am - 1:00pm



Above – progress in early October. The site has reached its full depth, and the bottom is flat and level.

How to contact the team

We’re always looking to enhance our relationship with residents. If you would like to get in touch with the Mace site team, please email lansdownehouse@macegroup.com.

Opt-in email notifications for the local community - You can opt-in to receive email notifications relating to construction activities, including:

- Unexpected out-of-hours working notifications
- Special notices of planned and consented out-of-hours working
- Invitations to public up-date meetings

Please email us using the above address to be included in on the project distribution list.

Urgent of out-of-hours enquires - For urgent or out-of-hours enquires relating to construction and the site set-up, please phone the Mace 24/7 Helpline: 0845 6025 761 – quote site number 39722.

Milestone progress

