

Paulton Polestar Printworks

Site Area: 25 Hectare
Former Use: Former Polestar Purnell Printworks
Client: Purnell Property Partnership / Urban Evolution
Value: £2,800,000

D&B Fixed Price Demolition and Remediation

Provectus worked very closely with the Client during the negotiation and bid stage to help them successfully secure the site based upon our remedial design and detailed costs estimate for the works required. This included detailed assessment and review of existing reports and conditions relating to significant quantities of asbestos within the sites building fabric, significant contamination of soil and groundwater and demolition of the large industrial site. The site had previously been subject to remedial works during the 1990's when it was formerly part of the Maxwell Corporation.

Provectus also assisted the Client in managing their potential risk exposure through an Environment Impairment Liability (EIL) insurance policy underwritten by AIG to cover potential risk exposure for the new owners as a consequence of claims that may have arisen from pre-existing conditions and any matters that may arise during remediation of the site. We continued to support the Client's activities including feeding into the planning process and Environmental Statement for the site and assisted the Client as part of a larger technical project team in successfully getting outline planning permission in 2010 for mixed use, industrial, commercial and residential (up to 650 dwellings).



Initial stages of the works comprised detailed site investigation and preparation of a risk based Remedial Method Statement along with significant demolition and asbestos removal works across the site over a period of 18 months. The asbestos removal works at the time was the largest project of its kind in the south west and was successfully completed prior to the current recession. Works were recommenced and remediation has been successfully implemented and validated, including the discharge of associated planning conditions.

Prior to these remediation works commencing Provectus had completed extensive negotiations with regulators to develop and agree a remedial strategy for the site, which was completed and successfully validated in December 2011. The site was heavily contaminated with solvents from the printing process on site. Ex-situ thermal treatment of impacted underlying siltstones below the source area, SVE and treatment of groundwater were implemented on site.