Mayford Estate

Architect:
Issue Status: D2 – TENDER

SEQUENCING SCHEDULE

SEQUENCING REF	DESCRIPTION	RISKS	NOTES	ANTICIPATED TIMESCALE
1.0	Isolate 1no. plate heat exchanger, drain and clean.		Work shall be managed by the contractor and undertaken by Vital Energi, the heat network opporator.	0.5 week
1.1	Install new plant and pipework in heat network plantroom to meet the whole estate demand and requirements.			2 weeks
1.2	Install heating pipework to base of risers in Tower 2 (Block C). Note 2. Note 3. Install mains cold water pipework to base of risers in Tower 2 (Block C) from the Thames Water meter connection point. T onto existing estate supply pipe after meter to maintain current estate supply.	No water for residents during Thames Water T connection.		0.5 week
2.0	Strip out existing water services from Tower 1 (Block N) and Tower 2 (Block C) water plantrooms.	Note 4.		1 week
2.1	Install new tanks, plant and pipework in Tower 1 (Block N) and Tower 2 (Block C) water services plantrooms.			1 week
3.0	Installation of mains cold water pipework to meet pipework installed in Ref. 1.2 in Level 0 (Safestore). Installation of heating pipework in Level 0 (Safestore). Note 2. Installation of boosted cold water pipework in Level 0 (Safestore). Note 3.			2 weeks
3.1	Installation of below ground heating pipework legs from Level 0 (Safestore) along northern heating spine to external rising points of Blocks F, H, G, K, J, E and A. Note 2. Installation of below ground boosted cold water pipework legs from Level 0 (Safestore) to external rising points of Blocks G, F and H. Note 3.			1 week
4.0	Scaffold Block A. Installation of rising pipework outside Block A. Installation of the new roof mounted heating pipe atop Block A. Note 2. Installation of the new roof mounted boosted cold water pipe atop Block A. Note 3. Remove scaffold.	Existing services.		2.5 week

Sequencing Schedule
J6828-MXF-XX-XX-SH-J-00005 Rev P05

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SEQUENCING REF	DESCRIPTION	RISKS	NOTES	ANTICIPATED TIMESCALE
4.1	Scaffold Blocks F, H and G. Installation of rising pipework outside Blocks F, H and G. Installation of the new roof mounted heating pipe atop Blocks F, H and G. Note 2. Installation of the new roof mounted boosted cold water pipe atop Blocks F, H and G. Note 3. Install heating branch to Block E (Mayford Day Centre), with capped off and valved connection for future upgrade. Duplicate water supply route to Block E (Mayford Day Centre) to facilitate switch over to new supply. Remove scaffold.	Potable water pipe supply route to Block E requires conformation. The installation of this pipework may be required in a sequence Ref 4.x depending on route. Existing services.		6 weeks
4.2	Scaffold Blocks J and K. Installation of rising pipework outside Blocks J and K. Installation of the new roof mounted heating pipe atop Blocks J and K. Note 2. Installation of the new roof mounted boosted cold water pipe atop Blocks J and K. Note 3. Remove scaffold.	Existing services.		4.5 weeks
4.3	Scaffold Block N. Installation of rising pipework outside Block N. Installation of the new externally mounted heating pipe to Block N. Note 2. Installation of the new externally mounted boosted cold water pipe to Block N. Note 3. Installation of the new externally mounted mains cold water pipework outside Block N. Remove scaffold.	Existing services.		3.5 weeks
4.4	Scaffold Block O. Installation of rising pipework outside Block O. Installation of the new roof mounted heating pipe atop Block O. Note 2. Installation of the new roof mounted boosted cold water pipe atop Block O. Note 3. Installation of the new buried mains cold water pipework outside Block O. Remove scaffold.	Existing services.		3.5 weeks
4.5	Scaffold Block R. Installation of rising pipework outside Block R. Installation of the new roof mounted heating pipe atop Block R. Note 2. Installation of the new roof mounted boosted cold water pipe atop Block R. Note 3. Installation of the new buried mains cold water pipework outside Block R and to the Thames Water meter connection point. T onto existing estate supply pipe after meter. Remove scaffold.	No water for residents during Thames Water T connection. Existing services.		4.5 weeks

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SEQUENCING REF	DESCRIPTION	RISKS	NOTES	ANTICIPATED TIMESCALE
4.6	Scaffold Block P. Installation of rising pipework outside Block P. Installation of the new roof mounted heating pipe atop Block P. Note 2. Installation of the new buried boosted cold water pipe to outside Block P and the new roof mounted cold water pipes atop Block P. Note 3. Remove scaffold.	Existing services.		3.5 weeks
4.7	Scaffold Block D. Installation of rising pipework outside Block D. Installation of the new roof mounted heating pipe atop Block D. Note 2. Installation of the new roof mounted boosted cold water pipe Block D. Note 3. Remove scaffold.			3.5 weeks
5.0	Installation of new buried heating pipework from Level 0 (Safestore), beneath walkway to car park. Installation of new buried boosted cold water from Level 0 (Safestore), beneath walkway to car park.	Existing services.		1 week
5.1	Installation of the new buried heating pipe outside Block I and in garages to rising point. Note 2. Installation of the new buried boosted cold water pipe outside Block I and in garaged to rising point. Note 3.	Existing services.		2 weeks
5.2	Installation of the new buried heating pipe outside Block L and in garages to rising point. Note 2. Installation of the new buried boosted cold water pipe outside Block L and in garaged to rising point. Note 3.	Existing services.		2 weeks
5.3	Installation of the new buried heating pipe outside Block Q and in garages to rising point. Note 2. Installation of the new buried boosted cold water pipe outside Block Q and in garaged to rising point. Note 3.	Existing services.		2 weeks
5.4	Installation of the new buried heating pipe to end of Block R. Note 2. Installation of the new buried boosted cold water pipe to end of Block R. Note 3.	Existing services.		1 weeks
6.00	The isolation and strip out of the existing heating and cold water services along with the installation of new services to Block C (Tower 2) flats. New heating pipe work is extended from the isolated connection points at the top of the risers through the dwellings. New mains cold water pipework is extended to the water plantroom at the top of the tower and new boosted cold water pipework is dropped down from this plantroom to serve flats and connect to the estate boosted cold water network. All internal works completed before opening to the live distribution network.	Notes 4. and 5.	Water and heating plant shall be commissioned before connection to estate wide distribution.	8 weeks

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SEQUENCING REF	DESCRIPTION	RISKS	NOTES	ANTICIPATED TIMESCALE
6.01	The isolation and strip out of the existing heating and cold water services along with the installation of new services to Block N (Tower 1) flats. New heating pipe work is extended from the isolated connection points at the top of the risers through the dwellings. New mains cold water pipework is extended to the water plantroom at the top of the tower and new boosted cold water pipework is dropped down from this plantroom to serve flats and connect to the estate boosted cold water network. All internal works completed before opening to the live distribution network.	Notes 4. and 5.	Water and heating plant shall be commissioned before connection to estate wide distribution.	8 weeks
6.02	The isolation and strip out of the existing heating and cold water services along with the installation of new services to the maisonettes to **Block D**. New heating and mains cold water pipe work is extended from the isolated connection points and into the dwellings. All internal works completed before opening up to the live distribution network.	Notes 4. and 5.		4 weeks
6.03	The isolation and strip out of the existing heating and cold water services along with the installation of new services to the maisonettes to **Block B**. New heating and mains cold water pipe work is extended from the isolated connection points and into the dwellings. All internal works completed before opening up to the live distribution network.	Notes 4. and 5.		5 weeks
6.04	The isolation and strip out of the existing heating and cold water services along with the installation of new services to the maisonettes to **Block A**. New heating and mains cold water pipe work is extended from the isolated connection points and into the dwellings. All internal works completed before opening up to the live distribution network.	Notes 4. and 5.		8 weeks
6.05	The isolation and strip out of the existing heating and cold water services along with the installation of new services to the maisonettes to **Block F**. New heating and mains cold water pipe work is extended from the isolated connection points and into the dwellings. All internal works completed before opening up to the live distribution network.	Notes 4. and 5.		3 weeks
6.06	The isolation and strip out of the existing heating and cold water services along with the installation of new services to the maisonettes to **Block H**. New heating and mains cold water pipe work is extended from the isolated connection points and into the dwellings. All internal works completed before opening up to the live distribution network.	Notes 4. and 5.		4 weeks
6.07	The isolation and strip out of the existing heating and cold water services along with the installation of new services to the maisonettes to **Block G**. New heating and mains cold water pipe work is extended from the isolated connection points and into the dwellings. All internal works completed before opening up to the live distribution network.	Notes 4. and 5.		5 weeks
6.08	The isolation and strip out of the existing heating and cold water services along with the installation of new services to the maisonettes to **Block K**. New heating and mains cold water pipe work is extended from the isolated connection points and into the dwellings. All internal works completed before opening up to the live distribution network.	Notes 4. and 5.		5 weeks
6.09	The isolation and strip out of the existing heating and cold water services along with the installation of new services to the maisonettes to **Block J**. New heating and mains cold water pipe work is extended from the isolated connection points and into the dwellings. All internal works completed before opening up to the live distribution network.	Notes 4. and 5.		4 weeks
6.10	The isolation and strip out of the existing heating and cold water services along with the installation of new services to the maisonettes to **Block O**. New heating and mains cold water pipe work is extended from the isolated connection points and into the dwellings. All internal works completed before opening up to the live distribution network.	Notes 4. and 5.		5 weeks

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SEQUENCING REF	DESCRIPTION	RISKS	NOTES	ANTICIPATED TIMESCALE
6.11	The isolation and strip out of the existing heating and cold water services along with the installation of new services to the maisonettes to **Block R**. New heating and mains cold water pipe work is extended from the isolated connection points and into the dwellings. All internal works completed before opening up to the live distribution network.	Notes 4. and 5.		7 weeks
6.12	The isolation and strip out of the existing heating and cold water services along with the installation of new services to the maisonettes to **Block P**. New heating and mains cold water pipe work is extended from the isolated connection points and into the dwellings. All internal works completed before opening up to the live distribution network.	Notes 4. and 5.		2 weeks
6.13	The isolation and strip out of the existing heating and cold water services along with the installation of new services to the maisonettes to **Block Q**. New heating and mains cold water pipe work is extended from the isolated connection points and into the dwellings. All internal works completed before opening up to the live distribution network.	Notes 4. and 5.		3 weeks
6.14	The isolation and strip out of the existing heating and cold water services along with the installation of new services to the maisonettes to **Block L**. New heating and mains cold water pipe work is extended from the isolated connection points and into the dwellings. All internal works completed before opening up to the live distribution network.	Notes 4. and 5.		3 weeks
6.15	The isolation and strip out of the existing heating and cold water services along with the installation of new services to the maisonettes to **Block I**. New heating and mains cold water pipe work is extended from the isolated connection points and into the dwellings. All internal works completed before opening up to the live distribution network.	Notes 4. and 5.		3 weeks
7.0	Disconnect existing mains water pipework from Thames Water meter serving Block C (Tower 2) water services plantroom. Connect new mains cold water pipework directly to meter. Drain down old pipework and remove where accessible and cap off remaining drained pipework.	No water for residents during reconnection.		0.5 weeks
7.1	Disconnect existing mains water pipework from Thames Water meter serving Block N (Tower 1) water services plantroom. Connect new mains cold water pipework directly to meter. Drain down old pipework and remove where accessible and cap off remaining drained pipework.	No water for residents during reconnection.		0.5 weeks
7.2	Disconnect original heating pipework from plantroom and drain down using pump to ensure empty below ground pipework. Remove pipework where accessible and cap off remaining drained pipework.	Note 4.		1 week
7.3	Isolate plate heat exchanger, drain and clean. Remove original plantroom equipment and pipework. Reconnect heat exchanger to new system to act as standby heat source.	Note 4.		2 weeks
7.4	Complete Testing and Commissioning (excludes ongoing Testing and Commissioning during installation phases).			2 weeks
				130.5 weeks = circa. 2 years 8 months

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Notes

1. To be read in conjunction with MFLLP specifications and all relevant drawings.
2. Each section of heating distribution pipework is to have isolation points per block and temperature-controlled bypasses at the end of each horizontal leg to allow the distribution pipe work to be made live before the risers are installed.
3. An isolated and capped connection is to be provided for each entry point into the block when the main heating and water distribution pipe work is laid.
4. There is a risk of locating asbestos containing material on the estate. All areas undergoing strip out shall be surveyed for asbestos beforehand to ensure that the risk of accidentally discovering these materials is minimised.
5. Residents will be without district heating and water during the strip out, installation and commissioning works taking place within their accommodation. Alternative sources of heat and water shall be suggested for review by Camden.

Rev	Date	Status	Description	Engineer	Project Leader
P05	26/08/22	D2	TENDER	EO	DL
P04	08/07/21	D2	TENDER	EO	DL
P03	07/06/21	S2	For Information	EO	DL
P02	19/04/21	S2	For Information	EO	DL
P01	15/02/21	S2	Draft for Information	EO	DL

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