

# MARSHALL CDP

## LOCATION

100 King Street,  
Manchester

## VALUE

£236,000

## WHAT WE DID

Comprehensive asbestos refurbishment surveying and removal on each of the building's 10 floors.

## CHALLENGES

Working to preserve the integrity of a Grade II\* listed building, all without compromising the effectiveness of the main asbestos surveying and removal tasks at hand.

We were entrusted with taking the reins on planned asbestos refurbishment surveying work within the iconic 100 King Street building in the centre of Manchester. We were then responsible for the controlled removal of any asbestos installations that we discovered.

This might sound like a relatively straightforward brief for a company like us, but working on landmarks of such historic importance isn't a task that we take lightly. 100 King Street (previously the Midland Bank) is Edwin Lutyens' best-remembered and most recognisable architectural marvel in Manchester. As such, the site has had Grade II\* listed status for over 40 years. In addition, the project was larger than originally anticipated in terms of scope, requiring the removal of asbestos pipe insulation from internal risers and wall cavities, of asbestos insulation board from a number of areas of the building as well as of non-licensed products on each of the building's 10 floors.

The greatest challenge we faced during the project was the aforementioned removal of asbestos pipe insulation. As already discussed, these were located within vertical risers – what we didn't mention was that they were behind protected art deco marble panelling, which complicated matters somewhat! Working with the Heritage Society, we engaged in the controlled removal of the panels, securing them in a full enclosure environment, protecting them from the elements. The Heritage Society also supervised and supported us in the reinstatement of the panels on each floor, once the asbestos removal and decontamination work within the riser cavities had been completed.

Our work and professionalism was well above the expectations of both Marshall CDP and the Heritage Society, and we are proud to have contributed to such an ambitious refurbishment project, particularly when the results have come out looking as stunning as they do today.