

# DEMOLITION

## PURPOSE AND SCOPE

The intent of this document is to eliminate or minimise the risks of fatalities, injuries and incidents arising from any demolition works carried out at Gamuda Australia (RP) projects / workplaces. This standard applies to the demolition of buildings and structures.

### CRITICAL CONTROLS

- A licensed demolition contractor is engaged and has the correct license
- Demolition management plan and methodology is developed, reviewed, and communicated
- Demolition sequence has been developed and verified by a qualified engineer prior to work commencing
- Temporary Works are designed and verified by a qualified engineer prior to work commencing
- Demolition notification is submitted to the regulator as required prior to work commencing
- A detailed risk assessment and SWMS is to be carried out prior to demolition or other associated works
- Applicable permits to work are in place prior to work commencing (refer to GA-CRS-18 Permit to Work)
- All services, plant and/or equipment have been isolated, decommissioned and disconnected prior to work commencing
- Asbestos and other hazardous materials are identified and removed by a licensed contractor prior to commencing demolition works
- Demolition work must be directly supervised by an appropriately qualified and competent person
- Trained and competent operators undertake demolition works
- Exclusion zones and signage erected and maintained to prevent unauthorised personnel entering work areas

**Note:** The above controls are to be read in conjunction with the Regulations, Standards and Codes listed below.

## PLANNING AND EXECUTION

A Demolition notification must be submitted to the WHS regulator at least five (5) calendar days before undertaking any demolition work, including;

- demolition of a structure, or a part of a structure that is load-bearing or otherwise related to the
- physical integrity of the structure, that is at least 6 metres in height, or
- demolition work involving load shifting machinery on a suspended floor, or
- demolition work involving explosives

A Demolition Management Plan is to be developed as per AS/NZS p2601, whereby the defined methodology considers the “as constructed” architectural and structural documents for the building or structure to be demolished. The demolition management plan is also used for developing the risk assessment, selecting the appropriate plant and equipment and compiling the work method.

INTEGRATED MANAGEMENT SYSTEM  
**CRITICAL RISK STANDARD**  
**DEMOLITION**



The demolition sequence and/or methodology shall be peer reviewed by a qualified independent engineer and take into consideration, but not limited to the following risk factors;

**RISK ASSESSMENT**

- The stability and structural integrity requirements for all components of the structure during the demolition sequence, according to the structural engineer's requirements
- The provision of clear instructions and layout for temporary bracing, the scheduling of the works, the type of plant used, locations and loadings on suspended floors and ground bearing capacity
- Provision of safe access to the demolition area, stairways maintained in a clean condition, free from debris and materials and overhead structures erected to protect personnel and/or the public
- Safe access and egress and maintenance of services to adjacent premises
- The structural integrity of adjacent structures, infrastructure and/or other premises
- Alternative methods of demolition which seeks to reduce people performing demolition works other than in plant and equipment
- Safety and warning signs, barricades, hoardings, gantries, exclusion zones, including the public
- Hazardous Material and Substances, e.g. asbestos, PCB's, synthetic mineral fibres, lead paint, etc.
- Prevention and protection of falls, leading edges, and penetrations to be identified, protected and/or covered
- Waste segregation, processing, recycling / recovery, storage, and transport, on and off site
- The competencies required by personnel to safely carry out demolition activities
- The location and status of in-ground, overhead and existing services, (e.g. electricity, water, gas, sewage, telecommunications, hospital gases, hydraulic pressure mains, liquid fuel lines, lubrication systems, process lines, plant and equipment, lifts, etc) and isolation requirements
- Any confined spaces where work will be undertaken
- What exposures might occur, such as to noise, vibrations or UV rays
- The handling of components, depending on their size, shape and weight
- Local weather conditions and wind loads on the structure, perimeter scaffolds, etc.
- Methods of lowering materials from upper floors, and disposal of rubble and other waste products
- Emergency/evacuation procedures including firefighting
- If scaffolding is required, it must be rated Heavy duty and design certified
- Maintenance of BCA compliance with regard to an operational fire protection (hydrant) facilities

**VERIFICATION OF DEMOLITION PLANS**

The method to verify content of submitted Demolition Management Plans shall be undertaken using **GA-FRM-HSE-143 Demolition Management Plan Review**.

## **RISK MANAGEMENT**

Demolition work is defined as High Risk Construction Work (HRCW) and a detailed Safe Work Method Statement must be developed based on engineer's sequence and method of demolition, plant and equipment and all other risk factors outlined in the table above.

This information shall be communicated to and signed off by all persons engaged in the demolition activities prior to works commencing.

## **REGULATIONS, STANDARDS AND CODES**

- Work Health & Safety Regulation 2011 (QLD, ACT), 2012 (SA), 2017 (NSW, NT) and 2022 (WA), Part 4.6 Demolition and Part 8.6, Demolition, and refurbishment
- Occupational Health and Safety Regulations 2017 (Victoria) Part 4.3 - Division 6
- AS/NZS 2601 – The Demolition of Structures
- AS/NZS 1715 – Selection, use and maintenance of respiratory protective equipment
- SafeWork Australia: Demolition Work Code of Practice\
- NSW: Demolition Work Code of Practice
- ACT: Demolition Work Code of Practice
- Queensland: Demolition Work Code of Practice

## **FORMS AND CHECKLISTS**

- GA-FRM-HSE-135 Permit to Isolate
- GA-FRM-HSE-137 Hot Works Permit
- GA-FRM-HSE-143 Demolition Management Plan Review