

HARLEY CURTAIN WALL

INCIDENT REPORT FORM 1

CONTRACT NO: C1031 Chalcots Estate
LOCATION: TAPLOW HOUSE
RE: INITIAL REPORT FROM FIRE DAMAGED
DATE OF INCIDENT: SUNDAY 16TH / MONDAY 17TH January, 2012
DATE OF REPORT: 17th January 2012

PRESENT:

Tim Lovell (TL)
Steve Blake (SB)
Julie Selhep (JS)
Rodger Proudfoot (RP)

APOLOGIES:

Kevin Webster (KW)
Ray Bailey (RB)

DISTRIBUTION:

All of The Above
Mark Stapley (MS)
Graham Hackley (GH)
Daniel Anketell – Jones (DAJ)

WRITTEN BY:

Tim Lovell

PURPOSE:

To Record Initial Findings of Damage To The External Façade.

INTRODUCTION

Further to a telephone call from Steve Blake (Rydon Construction) to Tim Lovell (Contracts Manager) and Ray Bailey (Director) on the 17th January 2012 at 8am. It was confirmed that a fire did indeed taken place to the inside of a flat 123 on the 17th floor to Taplow House.

The building was recently refurbished to the decent homes standard which included replacement Schuco Windows and External Cladding System. The new façade also consisted of additional fire breaks and rock wool insulation.

The Rainscreen Cladding system is held on a rail system with brackets bolted to the external concrete structure.

It was agreed with Steve Blake that Harley would visit site to investigate the visual damage to the windows and external cladding further.

INITIAL SITE FINDINGS

From the outside it was clear the windows had melted and smoke damaged had occurred to junction of Adelaide road.



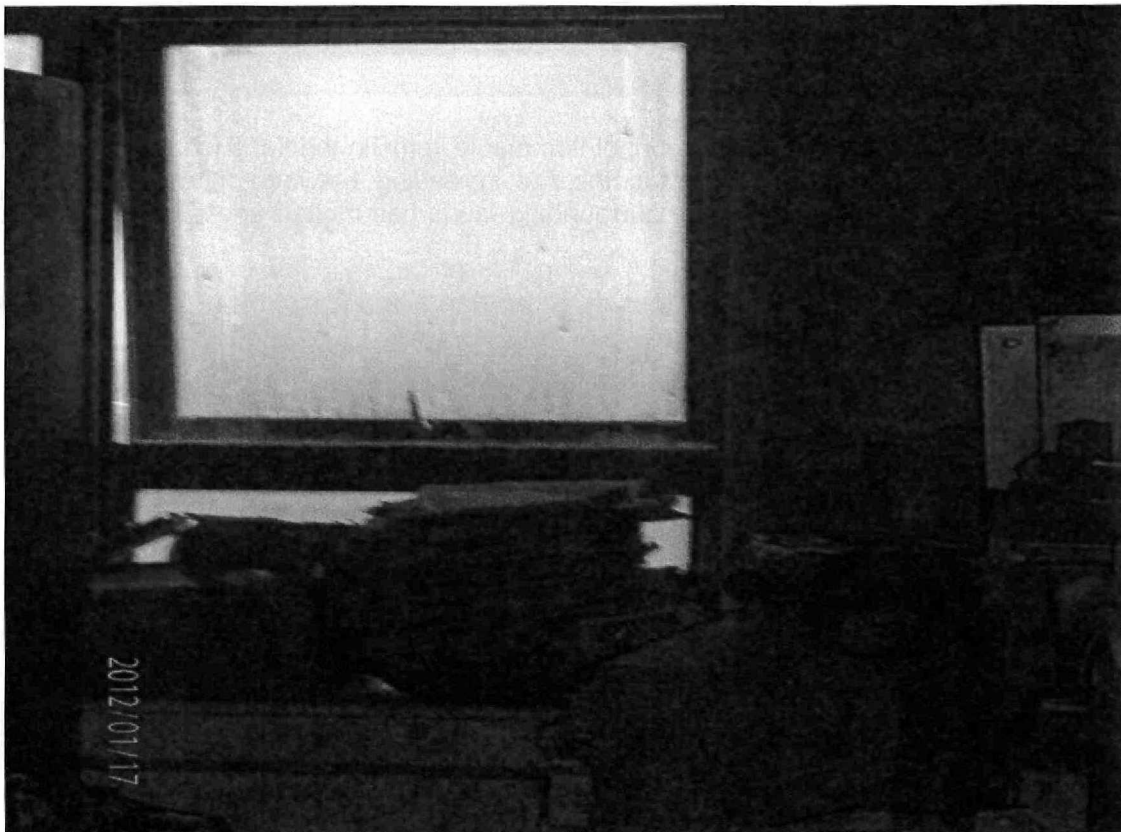
The fire damage was also evident on elevation facing Adelaide Road where the corner of the cladding was also affected. It appears that as the fire had melted the windows the cladding had been damaged by flame spread and smoke.



From the inside of the Tenanted Flat it was clear that the fire was aggressive and caused considerable damage to the fabric of the building.



The fire also caused visible smoke damage to the Kitchen area.



The fire had caused extensive damaged to the living room, the windows and building structure as all had been subject to extensively high temperatures.



It was evident that despite the fire and the amount of flammable items in the flat such as paper etc. The fire breaks were still intact and prevented the fire spreading between flats. The Harley designed fire break system is visible, now the surrounding fabric has melted under the extensive heat.



The damage mainly occurred within the living room with the main window and ceiling being severely damaged.

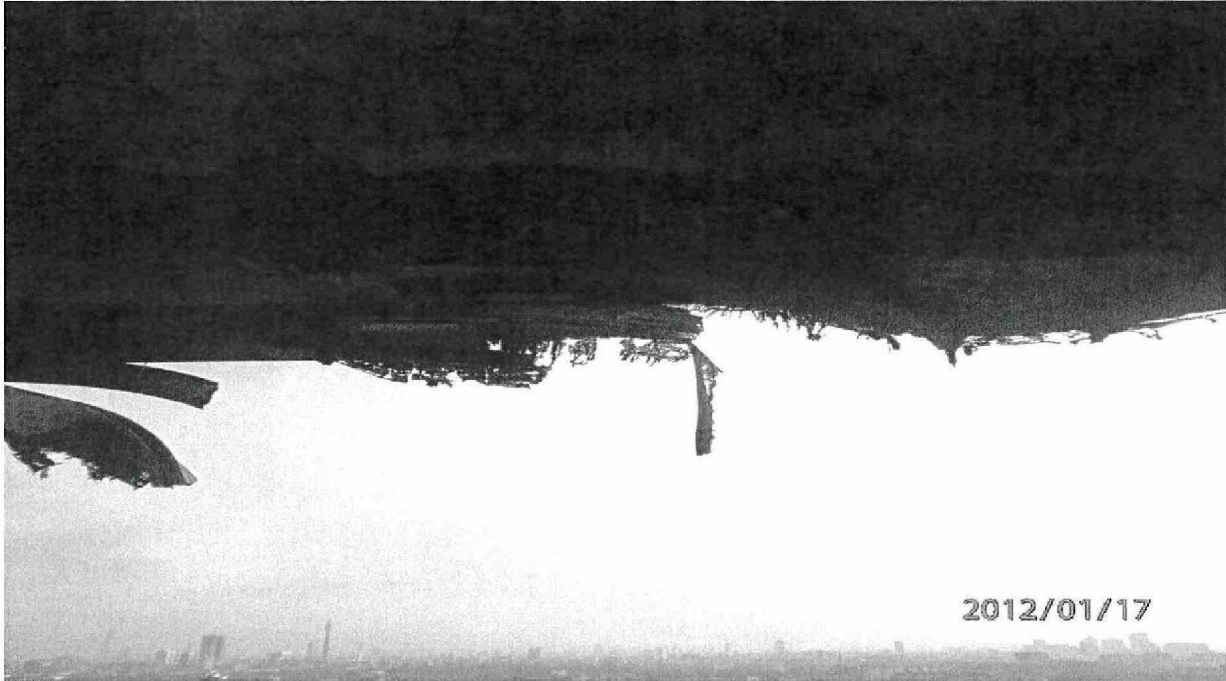


Upon close inspection it was also evident that despite the excessive damage to the whole fabric, which left steel rebar exposed, as the plaster and concrete had melted away. The fire breaks were still intact as shown the photos below.

Sill Level



At the Head of the window.



SUMMARY / ACTION PLAN

Although the fire breaks prevent the spread of fire from flat to flat, a further survey is required to fully ascertain the external extent of the damage to the cladding. It has therefore been agreed and arranged that Harley will instruct Southern Access Solutions to Abseil the external façade and take sufficient photographs.

They will also communicate on the visual aspect via a two way radio to the Contracts Manager of Harley. Southern Access will seek to ensure that the panels to the corner of the living room are safe and secure.

A further report will be issued following the abseil survey.

DATE OF ABSEIL 18th JANUARY 2012