



Olympic Park Development Removal of Bridges

Client - The Olympic Delivery Authority
Main Contractor - Morrison Ltd
Value - £500,000.00 (approx..)
Contract Director - Gary Whyton
Contract Manager - Andy McIntyre
Site Manager - James Warren
Quantity Surveyor - Marc Davis
Structural Engineer - Krste Krivcsevski

As part of the ongoing demolition works awarded to T.E. Scudder Ltd by the Olympic Delivery Authority at the Olympic Park site in Stratford, East London, a key feature involved the removal of two major bridges spanning the River Lea.

The bridges served as former pedestrian and road crossing points over the waterway, with the decks formed of concrete beams, which were originally described in the contract scope of works as reinforced concrete, with one of the decks being of post tensioned construction.

However, during the thorough investigation work carried out by T E Scudder when they were granted possession of the site, it was soon established that in fact both of the concrete bridge decks were post tensioned. This discovery in the case of the pedestrian bridge, the first of the two structures required to be removed, was a totally unexpected event to all of the consultants concerned on the project. Since none of the original Structural Engineers could be located despite thorough searches carried out by T. E. Scudder Ltd, extensive further examination of the structure had to be carried out, to determine the precise nature of the tensioning system; in order to devise and obtain approval to a safe method for carrying out the removal operation to the highest standard of safety.

Having agreed the de-construction procedure in the knowledge of the information obtained from the

investigation works, a comprehensive set of documents comprising method statements, COSHH schedules, Risk Assessments and Crane Lifting Arrangements had to be prepared in liaison with the Main Contractor (Morrison Ltd) and the crane hirer (Ainscough Ltd). Following extensive discussion, approval was finally given by the 'ODA' to proceed with the lifting out of the main beams, which was successfully carried out on 15th July 2008, by means of a 1000 tonne mobile crane.

On the day of the 'lift' a number of other trade operations needed to be closely coordinated with the



crane work, including scaffolding and diamond sawing to release the post-tensioned beams from the actual deck infill and abutment construction.

At the time of writing (mid August 2008) arrangements were being made to obtain the approval of the ODA to the method for the removal of the second of the two bridges, which was anticipated would follow a similar procedure.

Roland Harris, General Manager TES

BROUGHTON BRIDGE

Client - Milton Keynes Council & English Partnership
Value - £1.5m
Site Manager - Mick McNamara
Quantity Surveyor - Bob Colby
Engineer - Darren Long
Foreman - Donal Regan

Following a major diversion of an 8 metre deep, 900 live sewer, adjacent to the river bank involving two 8" pumps working seven days a week, 24hrs a day over a distance of 80m, we constructed a bridge, roundabout and 70m of carriage way. This road joins a new residential development to the main spine road to Milton Keynes. The bridge consists of 22m single span fixed portal which was founded on CFA piles under RC abutment walls. A 400 tonne crane was required to lift the 15no. precast concrete beams weighing on average 35-44 tonne each. The road works on the roundabout involved the replacement of an existing mini roundabout. The construction was in two phases. The first involved the

construction of the bridge, which formed part of the exit



the roundabout, whilst the second was the completion of the works necessitating complete road closure. In addition to the Bridge a "redway" cycle path and a conservation path where both extended under and over the bridge.

DIRECTORS... Welcome you to the latest edition of the Carey Newsletter which once again highlights the diversity of projects both ongoing and completed within the group.

Since the last newsletter we have finalised our yearly accounts for 2007/08 and it is pleasing to report our turnover for the year end shows an increase to over £200,000,000.00, a notable achievement in the history of the Carey Group, which can be credited to the hard work of all our employees and the trust our clients put in each of our divisions meeting and exceeding their expectations.

As everyone is aware the past few months and the general outlook

for the Housing and Construction industry is proving to be difficult and uncertain. As a consequence all divisions within the group are now faced with a challenging period ahead. Presently, our order book for 2009 is healthy and with your continued support, hard work and our willingness to adapt to meet client requirements, it is hoped we can withstand any economic downturn and ensure the Carey Group manages to uphold and further enhance its reputation within the industry.

We trust you will find the newsletter of interest and informative and thank you again for your continued efforts and commitment.

newsletter



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Carey's commenced works on the following sites in the last three months:

Site: Sainsbury Farlington	Client: Longcross
Site: Sainsbury Badger Farm	Client: Wates Retail
Site: Canning Town Flyover	Client: Taylor Woodrow
Site: Sainsbury Leamington Spa	Client: RG Group
Site: Sainsbury Thetford	Client: Longcross
Site: St Enoch Centre Glasgow	Client: Heery International
Site: Freeport Braintree	Client: Hermes Freeport
Site: Centro Glasgow	Client: Miller
Site: Costco Edinburgh	Client: Miller
Site: St Andrews	Client: Bovis
Site: Marks & Spencer Craighleith	Client: Mace
Site: Stratford Enabling Works	Client: Bovis
Site: Chiltern Memorial Park	Client: Petifer
Site: West Regent Street Glasgow	Client: Taylor Woodrow
Site: Costco Croydon	Client: Miller
Site: Tower Gateway DLR Package 1	Client: Taylor Woodrow
Site: Sainsbury Redditch	Client: Sainsbury
Site: Sainsbury Chichester	Client: RG Group
Site: Sainsbury Archer Road Sheffield	Client: Sainsbury
Site: Aldi Kirkcaldy	Client: Chard
Site: Justice Mill Lane Aberdeen	Client: Miller
Site: Biomass Power Station	Client: Biogen
Site: Energy Centre Stratford	Client: Elyo

Carey's have recently completed works on the following sites:

Site: Aldi Paisley	Client: Aldi Stores	Value: £1,400,000
Site: Matthew Hay Project, Aberdeen	Client: Mansell	Value: £2,100,000
Site: Macmerry	Client: Mace	Value: £2,200,000
Site: H7 Broughton Bridge	Client: English Partnerships	Value: £1,600,000
Site: Waitrose Crewkerne	Client: Wates	Value: £1,600,000
Site: Gateway Quinns	Client: Quinns Direct	Value: £11,000,000
Site: Sainsbury Sydenham	Client: RG Group	Value: £620,000
Site: Pentolver Phase 4	Client: Pentolver	Value: £3,000,000
Site: Hungate York	Client: Taylor Woodrow	Value: £4,700,000
Site: Coca Cola Lisburn	Client: J&P Avax	Value: £11,150,000
Site: Sainsbury Farlington	Client: Longcross	Value: £820,000
Site: Pfizer Car park	Client: Pfizer	Value: £1,700,000

Good News from the Construction Department.



The Construction Department have successfully completed the 265,000 sqft production and distribution centre for **Quinn Plastics in Sutton-in-Ashfield**. This **£12.5m** project was completed in 40weeks (9weeks ahead of Contract Completion).

A fast start on site at the end of 2007 gave a good platform for the structural steelwork and cladding contractors to build upon. The main frame (which is 190m long by 135m wide by 24m high) was completed in only 15weeks. This high quality, prestigious facility is designed as the Head Quarters and Main Production Facility for Quinn Plastics in the UK.

Wembley Building One Project is working well towards its completion date of March 2009. This **£12m** Project is to construct a 14 floor multi-storey residential block with retail units to the lower two floors. Buildings 3 and 4 were successfully completed in October 2007 at a value of £7million. The speed of construction on Building One is due to the use of a lightweight steel frame system, giving a construction period of 67weeks.

The construction department started two new projects in August 2008:

An **£11.5m energy facility in Stratford, London** and a **£5.3m** project for Herts Co. Council to construct a new fire station in the centre of **Watford**.

Looking to the future. The Construction Department has **£9.3million** worth of work starting in November 2008 at Wandsworth and **£2.2million** worth of work starting in October 2008 at Waltham Forest. Hence, the future of the Construction Department is very healthy.

SCOTLAND UPDATE

Things up in Scotland are progressing well despite the very wet summer we have experienced.

New Contracts

Several new contracts have started since the last update:

St Andrews University (Bovis Lend Lease) - A 3 storey steel framed building set on pad foundations together with associated drainage and external works.

Costco, Edinburgh (Miller Construction) - Extension to the existing store.

Marks and Spencer, Craighleith (MACE) - Foundations and mezzanine floor constructed in 5 phases within the existing store whilst still trading – fun or what!!

Aldi Kirkcaldy (Chard Construction) Another new store, our 14th now on a brown field site on the west side of town.

Justice Mill Lane, Aberdeen - A 7 storey concrete frame of mixed use office accommodation and an hotel.

Existing Contracts

Aldi stores at Paisley and Wishaw have been completed and are now trading.

Union Square in Aberdeen progresses at a pace.

The Mathew Hay Project, a 5 storey concrete frame has been successfully completed for Mansells in Aberdeen.

The first phase of the **Belmont Academy** has been completed and the children are now using the new school whilst the old one is demolished and new sports pitches are created.

Dumfries and Galloway College is nearing practical completion with the college in partial occupation and the students due in early September.

Careys reach new heights in Glasgow

Contract value £5.5m

Main Contractor: Taylor Woodrow

Contracts Manager: Bjourn Bigley

Project Manager: Eamonn O'Donnell

Construction Manger: Kevin Caffery

Senior Engineer: James Lucey

After a difficult winter the 21st storey of this residential building is now complete at Anderston Regeneration, Phase 5. The building is situated on Argyle Street, Glasgow and is a mixture of commercial and residential buildings.

The superstructure package started in July 2007 with the erection of the two tower cranes one at 72m high and the other at 76m high using a 500ton mobile crane with an extended fly jib for the construction of the residential area.

The construction of the reinforced concrete cores progressed ahead of the 21 storey concrete frame, which followed at a rate of one floor per week with 645m² of floor slab, 40ton of rebar and 20 columns being poured. The structure was constructed using the SGB Topec system with traditional tables being used around the edge to provide protection and walkways.

The concrete was placed using a 44m concrete pump which reached its maximum capacity at the 14th floor, thereafter the concrete was placed using the two tower cranes and concrete skips.

In recognition of their achievements on the project, the Carey's team have received the accolade "Subcontractor of the Project" in addition to being awarded further packages including an RC concrete car park and hard landscaping. Work for these is due to commence on 1st September and is due for completion in March 2009.

The team involved in this project hope to strengthen relations with Taylor Woodrow and bring with them their experiences and success as they undertake a new joint venture together at West Regent Street in Glasgow. This will be another first for Careys as they embark upon a challenging and exciting project – the construction of a 'post tensioned' concrete frame.



This is without doubt one of the most challenging property markets we have faced for many years. With the credit crunch in full swing and our competitors running into various financial problems, it is indeed turbulent times out in the market place.

The good news is that Careys New Homes are in a very strong position to weather the market. We have a limited amount of standing stock available and we have the ability to tailor the speed of our build to match our sales rate.

The key period for us will be the Autumn when there is a traditional uplift in the market after the summer holiday period. We have the opening of show houses on 2 developments and various promotional campaigns which will be launched to capitalise on a return to what will hopefully be a more normal market.



CURRENT PROJECTS

Redhouse Rise, Swindon

Building is now complete on this development and a sales promotion is being launched in September to try and clear the remaining units, so if anyone wants a house in Swindon now could be the time to go for it.

A recent compliment was received from the local Building Control officer who advised his daughter that if she 'wanted to by a new home she should only consider a Careys New Home'. Unfortunately she couldn't raise enough deposit to get a mortgage but the compliment was nice to have!

The Oaks, Weedon Hill

Sales have continued to be achieved at Weedon Hill despite fierce price cutting by our nearby competitors. Although discounts have been negotiated, we are continuing to achieve much better values than our neighbours as the purchasers have appreciated our better build quality and higher specification.

Two view homes (unfurnished show homes) have been opened to the public over the summer and this immediately led to the sale of a similar unit.

Limes Park, Basingstoke

Show homes are opening at the end of August! The Oakley and The Mortimer are both 3 bedroom homes which have been finished to the usual high standards of a Careys home and as with The Oaks, we will be able to show our better build quality and specification to give us the edge over our competition.

New Aspects, Milton Keynes

The Heron and Dove show homes opened on schedule at the end of July. Promotional launches will follow in September but the immediate reaction from the buying public has been exceptionally positive.

Although sales have been hard to come by initially, again with the quality of our product available for all to see we are confident this will kick start the sales on this development.

Wixams, Bedford

Detailed planning permission has now been obtained for this exciting development. A mix of 86 houses and apartments in a lakeside setting will be

the signature development within this exciting 'New Town' development.

Development optimisation is now taking place and timescales will be decided on towards the end of the calendar year, but the first and most important major hurdle has now been cleared.

Watford Fire Station

A major purchase has been negotiated with Hertfordshire County Council which includes the building of a brand new fire station close to the town centre of Watford and the building of 90 houses and apartments on the old fire station site at Croxley Green.

Planning permission has been obtained for the housing development which will commence once the new fire station is fully operational.

Coates Lane, High Wycombe

A detailed planning application has just been submitted on this strategic site on the north of High Wycombe. We have made front page news in the local paper as this will be a key development within the town and has an enviable location overlooking an historic park.

Further positive news is expected in the next edition.

HOUSING SUMMARY

Despite all the doom and gloom in the media, Careys New Homes continues to hold our place in the market offering a better quality product than our competitors at realistic prices. Although sales have been hard to come by over the late Spring and Summer we are confident that we have the right product for the market and with our sales strategies in place for September we will be able to really push forward on our sites at the expense of our competitors.

Staff News

Liz Sugrue has reached the ripe old age of 21! Congratulations to Liz from all in the Housing department. Birthday cakes and Cream cakes were enjoyed by all.

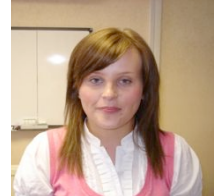
There have been no new starters since the last edition and unfortunately we are saying goodbye to Ian Mitchell Innes in the Land Department who is going off to pursue a career in Journalism. We wish him all the best and look forward to seeing his name up in lights.

HEALTH & SAFETY

New members to the Quality, Environmental, Safety and Training Department



Nic Burke joins the company as a Safety Advisor for our Ireland operations



Claire O'Donnell joins the company as a Training Co-ordinator



Suzanne Lynch joins the business as the Quality and Environmental Manager

I hope you will give them your support.

Andrew Locker, Health & Safety Director

Personnel Update

Since our last news letter, we have opened a number of new sites and welcomed new staff at all levels. We particularly welcome this year's Graduates who we hope will provide the continuity of excellence we strive to provide in all aspects of our work.

In addition, I am pleased to confirm we were able to take in a number of work experience placements both at Head Office and on sites and hope that the hands on experience given will encourage an interest in a career within the Carey Group in the future. If you have a member of your family who might wish to avail themselves of a similar opportunity in 2009, then please contact Maureen or Emma in our Personnel Department.

The training and development of our staff will always be an important factor in the delivery of the range of diverse services provided both internally and externally to staff and clients alike. We are exploring further initiatives in this direction, including the possibility of Investors in People accreditation. Investor in People will be both an exciting and challenging project and is assured to have an impact upon us all. I hope to communicate any progress in that direction in the next newsletter.

We had two further retirements since our last newsletter, namely Mick Delaney and David Bryan, both of whom were site based. We wish both the best for the future although I understand Mick was unfortunate enough to require an operation shortly after retiring and we wish him a speedy recovery. Stedman Langlais of our Workshop also left in this period after many years service with the company and we hope he enjoys himself back in the Caribbean.

Finally, to any of you who receive requests for information from our Personnel Department (typically this will be for a copy of your passport or birth certificate) please cooperate as the information we require is to ensure compliance with our legal obligations in regards to employment related matters.

Regards to you all,
Paul Francis

IRELAND UPDATE

We are currently working on the following projects:

CIVILS

IKEA - Dublin

Work is progressing well on this high profile contract in north Dublin. Our contract is for the groundworks including the earthworks, enabling works, drainage / services, floor slabs, external works, carparks and roads to the new IKEA store. The Construction Managers are RGCM. The contract duration is 52 weeks. Site Manager - Joe McCann.

St Margaret's Road Realignment

Work is progressing well on this highways contract to realign St Margaret's Road in Dublin. The new road will then serve as the link between the new IKEA store and the M50 slip road. The contract consists of earthworks, drainage, services, traffic signals, kerbing / paving and surfacing. The client is BRL and the Engineers are Muir Associates. We are main contractor on the project and the duration is 38 Weeks. Site Manager - Ken Golden.

CONSTRUCTION

Poppintree 3

Works to this Local Authority housing scheme are well underway. The contract value is currently €18.25M with a duration of 18 months. The client is Ballymun Regeneration Ltd and the contract is located in west Ballymun, Dublin. The project consists of all works to build 74 house and apartments from greenfield to handover and includes a large element of civils such as services, roads and paving. Works are currently underway to the main build with the roofs now on the first 29 units. The date for completion is May 2009. Project Manager is Thomas Canny.

Santry

We have received planning permission on this 5-acre site on the Old Airport Rd in Santry. This Industrial Development consists of 49 Industrial / Enterprise units and will also contain our new IRL offices. O'Keefes are our Architects and Atkins are our Engineers.

GENERAL

While the housing and commercial market in Ireland is very quiet, the Civils sector is still vibrant. We are currently pricing several large contracts both north and south of the border.

APPOINTMENTS

Head Office	
Name	Position
Ryan Hyland Roy Leech Suzanne Lynch	Workshop Supervisor Buyer Quality & Environmental Manager
Sharon Malone James Mooney Louise Naylor Clare O'Donnell	Canteen Assistant Estimating Trainee- Civils Financial Accountant Training & Development Co-ordinator
Nazir Razvi Milena Sokolowska	IT Support Assistant Accounts Assistant
Milton Keynes Office	
Name	Position
Toni Smith	O&M Manual Coordinator
Ireland Office	
Name	Position
Nicholas Burke	Safety Officer
Site Staff	
Name	Position
Rohit Ashteker John Billingham Derek Boyle Kelly Brown James Canny Lilleth Clarke Adekunle Cole Michael Crowley Gemma De Keyser Michael Dyra Joanna Jones Mark Keane David Kirby Christy Kulas Violet Lewis Sureshan Mailvaganam Joseph McGee Brian McGuinness Mark McQuillan Edwin Morgan Sivapatham Ravishankar Trevor Riley Andrzej Rzadek Stephen Smith Sathesraman Thangavelu Caroline Traynor Duncan White	Graduate Engineer Site Supervisor Assistant Engineer Housing Site Sales Rep Finishing Foreman Engineer Survey Assistant (Site) Graduate Engineer Housing Site Sales Rep Site Supervisor Administrator (site) Trainee Engineer Assistant Engineer Junior Engineer Administrator (site) Assistant Engineer Assistant Engineer Trainee Engineer Graduate Engineer Site Manager Site Agent Foreman Engineer Site Manager Engineer Junior Engineer Contracts Manager

Engagements

Congratulations to:

Tom Kelly (Estimator) and Kate Abrey on their engagement.



Births

Congratulations to:

Martin McGuire (Contracts Manager) and Sandra on the birth of their son, Ronan James on 26th April 2008.

Eamonn Twomey (Senior Qty Surveyor) and Jenny on the birth of their daughter, Hannah Morgan (7lbs 7oz) on 30th June 2008.

Birthdays

Congratulations to:

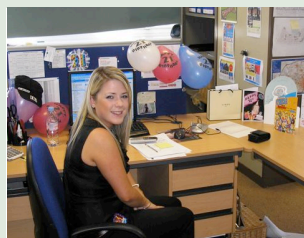
Tim Lewis (Planner) who



celebrated his 50th birthday on 23rd June 2008.

Sandra O'Brien (Surveying Administrator) who celebrated her 21st birthday on 7th August 2008.

Elizabeth Sugrue (Housing Admin)



who celebrated her 21st birthday on 1st July 2008.

Sean O'Donnell (Plant Director) who celebrated his 60th birthday on 26th July 2008.

Sponsorship

Careys have been very happy to show continued support to the following charities:

Chalfont St Giles Cricket Club • St. Catherine's Hospice, Preston by sponsorship of Patrick Kiernan of Kiernan Construction Ltd • Barnardo's • Tir Conaill Harps Golf Sponsorship c/o Bjourn Bigley • Children with Aids Charity • The Sick Children's Trust by supporting Michael O' Keefe of O' Keefe Construction who ran the London Marathon • Parnells Gaelic Football Club • Queens University Belfast • Samantha Dickson Brain Tumour Trust • London Irish Festival • National Blind Children's Society • Kilburn Gaels Golf Day • Richard House Trust (Children's Hospice) • Rehab UK • Cahersiveen Celtic Festival of Music and Arts 2008 • St Margaret's Somerset Hospice • The Children's Trust • British Heart Foundation by supporting a team of staff at Eastfield House • British Heart Foundation c/o Cyrus Khazai • British Heart Foundation by supporting Julian Daniels of Bovis

Edinburgh Marathon 2008

Ross Deuchar, Katie Forsyth and Brian McAdam from Eastfield House along with Brian's eldest son, Ross McAdam, completed this year's Chevrolet Hairy Haggis Team Relay as part of the annual Edinburgh Marathon. Finishing time for the group was officially 4 hours and 3 seconds but this does not account for timing changeover so we can proudly say we were sub 3 hours!

All our hard work leading up to the big day paid off and we would all like to thank everyone who kindly supported us. We raised £2668.40 for the British Heart Foundation and were the top fundraisers for this event on the Justgiving.com website!! So thank you everyone who took the time to donate!

Carey's entered 2 teams into this years

Construction 5-a-side competition. Teams were entered on a generous charity donation to **The Lighthouse Club**. Carey's players who took part can be proud of this years achievements. 45 teams took part from the various construction firms around the country, Hays, Skanska, Balfour Beatty and Taylor Woodrow being the main big players in this tournament based on past history. None of the Carey players had played football with each other before so we had to learn quickly of each others abilities in the first round of group games. Both teams took their groups by storm winning their opening 2 group games ensuring safe passage to the main cup knock-out with a game to spare.

Carey's 1st team: Matthew O'Connell, Noel Burns, John Gallacher, Tomas Byran, Amish Vyas, Shane & Anthony

Carey's 2nd team: Greville Carey, Adrian Murphy, Robert Langton, Andre, Neville & Paul

Carey's 1st 5 v 0 Clesher Contract Services Ltd (Group 9)
Carey's 1st 2 v 0 Taylor Woodrow Tech Centre 1st (Group 9)
Carey's 1st 4 v 6 Inspace Partnerships Ltd (Group 9)
Carey's 1st 1 v 2 Holloway tool & plant hire (last 16 KO)
Carey's 2nd 2 v 1 Croudace Homes Ltd (Group 10)
Carey's 2nd 4 v 0 Taylor Woodrow Tech Centre 2nd (Group 10)
Carey's 2nd 1 v 4 James Brothers (Group 10)
Carey's 2nd 3 v 2 John Sisk & Son Ltd (last 16)
Carey's 2nd 0 v 5 Holloway tool & plant hire (QF KO)

Congratulations

to our issue 12 competition winners:

1st drawn, Kumaravelu Brindakumar (Snr Engineer)
2nd drawn, Ken Dyer (Site Manager)
3rd drawn, Matthew O' Connell (Trainee Surveyor)

The answers to the competition were:

Question No.1 - Eamonn Twomey ran the **New York Marathon**.

Question No.2 - The Payroll Dept. are responsible for paying over **700** employees.

Question No.3 - Paul Quigley joined the company in **1989**.

1. How many teams took part in the Construction 5-a-side tournament in aid of The Lighthouse Club?

2. In what year will London host the next Olympics?

3. Limes Park is a Careys New Homes site. In what town is this site located?

First correct entry drawn will win £250.00
Second correct entry drawn will win £150.00
Third correct entry drawn will win £100.00

Closing Date: 24th October 2008
Draw Date: 7th November 2008
The winning entries will be notified by post.

Please post your entry to:
John Carey, Carey House, Great Central Way,
Wembley, Middlesex, HA9 0HR

Answers:

1.

2.

3.

Name:

Address:

Tel. No: