



Southern facade prior to protection



Sacrificial anodes in window sill ready for repair



Southern facade repaired and coated

Kentbridge House gets major face-lift

The problem: The building had shown signs of facade deterioration for some time. Following a rope access inspection, the Kent Street facade was deemed beyond repair, and high chloride profiles and carbonation attack were found in other facade elements. Major spalling was occurring to window heads and sills.

The constraints: The building was fully occupied by commercial tenants, the lift was not usable for debris and material transport, with very limited street parking for loading materials. Care had to be taken working over the west elevation and north west corner because a swimming pool and children's playground were below on neighbouring properties.

The solution: A site management plan was developed to overcome the constraints while developing systems to carry out the various works. The swing stage equipment, repair materials and debris transportation was carried out using a site crane. However all facade works and the removal of the swing stages had to be completed prior to

dismantling the crane.

The methodology: Many swing stages were erected on three elevations with a fixed scaffold system over a B Class hoarding to the north west corner to provide access for the window head and sill repairs. Conventional concrete repair and protection work undertaken involved major repairs to window sills and heads and to facade precast panels. Also the removal and reinstatement of all joints and finally the application of a protective coating system.

The result: The project met the main contractor quality and safety targets, as well as timelines particularly regarding the removal of the roof level crane, even though the scope increased due to more concrete repair volumes.

Main contractor: Built NSW

Contact: Matt Hoffman (02) 8332 4111

Completed: June 2008

15 July 2008

To whom it may concern,

Re: client reference for preservation Technologies

Built (NSW) was awarded a major façade renovation, repair and protection contract at Kentbridge House 491 Kent St., Sydney.

Following an extensive negotiation period with specialist contractors we awarded a repair and protection façade contract to Preservation Technologies. The work broadly involved ;

- concrete repair to full length window sills and heads including the incorporation of sacrificial anodes
- concrete repairs to the exposed aggregate façade panels
- removal, preparation and reinstatement of joint sealant to all of the facades
- cleaning down the facades and applying an anti-carbonation coating system

As timing was critical to our overall program we relied on Preservation Technologies applying sufficient resources to the project in terms of access systems and labour to work all facades at one time. Allowing for inclement weather, some unforeseen technical issues that required resolving and significant additional works to specific elements of the façade, they were able to meet our timeline.

The project was managed professionally with an excellent site team willing to work around other trades and co-operate with our project team. No site safety issues were reported and the workmanship was of a high quality, ultimately signed off by the clients engineering consultant Hyder Consulting.

I am happy to provide a reference for Preservation Technologies for specialist remedial façade works.

Yours sincerely,



Matthew Hoffman
Construction Manager