



Client Name :
Health Service Executive

Architect:
Part 1: A & D Wejchert & Partners
Part 2: Pascall & Watson Architects Ltd

Quantity Surveyor:
Part 1: Thomas D'Arcy & Company
Part 2: O'Reilly Hyland Tierney & Associates

Duration:
September 2010 – May 2011

Contract Value:
2m



Medical Assessment Unit (Part 1) & Intensive Care Unit (Part 2), Our Lady of Lourdes Hospital, Drogheda

Description

Medical Assessment Unit

The work included the alterations and refurbishment of a designated part of the existing hospital ground floor. The refurbishment work included the internal reconfiguration of the existing Accident and Emergency Department to provide a new Medical Assessment Unit, extensive careful opening up of the works and surveying and recording works prior to demolitions, sealing up windows during construction, clearing out, taking down and making good works, structural alterations, preservation and solar reflective painting of the existing roof coverings, new roof insulation (fitted internally) throughout, new roof guardrailing, new partitioning, new windows, new doors and frames, new ironmongery, new mechanical and electrical installations, drylining and insulation to inner face of external walls, new floor and ceiling finishes, new sanitary fittings, new nurses station, fitting out of assessment bays including medical gasses, redecoration of the entire area and new under-floor drainage.



JJ Rhatigan & Company Project Overview



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Intensive Care Unit

Refurbishment of the 4th Floor West of the existing hospital, currently in use as a transit ward and by cardiology, to create a new Intensive Care Unit Facility with a total area of approximately 425m². The facility comprises five single ICU beds with associated support rooms such as nurse station, clean utility room with blood bank, equipment store, general storage, staff rest room, sluice room, patient toilet and shower, staff toilet, cleaners room and linen store.

Note: Demolition works included asbestos removal, all as per Asbestos reports. Works also included connection to existing services in various areas within the hospital grounds. Elements for new plant & equipment for the works were located externally on roof levels 5 & 7. Our Lady of Lourdes Hospital was required to remain fully functional during the entire duration of these works. In order to safeguard existing hospital operations, JJ Rhatigan & Company were required to submit method statements for all works which could affect the operation of the existing hospital and for works outside the designated contract zones.

Dust/Aspergillus Control:

J J Rhatigan & Company took full possession of the existing MAU Unit. This was agreed on site with Hospital Authorities and Clerk of Works. Double access doors into adjacent blocks were locked and sealed throughout the duration of the construction works. Existing entrance doors and access routes to adjacent circulation areas were segregated from the work area, sealed and maintained. Polythene Dust Sheets were installed in doorways to protect adjacent occupied areas. All existing windows were sealed closed during the works with 50mm silver duct tape. Prior to works commencing all operatives working on the site attended a Hospital Site Induction with the Clerk of Works and Infection Control Staff. This Induction covered site rules, hygiene and welfare arrangements and emergency procedures, with specific reference to hand cleaning methods and use of hand gel.

Informal Safety Audits were conducted on works on a daily basis. On a weekly basis, formal documented Safety Audits were conducted. The Site Safety Audit was supplemented with additional issues to be monitored so as to ensure that we took into account the fact that we were working in a live hospital environment.

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