

Farnham Road before the refit, complete with blocked gutters



Giving Guildford's gateway a makeover

The distinctive Farnham Road car park in Guildford has been given a thorough overhaul by Concrete Repairs using Sika systems

Guildford Borough Council has undertaken a major overhaul of its Farnham Road car park, a multi-storey located adjacent to both the railway station and the Surrey town's main shopping area. Both long-term commuter parking and short-term users visiting the town centre use the 917-space facility. The car park, which opened in the late 1980s, is of steel framed construction, with composite concrete floor slabs (pre-cast,

probably pre-stressed planks, with a reinforced concrete topping) and brick parapets. The car park has a distinctive stepped roofline, which resembles a pagoda. Over the years the car park has been subject to regular inspections and monitoring, which revealed that signs of deterioration were becoming more extensive and the council recognised the car park was in need of a major face-lift. Philips Surveyors LLP was

appointed to oversee works repair and rehabilitate the car park, as well as improve its aesthetics. Following a tender process in August 2013, specialist contractor Concrete Repairs Ltd (CRL) was appointed and commenced work on site with a programme period of 16 weeks. The scope of the works predominantly comprised the repair and resurfacing of the car park, including barrier refurbishment and remote gutter

cleaning and maintenance. Auxiliary works included: isolated concrete repairs to both slabs and soffits; the removal of ridging to the ramps at the tops of nibs; the preparation of the existing concrete decks prior the application of the Sika decking systems; removal of all paint to skirtings and kerbs; removal of all speed bumps; and the installation of pigeon protection measures. CRL opted to use the Sika car park decking system as its



CRL staff applied Sika products to the interior

preferred option for the ramps, turning circles and the remainder of the car park decks. The Sika system was selected on account of its durability, cost effectiveness and fast curing properties that allow critical areas to be trafficked after four hours. This enabled circulation to be maintained in the car park, which remained operational throughout the works. Sika's Ferrogard 903 migrating corrosion inhibitor was specified for application to all the deck surfaces to reduce the corrosion rate where corrosion had already begun. The 903 system was also used to protect reinforcement in areas where corrosion had not yet started.

The contract was completed to budget and ahead of schedule. Philip Wiltshire, partner of Philips Surveyors, said: "CRL undertook the project in a professional and organised manner and were flexible with their working method to ensure that the car park remained open throughout the surfacing project. The works were carried out to a good standard with minimal disruption to the existing car park users." The site was awarded a

certificate for 'Performance Beyond Compliance' by the Considerate Constructors Scheme. The scheme monitor said: "A professional appearance greets the users of the work area within the multi-storey car park, with the facilities hidden away at the side of the building. Full safety procedures are in place with appropriate care being made for the safety of the public without compromising the effective use of the car park while the works are carried out. "Apart from considering the display of information on the operatives' wellbeing and health, very good consideration has been made for the workforce."

CRL publishes parking brochure

Refurbishment contractor Concrete Repair (CRL) has launched a new range of brochures covering its work in areas such as car parks, building façades and maritime structures. The brochure covers areas such as condition surveys, deck waterproofing, concrete repair, vehicle barriers, corrosion control, lighting, CCTV and joint seals.

car park refurbishment

CRL provides a comprehensive service for the inspection and refurbishment of underground and multi-storey car parks across the UK and is able to undertake contracts up to the value of £10m working for local authorities, shopping centres and car park operators.

- Condition surveys
- Concrete repair
- Cladding repairs
- Structural strengthening
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