

Boundary wall O&M manual

ATS EUROMASTER AFAN WAY PORT TALBOT

CLIENT

ALDI STORES LTD



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DATE: 30/06/2025
CRADDYS DOCUMENT REFERENCE: 10985w0014

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Revision	Date	Notes	Author	Checked	Approved
A	04.07.25	Initial issue	CJ	WH	RAG

1. INTRODUCTION

- 1.1. **Purpose of this Report.** This document provides the client with all relevant information required for the operation and maintenance of the private boundary wall on the ATS Euromaster site.
- 1.2. **CDM Regulations.** The information provided is in line with the requirements of the CDM regulations (2015). For unusual or unforeseeable residual risks associated with the operation, maintenance and decommissioning / dismantling of the wall, reference should be made to the CDM boxes on the individual drawings.
- 1.3. **Maintenance.** Refer to section 4 for full maintenance requirements.
- 1.4. **Supporting information.** The as-built drawings will be provided in electronic format to accompany this document as part of the H&S file.

2. DESCRIPTION OF THE PROJECT

- 2.1. **Site location.** Water Street, Afan Way, Port Talbot SA12 6LL
- 2.2. **Brief.** Construction of a masonry boundary wall to the rear of the existing ATS Euromaster unit.
- 2.3. **Boundary Wall.** The boundary wall has been constructed to satisfy the requirements of the flood modelling for the adjacent Aldi store.

3. MAINTENANCE RESPONSIBILITIES

- 3.1. The boundary wall will be private and will be maintained by Aldi Store Ltd's management company.
- 3.2. The hooped metal barrier will be private and will be maintained by ATS Euromaster.

4. PRIVATE BOUNDARY WALL OPERATION AND MAINTENANCE ACTIVITIES AND SCHEDULES

- 4.1. **Overview.** The following information details the items which will require periodic maintenance, and sets out how often they should be maintained to achieve their maximum design life. All maintenance should be carried out by suitably trained individuals using the appropriate equipment. Maintenance requirements will be monitored in a professional capacity by a Chartered Engineer at Craddys.
- 4.2. **Boundary Wall.** Visual inspection for cracking, spalling, staining or displacement of blocks.
- 4.3. **Hooped metal barrier.** Visual inspection for impact damage, displacement or deterioration of paint finish (by ATS Euromaster).
- 4.4. **Access.** Access rights have been granted by ATS Euromaster to Aldi Astore Ltd for the future monitoring, maintenance and repair of the wall.

4.5. **Boundary Wall.** This boundary wall is designed to be largely maintenance free.

O&M Requirements for Boundary Wall		
Maintenance schedule	Required action	Typical frequency
Regular inspections	Visual inspection for cracking, spalling, staining or displacement of blocks.	Annually
Remedial actions	Any deterioration of blockwork or mortar joints, or displacement of blocks to be repaired or replaced as required.	As required
Monitoring	ATS Euromaster to inform Aldi Stores Ltd of any deterioration of the wall noted.	As required