

### 150 - 154 RUNDLE MALL



This project consisted of the remediation and refurbishment to an 1850's heritage listed building on Adelaide's premier shopping strip, Rundle Mall. The project included partial demolition of interior of a fire and water damaged building as well as total reroofing of the building. The interior of the building was also refurbished for future potential client use.

The project required Mykra to work with the client with a high level of coordination and staging of works. The tenants on the ground floor of the building remained operational and trading throughout the construction period. Due to the high volume of foot traffic in the area Mykra conducted both day and nightshift to achieve the tight time frame and minimise disruptions during the works. Scaffold installation and craning activities were required to be

undertaken at night, with permits arranged through the Adelaide City Council.

During the reroofing it was discovered over 6 tonne of pigeon droppings had built up in the roof frame causing structural damage and health concerns, this was removed via asbestos removal methods. Once the scaffold was erected the team met with the client and heritage consultants where it was decided to add a number of scope items to the project to replace and remediate many of the heritage features such as the Juliet balcony balusters, brick repairs and repointing of the chimneys, plaster drumming on the parapets, galvanised downpipes, dormer roof vents, timber windows, stone finials and building crest. Mykra worked with specialty trades to recreate the intricate details based on the original building drawings, this included creating custom moulds and hand plaster works.

Mykra's attention to detail, planning and staging, and high quality workmanship was highly praised throughout the works leading to the additional scope being added. The project was a resounding success and the client was very happy with the end result.

## ADDITIONAL INFORMATION

<b>Project Value</b>	\$682,300
<b>Completed</b>	2022
<b>Client</b>	Adelaide Development Company



