



WARWICK HOSPITAL MCCARTHY HOUSE

APR 2024 - OCT 2024

DARLING DOWNS HOSPITAL AND HEALTH SERVICE
\$1.5 M

Built in the 1930s, McCarthy House was a multi storey building located at Warwick Hospital. Used as Nursing Quarters and office space, an independent engineering report deemed it no longer safe for occupancy, resulting in asset owner Darling Downs Health electing to remove the building. McCarthy House was located on the grounds of the Warwick Hospital and adjacent to residential buildings. The site was congested, with the new nurses' accommodation established in the McCarthy House carpark and helipad for emergency medical transport adjacent to the site.

Working as principal contractor, DEMEX was engaged to remove the existing building to make way for construction of new buildings. Key factors for consideration in project delivery were recycling and reuse of materials, as well as limiting impacts of works to neighbouring properties.

CHALLENGES AND SOLUTIONS

- **Site constraints** – Due to its location as an operational hospital, as well as the proximity to neighbouring properties, the site was constrained, which required careful planning, coordination, and traffic management to control risks associated with the works. DEMEX implemented an array of measures to minimise traffic disturbance, including two traffic control officers onsite daily.

- **Recycling and materials reuse** – The building was built with valuable hardwood and Darling Downs Health wanted to see this timber and other materials salvaged where possible. DEMEX was able to salvage over 10 tonnes of clean timber for reuse.
- **Limit impact to hospital operations** – Demolition works were to cause minimal impact to hospital operations, specifically limiting interruption of the helipad operation and impacts to the neighbouring aged care facility and residents. Dust from operations was to be minimised to avoid disturbance to hospital patients, staff, and visitors. Scaffolding was installed on the northern and eastern boundaries to prevent materials falling into the access road shared with the new nursing unit.

Before commencing mechanical demolition works, DEMEX also completed an internal strip out and asbestos removal program and remediated the site to allow construction of the new building to commence.