



**BUILDING SAFETY PROJECTS**



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## OUR MISSION

Our mission is to lead the industry in providing comprehensive and innovative remedial solutions for external wall systems by partnering with the UK's leading developers, housing associations, managing agents, and government bodies. We are committed to ensuring the highest standard of safety, quality, and compliance for our clients.

Our group of companies allows us to provide an inception to completion package for all of your projects within fire remediation. We are able to provide all services throughout the journey starting with the initial FRAEW report through to inspections and remediation.





# BUILDING SAFETY PROJECTS

Based in Deeside/Chester and operate across the UK, specialising in guiding clients through the complexities of cladding and fire safety remediation. From initial inspections to project completion, we provide the expertise, coordination, and oversight needed to achieve compliance, safety, and quality outcomes.

Our team of experienced professionals, including fire engineers, project managers, and remediation coordinators, is focused on delivering practical, compliant solutions for buildings affected by external wall system concerns.

## WHAT WE DO

- **Inspections & FRAEW Coordination** – Managing Fire Risk Appraisals of External Walls and other fire safety assessments.
- **Remediation Project Management** – Coordinating all aspects of cladding and fire-stopping works to ensure safety, compliance, and quality.
- **Contractor Liaison** – Engaging and managing specialist contractors to keep projects moving efficiently.
- **Health & Safety Oversight** – Monitoring works to maintain the highest safety standards.

With additional in-house expertise in scaffolding and compliance, we can reduce reliance on third parties, minimise lead times, and keep projects on track without unnecessary delays.





We deliver specialist, end-to-end support for cladding and fire safety remediation projects, giving our clients a single point of contact from initial inspection to project completion.

#### **WE TYPICALLY SUPPORT**

- Managing agents and property managers
- Housing associations and freeholders
- Developers and building owners
- Surveyors and fire safety consultants
- Main House builders

#### **OUR SERVICES INCLUDE**

- Coordination and facilitation of FRAEW inspections
- Cladding and fire-stopping remediation project support
- Contractor engagement and works scheduling
- Independent quality assurance inspections during works
- Coordination of temporary fire safety measures during remediation
- Document collation for Building Safety Act / Golden Thread compliance
- Post-completion verification and certification handover

# THE TEAM

## GROUP CEO

Alan Coldrick has over 40 years' experience within construction and plays a vital part in the progression of the group and new markets. Being meticulous within our approach to the fire remedial market is the key to ensuring that the A&S Group provides the service and quality it is known for.

## GROUP OPERATIONS DIRECTOR

With a 20 year history in scaffolding and access, James Feeney provides invaluable experience to our projects, providing advice in the operational processes, improving efficiencies and assisting with the best solutions for all of the access requirements.

## SENIOR CONTRACTS MANAGER

Ewan Murray brings a vast amount of experience to the FRAEW world, working with the UK's leading developers gaining crucial experience in specification and design and is becoming a leading manager within fire remedial projects.

## PROJECT MANAGER

Our project managers are vital to the progression and reporting of the projects, working closely with the architects, fire marshals and principal designers, they continually monitor the progress and provide the all-important information and ensure that the site team remain on track.

## ACCOUNT MANAGER

Our Account Manager oversees the works program, ensuring labour has been allocated correctly working with the procurement department and our experienced in-house team. Their role ensures that the project stays on track, delivering quality results within agreed parameters.

## GROUP MANAGING DIRECTOR

With his reputation within technical building works, Sean Coldrick maintains a stronghold within the managing of the fire remedial works and continues to foster relationships within the industry with an emphasis on partnering with the UK's leading consultancies within the market.

## GROUP CFO

Janey Smart brings an abundance of experience in contract knowledge and the commercial aspects of the projects. Janey continues to work closely with the quantity surveyors to ensure a consistent approach is maintained throughout the projects.

## COMMERCIAL MANAGER

Our Group Commercial Manager plays a vital role in managing project costs across all divisions. Working closely with project managers, suppliers and subcontractors, they track budgets, manage contracts, and ensure each project runs smoothly and stays within its agreed financial framework.

## CLIENT LIAISON

Our Client Liaison coordinates access, manages schedules, and ensures clear communication between residents and contractors during fire remedial projects in residential properties. They address concerns promptly, ensuring minimal disruption and smooth project completion.

A&S also employ a foundation of experienced tradesmen to allow an efficient approach to all projects

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# CASE STUDIES

## CENTRAL PETERBOROUGH RESIDENTIAL BLOCK

### Status: Complete

A full fire remediation project including: Access Scaffolding, mechanical access, site management including site compound & welfare facilities, Cladding removal & reinstallation, selected balcony deck removal & reinstallation, various fire stopping barrier installation & compartmentalisation barrier installations following all PD instructions & client expectations.



## CENTRAL CHESTER ASSISTED LIVING RESIDENTIAL DEVELOPMENT BLOCK

### Status: Ongoing

Phased fire remediation project to several selected areas of the development: Access Scaffolding, Site management including compound & welfare provisions, Cladding removal & reinstallation, various fire stopping barrier installation following all PD Instructions & client expectations.



# CASE STUDIES

## **SUBURB OF CARDIFF CITY, NUMBER OF RESIDENTIAL BLOCKS**

### **Status: Complete**

Phased fire remediation project following a former PD/PC withdrawal: Designed Access Scaffolding, Site management including compound & welfare provisions, Cladding removal & reinstallation, render repairs, various fire stopping barrier installation following client instructions & client expectations, resident management & liaison.



**VARIOUS NATIONWIDE OPENING UP WORKS, INSPECTIONS & REPORTING TO ASSIST IN PROVIDING FRAEW THROUGH TO EWS1 DOCUMENTATION.**



## A&S Compliance

A&S Compliance delivers accredited passive fire protection services across the UK, specialising in fire door safety, compartmentation surveys, and certified fire-stopping. We provide complete fire door solutions, including inspection, remedial works, supply, installation, and ongoing asset management, all carried out in line with BS 8214, Approved Document B, and BM TRADA standards.

Our team conducts detailed compartmentation surveys to assess the condition and performance of fire-rated walls, ceilings, voids, and penetrations, producing clear, prioritised reports with photographic evidence and floorplan mapping. We also deliver certified fire-stopping solutions, from sealing penetrations and joints to installing cavity barriers, ensuring up to 120 minutes of fire resistance in accordance with BS EN 1366 standards.

By combining technical expertise with a meticulous approach to compliance, we help our clients protect people, property, and reputation through robust, regulation-ready fire safety solutions.



## **J A Access Solutions – Our Own Scaffold Division**

JA Access Solutions Ltd offers fast, efficient access solutions for various needs. We provide high-quality, compliant access scaffolds for commercial, domestic, and industrial projects. Our services include building and roofing scaffolds, access towers, support scaffolds, chimney scaffolds, temporary roof systems, and bespoke designs.

With a highly skilled team of tradesmen with over 50 years of combined experience, we ensure safety and quality. All staff are CISRS registered and undergo health and safety testing.

Utilising the latest scaffolding software and CRM systems, we offer real-time handover capabilities and site-specific tracking. Customer satisfaction is our priority, and we provide free, honest advice to all clients.

ASSET MANAGEMENT

# SUPPLIERS AND MATERIALS



**JA ACCESS – A DIVISION WITHIN THE A&S GROUP  
PROVIDING SCAFFOLD SUPPORT FOR ALL PROJECTS.**



**MANUFACTURER OF PASSIVE FIRE PROTECTION  
SOLUTIONS AND FIRE STOPPING PRODUCTS.**



**OVER 100 YEARS' EXPERIENCE IN FIBRE CEMENT  
FACADE AND ROOFING MATERIALS.**



**NON-COMBUSTIBLE ALUMINIUM DECKING,  
DRAINAGE, SOFFITS, BALUSTRADES, FENCING  
AND BALCONY COMPONENT SYSTEMS.**

**MONOCOUCHE**  
RENDER SYSTEMS



**MONOCOUCHE RENDER OFFERS LONG TERM  
AESTHETIC APPEAL AND PROTECTION.**

# ASSET MANAGEMENT CONSULTANTS



**STROMA – ACCREDITED SUSTAINABILITY AND COMPLIANCE SERVICES.**



**MJP FIRE CONSULTANTS – PROVIDING EXPERT WITNESS AND ADVICE SERVICES REGARDING LEGAL AND QUASI-LEGAL PROCEEDINGS AND DISPUTES.**

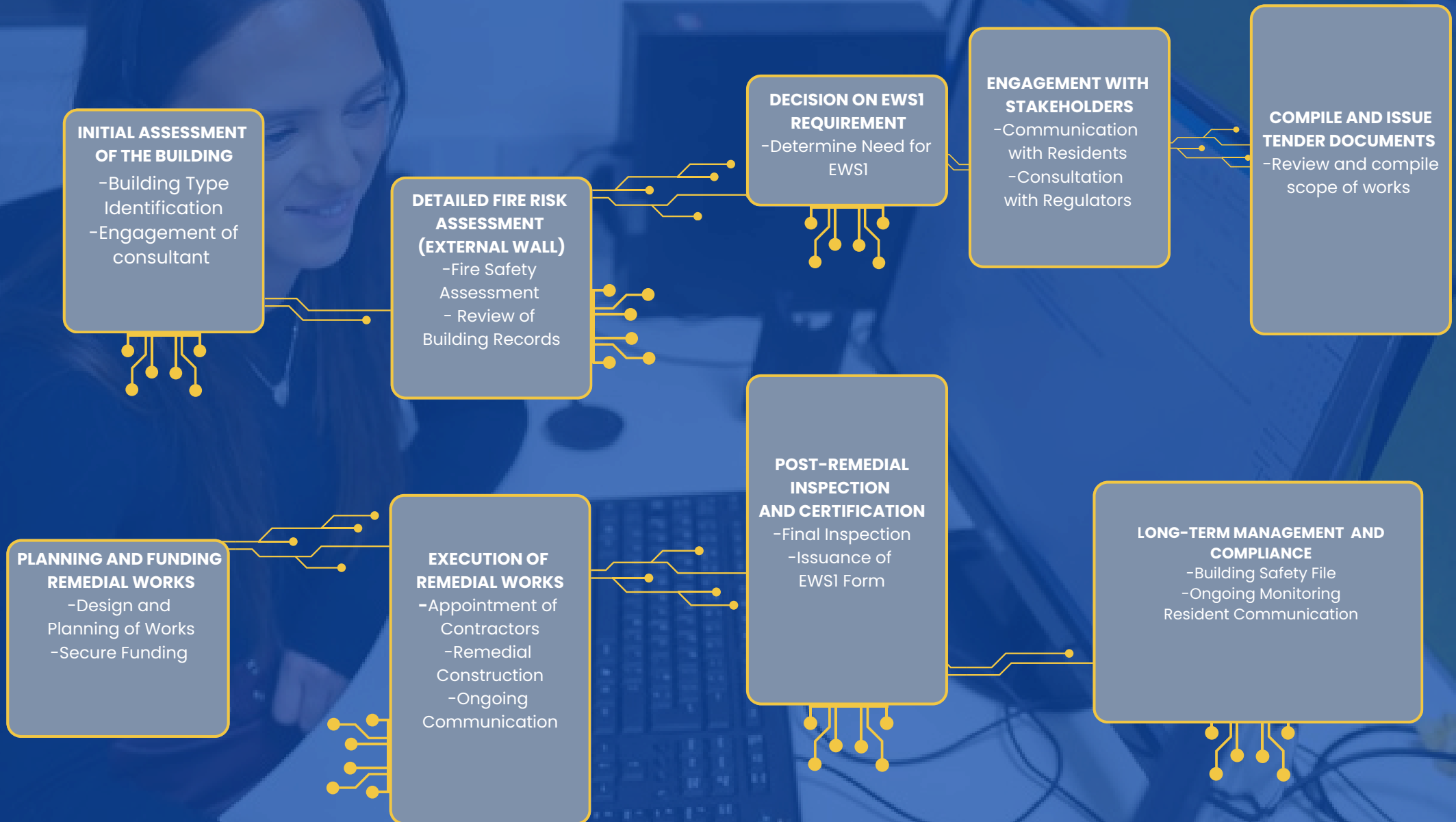


**DM SAFETY – PLAN, MANAGE, AND MONITOR PRE-CONSTRUCTION REQUIREMENTS.**

# PROCESSES AND TECHNOLOGY

We strive to enhance the resilience and fire safety of buildings, protecting lives and assets while fostering a culture of excellence and trust in every project we undertake.

## Our process below 18 metres



# PROCESSES AND TECHNOLOGY

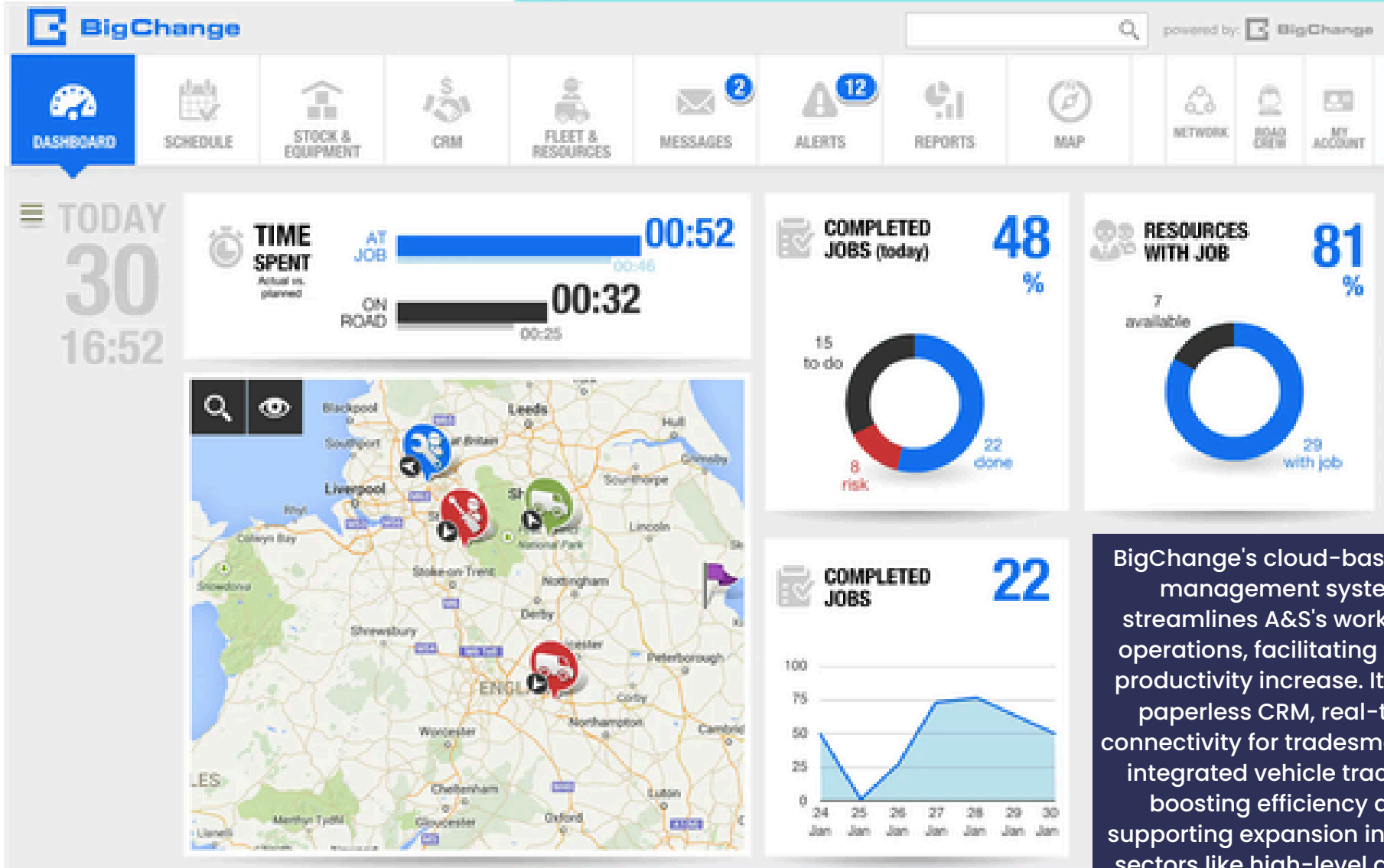
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## Our process above 18 metres





BigChange



BigChange's cloud-based job management system streamlines A&S's workforce operations, facilitating a 20% productivity increase. It offers paperless CRM, real-time connectivity for tradesmen, and integrated vehicle tracking, boosting efficiency and supporting expansion into new sectors like high-level access services and asset management

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## GET IN TOUCH



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