SPECIALISATION 22 / 22

Selective Strip-Out & Renovation Preparation

Prepare renovation areas through a controlled sequence of nonstructural removal and protection. We coordinate retained elements, service isolation interfaces, material surveys, separation and waste routes before removing agreed finishes or fittings, leaving recorded conditions and clear work fronts for the following construction trades.



From scope review to documented handover

Illustrative application imagery. Project design, selected system and contractual scope govern execution.

EXPERIENCE BEHIND THE WORK

How the package is delivered

20+

Ædra brings together personal construction know-how developed through subcontracting in Italy since 2006 and construction coordination in Denmark. More than twenty years refers to the experience of the leadership and team. Delivery is organised around the agreed work package, current design and contractual responsibilities.

01 Clear scope

Agree materials, quantities, boundaries, access, interfaces and acceptance criteria before mobilisation.

02 Coordinated execution

Connect work fronts, competent teams, materials, supervision and inspections with the project programme.

03 Documented handover

Record agreed checks, concealed interfaces, deviations and corrective actions before package close-out.

SOLUTIONS AND APPLICATIONS

Four distinct work packages



01 Surveys, retained elements and isolation interfaces

Record the approved removal limits and elements to remain before work-area release. Coordinate material surveys, service identification and confirmed isolation with the responsible contractors, identifying any conditions that require specialist investigation or design clarification.

02 Nonstructural finishes and fittings removal

Remove only the agreed nonstructural finishes, linings and fittings using the accepted sequence. Protect retained elements and adjoining areas, maintaining controlled access and coordinating dust containment with the building’s operational constraints.

03 Material separation and waste logistics

Plan segregated collection, temporary holding and waste routes for the identified materials. Coordinate handling and removal with site access and the receiving arrangements, keeping hazardous-material work outside this package and with the appointed specialists.

04 Exposed-condition checks and construction readiness

Inspect the cleared area with the following trade and record substrate condition, remaining services and required repairs. Resolve observations and work boundaries so that subsequent partitions, installations and finishes start from a documented accepted work front.

EXECUTION AND QUALITY CONTROLS

Technical delivery / control points

01 Surveys, retained elements and isolation interfaces

DELIVERY METHOD

Record the approved removal limits and elements to remain before work-area release. Coordinate material surveys, service identification and confirmed isolation with the responsible contractors, identifying any conditions that require specialist investigation or design clarification.

QUALITY CONTROL

Verify survey coverage, retention markings, isolation confirmation and work-area release; do not disturb unidentified services, structural elements or suspected hazardous materials.

02 Nonstructural finishes and fittings removal

DELIVERY METHOD

Remove only the agreed nonstructural finishes, linings and fittings using the accepted sequence. Protect retained elements and adjoining areas, maintaining controlled access and coordinating dust containment with the building’s operational constraints.

QUALITY CONTROL

Check removal limits, protection, retained services and exposed conditions; record unexpected findings and refer scope changes before continuing into affected areas.

EXECUTION AND QUALITY CONTROLS

Technical delivery / control points

03 Material separation and waste logistics

DELIVERY METHOD

Plan segregated collection, temporary holding and waste routes for the identified materials. Coordinate handling and removal with site access and the receiving arrangements, keeping hazardous-material work outside this package and with the appointed specialists.

QUALITY CONTROL

Inspect segregation, containers, protected routes and relevant waste records; prevent mixing unidentified or suspected hazardous materials into ordinary construction waste streams.

04 Exposed-condition checks and construction readiness

DELIVERY METHOD

Inspect the cleared area with the following trade and record substrate condition, remaining services and required repairs. Resolve observations and work boundaries so that subsequent partitions, installations and finishes start from a documented accepted work front.

QUALITY CONTROL

Record exposed defects, retained items, cleanliness, safe access and outstanding decisions; confirm readiness and the responsible party for each remaining action.

MATERIALS AND TRADE INTERFACES

Details that govern the package

We define selective strip-out from the approved removal plan, existing-condition survey and identification of retained elements. The sequence starts only after required material surveys and confirmation of service isolation by the responsible parties. Nonstructural finishes, linings and fittings are removed within the agreed scope, with access, dust control, segregation and waste handling coordinated around the occupied or adjoining building. Suspected hazardous materials trigger referral to the appointed specialist; asbestos handling and structural demolition are excluded. Inspection and handover records identify exposed conditions, retained services, damage observations and readiness for the next work package.

INFORMATION FOR YOUR PROPOSAL

Removal and retention plans, material surveys, confirmed service isolations, occupied-area constraints, waste routes and handover requirements.

Responsibilities and competent execution

Design decisions, structural changes and regulated installation work remain with the appointed competent parties. Electrical, plumbing, gas, sewer and asbestos activities requiring authorisation are assigned to appropriately authorised businesses. The agreed Ædra scope identifies the construction work, support and coordination included.

PROGRAMME / QA-QC / HSE

A delivery process that can be followed

01 Scope and drawing review

Confirm work boundaries, current revisions, access and acceptance criteria.

02 Materials and work fronts

Coordinate delivery slots, material protection, interfaces and sequencing.

03 First installation

Inspect a representative first-off detail before repeating the work.

04 Inspection and concealment

Record the agreed quality checks and release concealed interfaces before closure.

05 Safety and follow-up

Coordinate task risks, suitable access and competent supervision with the project arrangements.

06 Close-out and handover

Resolve deviations and defects, identify outstanding items and deliver the agreed records.

DEFINE YOUR WORK PACKAGE

From scope review to documented handover

Prepare renovation areas through a controlled sequence of nonstructural removal and protection. We coordinate retained elements, service isolation interfaces, material surveys, separation and waste routes before removing agreed finishes or fittings, leaving recorded conditions and clear work fronts for the following construction trades.

INFORMATION FOR YOUR PROPOSAL

Removal and retention plans, material surveys, confirmed service isolations, occupied-area constraints, waste routes and handover requirements.

AGREED COMPLETION EVIDENCE

Drawing and revision references; material and product records; inspection checks; photographs of concealed interfaces where agreed; deviations and corrective actions; outstanding items; and the agreed handover documents.

INFO@SYNERA.DK

ÆDRA ApS · CVR 46374290 · SYNERA GROUP

Illustrative application imagery. Project design, selected system and contractual scope govern execution.

ÆDRA

SYNERA GROUP

Explore all 22 Ædra work areas

09 Civil works & foundation excavation

10 Precast & prefabricated element installation

02 Drywall, X-ray linings & specialist interiors

04 Suspended & airtight ceilings

05 Timber acoustic ceilings & wall cladding

14 Flooring & finishes

15 Painting & surfaces

16 Doors, windows & joinery

17 Masonry, plastering & tiling

18 Renovation & fit-out

06 Ventilation and ductwork

07 Plumbing, pipework & mechanical interfaces

08 Electrical interfaces & builders' works

12 Technical pipe insulation

13 Cladding & ventilated façades

03 Vapour barriers & airtightness

01 Passive fire protection & firestopping

11 Site management, QA/QC & delivery support

19 Cutting & core drilling

20 Roofing & waterproofing

21 ETICS & rendered façades

22 Selective strip-out