



**To all Residents of –
Trico, Lincoln, Jantzen, Sperry, Gilbert, Golden Mile, Firestone &
Beecham Houses.**

February 2022

Dear Resident,

Re: Great West Quarter Cladding Remediation Works

May we take this opportunity to thank you for your continued patience regarding the ongoing cladding remediation works at the Great West Quarter. We are writing to share the revised indicative timeline that Jessella Ltd (Building Envelope Specialist) will be looking to achieve.

As you are aware there have been delays to the remediation works, many of the delays have been outside of the control of Jessella and effected the country, not just the building industry. In an effort to accelerate the works and achieve the target completion dates, Jessella are planning (where possible) to continue works over the weekends.

Jessella continue to use their best endeavours to reduce the disruption to residents where possible. Please be assured that these essential works will bring the buildings in Great West Quarter up to the latest Fire Safety Standards, which is in the best interest of all residents.

Where scaffold is present around your balcony/terrace, residents are reminded that in the interest of your health and safety individuals should not use the balcony/terrace during working hours, 08.00am – 17.00pm. In cases where scaffolding has been erected on a balcony/terrace, you are not permitted to use your balcony/terrace at any time whilst the scaffolding remains in place. If you have personal belongings on the balcony, we kindly request that they are moved. If they are present during the work, this is at your own risk, as Jessella cannot be responsibility for items left out during the work.

All dates may be subject to change due circumstances such as inclement weather etc.

The table below outlines the updated indicative completion dates for the cladding remediation works to the remaining blocks at the Great West Quarter.

Block Number & Name	Estimated completion date
Block 5, Trico House: Jessella has been instructed to complete additional works in some of the apartments (replacement CP packers around the windows) and the completion date depends on mandatory cooperation of these residents.	April Completion of remediation works EWS1 August 2022
Block 5a Trico House: Jessella has been instructed to complete additional works in some of the apartments (replacement CP packers around the windows) and the completion date depends on mandatory cooperation of these residents.	April Completion of remediation works EWS1 August 2022
Block 6, Lincoln House & Jantzen House (over 18m):	October 2022
Block 7, Jantzen House (under 18m):	June 2022
Block 9, Sperry House & Gilbert House (over 18m):	May 2022
Block 10, Gilbert House (under 18m)	June 2022
Block 13, Pyrene House	Work Completed
Block 14, Simmonds House	Work Completed
Block 15, Brentford Park House	Work Completed
Block 16, Golden Mile House	Winter 2022/2023
Block 17, Firestone House	Winter 2023
Block 18, Beecham House	Winter/Spring 2023

Additional works to Trico House

There are unforeseen additional works instructed recently by the fire consultant. These works are required and mandatory to receive the EWS1 certificate. A2Dominion and ourselves have written separately to the residents of Trico House about these works. This work will largely be carried out from the inside of the property, but scaffold will have to remain on the building until completion of these works. The work has been organised on an elevation-by-elevation basis, as soon as work is completed to an elevation, the scaffold will be dismantled at that elevation.

As Jessella will require access to the inside of the affected properties, the speed at which these additional works can be completed is dependent on reaching mutually convenient arrangements with each resident. Jessella hope to be able to complete these works by August 2022, but if there are

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|---|-----------------------------|--------------------------|----------------------------------|
| 1 | 1 – April | 4 - June | 7 – June (Carrier boards) |
| 2 | 2 – May (Fire Damaged Area) | 5 - June | 8 – July/August (Carrier boards) |
| 3 | 3 - May | 6 – May (Carrier boards) | 9 – September |



difficulties in arranging access it may not be possible to complete the additional works before August 2022. Please note that the additional works are also required to all of the commercial business units at Trico House, which are also mandatory to receive the EWS1 certificate.

If you require any further clarification or have any questions about the works, please contact NewmanFrancis on the following telephone number - **07541 916254** or write to us at gwq@newmanfrancis.org. You can also check our web page to see the latest updates about the project – www.newmanfrancis.org/gwq.

Kind Regards

Jonathan Small
Resident Liaison Service Manager

