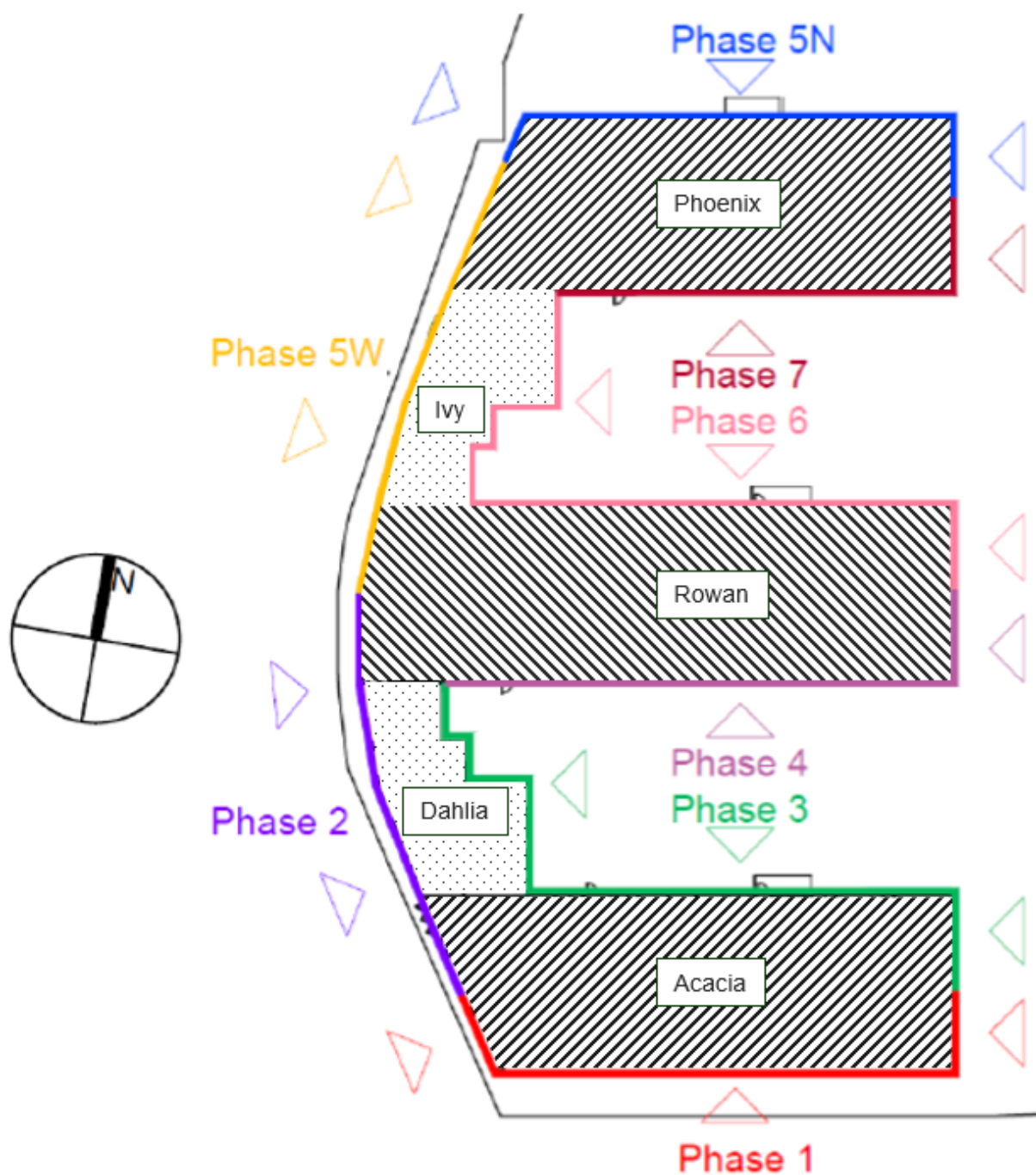


# Oak Square

## CONTRACTOR'S NEWSLETTER



Oak Square – Phase Layout



## September Progress

- Phase 1 – New Masonry Support installation nearing completion to upper levels & new Outer Leaf construction completed to Level 1 with Level 2 nearing completion.
- Phase 6 – Works completed & Scaffold Struck to all available areas.
- Phase 7 – Terracotta & Render works completed. Scaffold Strike commenced.
- Phase 5N – Cladding Sub Grid & Fire Break installation completed. Terracotta installation commenced and progressing.
- Internals – Works progressing across numerous flats on the estate & residents being moved back from decant flats.

## October / November Look Ahead

- Phase 1 – Complete new masonry support installation to all levels. Complete Outer Leaf construction. Change Monar Flex for Debris netting. Commence installation of window membranes, cladding sub grid setting out and installation. Commence removal of scaffold canopy where possible.
- Phase 7 – Complete façade clean down to lower floors and complete scaffold strikes.
- Phase 5N – Progress Terracotta installation works. Commence Façade Clean. Commence scaffold strikes to areas that become available.
- Internals – Continue with moving residents to specified decant flats, carry out works within flats and move residents back to their flats upon completion of works.

## Additional Information

- Noisy Works
- **Phase 1** – As the last of the new Masonry Support heads towards completion noisy works will be much less frequent and less disruptive as smaller drills will be used for restraint installation of the tie restraint's concrete structure.
- **Phases 7** – As all works are completed the only noise will be from the scaffold strike works.
- **Phase 5N** – Installation of Terracotta Tiles do not require drilling the outer leaf noise will be reduced significantly from the external works. There will also be noise from the scaffold strike works
- **Internals** – Works are being actioned within numerous flats the are spread across the 5 “Courts” that form Oak Square. The vast majority of the works being undertaken don't involved drilling to the concrete structure but there is small proportion of work where drilling to the concrete once the ceilings have been dropped but these works are actioned with smaller drills, so the noise is not excessively disruptive and carried out over shorter periods of time.

## Site Communication

- If you experience any issues or have questions about the construction works, please contact the **Resident Liaison Officer (RLO)** by phone, email or in person.
- Our **RLO, Abi Agbabiaka** is based in the Higgins Site Office on the ground floor of Rowan Court adjacent to the NHG Housing Team Office
  - *Higgins Site Office open Monday – Friday 9-5pm*

## **Join The Residents Update Meetings – Oak Square Residents Only**

There are Residents Meetings organised by NHG where Higgins provide updates on the progress of the project and NHG also provide updates.

NHG issue an email with a Link to the “Teams” Meeting which will allow to join the meeting online. If you have not received an email, please speak to the NHG Oak Square Housing Team

## Wider Community Engagement

Our success depends on our partnerships with others in the construction supply chain which include; CITB, Considerate Constructor Scheme, The National Skills Academy, Armed Forces, Building Lives, Women into Construction and more. If you would like more information, please visit the "Oak Square Works" Microsite (content uploaded & managed by NHG) where you can find the latest updates for activity on the Oak Square Project using the link provided below.

<https://www.nhg.org.uk/places/information-for-residents-at-oak-square/oak-square-works/>

## Site Contacts During Working Hours

### **Abi Agbabiaka**

Resident Liaison Officer



07714 782 934



[oaksquare@higginspartnerships.co.uk](mailto:oaksquare@higginspartnerships.co.uk)



### **James Illingsworth**

Project Manager



[oaksquare@higginspartnerships.co.uk](mailto:oaksquare@higginspartnerships.co.uk)



### **Outline Complaints Procedure**



## Working Hours

Our contracted hours of work are:

08.00 – 17.00 Monday – Friday

08.00 – 13.00 on Saturdays (only under exceptional circumstances and only with prior arrangement and agreement with NHG)

We will not be working on Sundays or Bank Holidays.

**If you see any suspicious activity or anyone on site after hour's please speak directly to Bridge Security Guards or contact Bridge Emergency out of hours and state 'Oak Square': 0208 289 5858**