

HALE VILLAGE

Cladding Remediation



KEY TO NOTE

- No works will be taking place during the festive period from 23rd December to 2nd January – please refer to the FAQ document for more detailed information about the remediation works via www.halevillage-remedials.co.uk
- Regen Facades and the art classes at The Engine Room are collaborating to create individual block signage during the cladding remediation works – this is hoped to improve the visibility of the blocks that may otherwise be obscured by the scaffolding and to support local initiatives at Hale Village.
- Regen Facades will be sponsoring the Tottenham 10 together with Hale Village, the Tottenham Hotspur Foundation and the Canal & River Trust – to support the local youth community.
- Contact rlo.halevillage@regenfacades.co.uk to get involved, find out more or discuss ideas you have about community initiatives we could get involved in.
- Façade remediation work to Crane and Merlin Heights remains on programme.
- Landscape removal between Egret and Kingfisher Heights has been completed and scaffold erection to the courtyard elevations has commenced.

CONTACT INFORMATION

EMAIL ADDRESS

rlo.halevillage@regenfacades.co.uk

RLO PHONE NUMBER

07719 908 008

OUT OF HOURS CONTACT

07513 133 234

WEBSITE & FAQS

www.halevillage-remedials.co.uk

PROJECT OFFICE

Unit 3 Hale Works Apartments, Hale Village, N17 9GU

ANTICIPATED PROGRAMME DATES

Pavilion & Name	Commencement	Completion
Pavilion 1 – Crane Heights	2023 January	2024 Autumn
Pavilion 2 – Merlin Heights	2023 July	2024 Autumn
Pavilion 3 – Egret Heights	2023 November	2025 Summer
Pavilion 4 – Kingfisher Heights	2023 November	2025 Autumn
Pavilion 5 – Lapwing Heights	2024 June	2026 Spring

SHORT TERM PROGRAMME

Crane Heights

Installation of the new Cavity Barriers, Cladding Framing and Insulation is nearing completion – with the final few areas expected to be completed early next year.

Installation of the Carea Stone Cladding will commence from January and we will work our way up the building – together with the replacement decking and render to balconies.

Merlin Heights

Replacement of the Internal Insulation and Sheathing Board has been completed – leaving the building weathertight for Christmas as programmed.

Installation of the new Cavity Barriers, Cladding Framing and Cavity Insulation will commence from January.

Residents should expect activity outside of apartments and a degree of noise disturbance (as the cladding sub-frame will be fastened to the existing steel structure).

Egret Heights & Kingfisher Heights

Landscape removal has been completed.

Scaffold erection to the courtyard elevation of Egret Heights is anticipated to complete before Christmas and erection of the remaining elevations will commence in the new year.

Façade removal to commence from next year on completion of the scaffold erection.

The scaffold erection to the courtyard elevation of Kingfisher Heights should be expected from January to help accelerate the programme of works.

INTERNAL CONDITION SURVEYS

Internal Condition Surveys to P3-5 are well underway with around 85% now completed or scheduled – please reach out to the Resident Liaison Officer to arrange your appointment via rlo.halevillage@regenfacades.co.uk

You are not obligated to have an Internal Condition Survey but refusal will mean that Regen Facades will not action any Internal repairs that may be needed on completion of the façade remediation works.

Please refer to the FAQs for further details about why the surveys are recommended and what to expect on the visit.

MONTHLY FAQ

What are the Out of Hours contact details and who should I reach out to over the Christmas / Holiday period?

In an emergency you should always contact 999.

For non-emergency related concerns, you can reach our out of office team via 07513 133 234 and key information will be displayed on the Notice Board outside of the Project Office.

Please refer to the FAQ document that's accessible via the website for further details www.halevillage-remedials.co.uk or reach out to your Resident Liaison Officer for support.

RESIDENT STEERING GROUP

Your next Resident Steering Group meeting will take place on 10th January – this provides an opportunity for residents and stakeholders to direct questions to the Contractor team. Find out more via rlo.halevillage@regenfacades.co.uk