

Statement from Courtney Greatorex - Resident Liaison Officer at Cabot House

Welcome to the latest news and updates for Cabot House. Please find below the latest updates regarding the reinstatement works and onsite activities

Please note that access to balconies will begin to be restricted from the week commencing 15.06.26. All works are scheduled to be completed, and the scaffolding fully removed, by the week ending 13.11.26. Unfortunately, we are unable to provide specific dates for works taking place around individual properties at this stage.

- Our working hours will be Monday to Friday, 8:00am to 5:00pm. There may be occasions where works are carried out over the weekend; however, residents will be notified in advance should this be required.

Resident Works Update

Week Ending: 17th July 2026

Updated Resident Works Information – Important Safety Note

As part of this week's update, we would like to address a concern raised regarding balcony access and ventilation during the ongoing works.

Balcony Door Restrictions

To ensure the safety of all residents while facade remediation works are underway, balcony doors across affected apartments have been temporarily restricted. These restrictions allow the doors to open to approximately 100mm, providing ventilation while preventing access to the balcony during active construction.

We understand this is not ideal, especially during warmer weather, but these measures are required under the project's health and safety protocols and must remain in place throughout this phase of the works.

Many residents have been managing ventilation by using their windows alongside the restricted balcony opening, which can help improve airflow.

Noise Levels

We appreciate that construction noise can be disruptive. While some noise is unavoidable due to the nature of the works, we are committed to monitoring and minimising disruption wherever possible.

Independent noise monitoring will be carried out on site next week. Once the results have been reviewed, we will provide residents with an update.

Thank you for your patience and understanding while these essential fire-safety improvements are completed.

Resident Works Update

Week Ending: 17.07.2026th July 2026

The team has continued to make steady progress across both elevations this week, with production works advancing well despite periods of challenging weather. Thank you for your continued cooperation — your support helps us maintain a safe, coordinated and efficient programme..

Progress Highlights This Week - Week Ending 17.07.2026

Phase 1 – South Elevation

- **Existing cladding removal (aluminium, timber, HPL)** is 98% complete.
- **Versaroc sheathing board installation** continues and is now 80% complete.
- **Obex EPDM sealing membrane installation** progressing well at 60% complete.
- **Obex breather membrane installation** continues and is now 40% complete.
- **Additional SFS installation** to support new stainless-steel vent duct sleeves and aluminium cladding is now 100% complete.
- **Siderise Cavity Fire Barriers installation** to Valcan Evverlap panel areas has commenced and is 60% complete.
- **HH bracket installation** to Valcan Evverlap panel areas has commenced and is 40% complete.

Phase 2 – North Elevation

- **Existing balcony decking** removal and new decking installation are now 100% complete.
- **Existing cladding** removal works have progressed to 80% complete.

What Residents Can Expect Next Week – Week Commencing Monday 20th July 2026

Phase 2 – North Elevation

- **Existing cladding removal works** will be completed.
- **EPDM membrane installation** will commence.
- **Breather membrane installation** will commence.

Phase 1 – South Elevation

- **Obex EPDM sealing membrane installation** will continue.
- **Obex breather membrane installation** will continue.
- **Siderise CFB installation** will continue.
- **HH bracket installation** will continue.
- **Carrier profile installation** will commence as part of the next stage of the facade build-up.

Warm Weather Advisory

With temperatures rising, residents may experience warmer indoor conditions due to restricted balcony access during façade works. Please use windows to support ventilation where possible, and take extra care to stay hydrated and cool during hotter periods.

Photographic Evidence

Phase 2 North Elevation



A photo showing Phase 2 North Elevation – Existing decking replacement works complete and temporary protection in place

Phase 2 North Elevation



A photo showing Phase 2 North Elevation – Existing decking replacement works complete and temporary protection in place

Phase 2 North Elevation



A photo showing Phase 2 North Elevation – Existing cladding removal works progressing

Phase 2 North Elevation



A photo showing Phase 2 North Elevation – Existing cladding removal works progressing

Photographic Evidence

Phase 2 North Elevation



A photo showing Phase 2 North Elevation – Existing cladding removal works progressing

Phase 2 North Elevation



A photo showing Phase 2 North Elevation – Existing cladding removal works progressing

Phase 2 North Elevation



A photo showing Phase 2 North Elevation – Existing cladding removal works progressing

Phase 2 North Elevation



A photo showing Phase 2 North Elevation – Existing cladding removal works progressing

Phase 1 South Elevation



A photo showing Phase 1 South Elevation – Siderise cavity fire barriers installation works commenced.

Phase 1 South Elevation



A photo showing Phase 1 South Elevation – Siderise cavity fire barriers installation works commenced.

Phase 1 South Elevation



A photo showing Phase 1 South Elevation – Helping hand bracket installation works commenced

Phase 1 South Elevation



A photo showing Phase 1 South Elevation – Helping hand bracket installation works commenced