

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: 28.08.2026

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: Friday 28th August 2026

The team has continued to make steady progress across the facade works this week, with installation activities advancing well on the courtyard elevation. Thank you for your continued cooperation - your support helps us maintain a safe, coordinated and efficient programme.

Progress Highlights This Week - Week Ending 28.08.2026

Phase 1 – South Elevation

- Existing cladding (aluminium, timber, HPL) removal **98% complete**
- All works to existing HPL / new Rockpanel areas **On Hold** due to unprotected structural steel beams
- Carrier Z-profile installation to LuxeClad areas **98% complete**
- **Siderise Cavity Fire Barriers** to LuxeClad areas **98% complete**
- **Knauf insulation** installation to Valcan panel areas **100% complete**

Phase 2 – North Elevation

- All works to existing HPL / new Rockpanel areas **On Hold** due to unprotected structural steel beams
- L-rail installation to staircase concrete shear wall **100% complete**
- Cavity fire barrier installation to staircase concrete shear wall **100% complete**
- Knauf insulation installation to staircase concrete shear wall **100% complete**

What Residents Can Expect Next Week – Week Commencing Monday 31st August 2026

North Elevation

- **EPDM** installation works to continue
- **Breather membrane** installation works to continue
- **Helping Hand bracket** installation works to continue
- **Siderise CFB** installation works to commence

South Elevations

- Siderise CFB installation works to continue
- HH bracket installation to continue
- Knauf Rocksilks insulation installation works to continue

Warm Weather Advisory

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



Date 28.08.2026

Notification of Courtyard Noisy Works Update

Dear Residents,

Thank you for your continued patience while our team carries out essential works to the building.

The particularly loud phase of works that began week commencing **27 July 2026** has now **finished**. Only a small number of remaining brackets are left to install, and the team is currently awaiting the final fixings. Once these arrive, you may experience one to two days of bracket-related noise.

Following this, there will be a short period of **drilling noise** when the insulation fixings are installed. This stage will begin only once the brackets and firestopping reach full completion.

We will continue to keep you updated so you have clear expectations of any noisy activity. Thank you again for your understanding while these essential works progress.

Warm Regards

Courtney Greateorex
Resident Liaison Officer
Starfish Construction LTD
M 07939894015
E CGreateorex@starfishltd.com

Photographic Evidence

Phase 1 North Elevation



A photo showing Phase North Elevation – C-channels, Helping hand brackets, L Carrier rails and Cavity Fire Barrier installation works aluminum panel areas progressing.

Phase 1 North Elevation



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Phase 1 North Elevation



A photo showing Phase North Elevation – Knauf Rocksilk Insulation installation works to staircase concrete shear wall progressing.

Phase 1 North Elevation



A photo showing Phase North Elevation – Knauf Rocksilk Insulation installation works to staircase concrete shear wall progressing.

Photographic Evidence

Phase 1 South Elevation



A photo showing Phase North Elevation – Cavity Fire Barrier installation works to staircase concrete shear wall commenced and progressing.

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