

Statement from Amy Butzki - Resident Liaison Officer at Claremont Place

Dear Residents and Leaseholders,

We are pleased to inform you that Starfish Construction has been appointed to carry out the works at **Claremont Place**. Please find below the latest updates regarding the reinstatement works and onsite activities scheduled for the week ending **Friday 27th February 2026**.

News & Updates



Should you have any questions about the works, please don't hesitate to contact Amy Butzki - Resident Liaison Officer via email on Abutzki@starfishltd.com or via telephone on **07539011441**.

News & Updates

Dear Residents and Leaseholders,

Notice of Boiler Flue Inspections & Pre-condition surveys – Access Required

We would like to inform you that we will be carrying out essential works of boiler flue inspections on **Tuesday 3rd March** and **Thursday 5th March 2026**.

Appointments will take place between **8:00am and 3:00pm**, with the following time slots available:

- **Morning:** 8:00am – 11:00am
- **Afternoon:** 12:00pm – 3:00pm

Please contact your Resident Liaison Officer as soon as possible to arrange a convenient appointment time – If you have already had an inspection or a gas safety certificate please ignore this letter.

If you have not yet had a pre-condition survey completed, please also contact your Resident Liaison Officer at your earliest convenience using the details provided below to arrange this. These surveys can be scheduled on any date between **10:00am and 3:00pm**.

Please note that the **scaffold protection installed on sliding doors must remain in place at all times**, as this is a health and safety requirement.

We have observed that some protections have been removed. Removing or tampering with scaffold protection creates a safety risk and must not occur.

We kindly ask all residents to ensure these safety measures remain undisturbed. If you have any concerns or require assistance, please contact the site office.

Following a recent incident, please be reminded that balcony access is not permitted while works are ongoing. This restriction remains in place until the project is completed.

The **Starfish Site Team** thanks you in advance for your cooperation and looks forward to delivering a successful project. If you have any questions or require assistance, please contact your Resident Liaison Officer, **Amy Butzki**.



Should you have any questions about the works, please don't hesitate to contact Amy Butzki - Resident Liaison Officer via email on Abutzki@starfishltd.com or via telephone on **07539011441**.

Health & Safety

- No H&S issues to raise over the last week.

Design

- All design has been issued.

Procurement

- **Render Order has been placed.**
- **A.** 100% of all render material has been delivered.
- **Terracotta Order has been placed.**
- **A.** Render material has been delivered in full.
- **Cedral cladding has been placed**
- **A.** Cedral cladding material has been delivered in full.

Production

- The delays caused by the Spanbrook license on Elevation 2 has caused a 6-week delay to this elevation overall (**Starfish have increased labour to bring the programme back in line, Programme updated**).

Elevation 3:

- Terracotta EPDM & breather membrane are 100% complete.
- Terracotta Helping hand brackets are 100% installed.
- Terracotta Fire Barrier & insulation are 100% complete.
- Terracotta Rails are 100% complete.
- Cedral cladding Sheathing board/EPDM & Breather membrane is 100% complete.
- Render Insulation & base coat are 90% complete.

Elevation 4:

- Terracotta EPDM & breather membrane are 100% complete.
- Terracotta Helping hand brackets are 100% installed.
- Terracotta Fire Barrier & insulation are 100% complete.
- Terracotta Rails are 100% complete.
- Render primer coat has been installed.



Elevation 1:

- Terracotta EPDM & breather membrane are 100% complete.
- Terracotta Helping hand brackets are 100% installed.
- Terracotta Fire Barrier & insulation are 100% complete.
- Terracotta Rails are 90% complete.
- Terracotta tiles are 20% complete
- Cedral cladding Sheathing board/EPDM & Breather membrane is 100% complete.
- Render Insulation & base coat are 90% complete.

Elevation 2:

- Render topcoat is 100% complete.
- Cedral cladding Sheathing board/EPDM & Breather membrane is 100% complete.

Resident Update's

- QR Codes for residents have been distributed around the building.
- Resident hub has been updated on 03.03.2026

Resident Issues @ Claremont Place

- No current issues reported.

Resident Issues @ Spanbrook

- No concerns raised this week.

Planning & Programming next week

Elevation 3:

- Commence fire barrier & insulation to Terracotta.
- Complete render install.

Elevation 4:

- Commence install of Cedral backing structure
- Strike scaffold



Elevation 2:

- Commence install of Cedral backing structure
- Complete render install.
- Complete tile install.
- Prepare half of elevation 1 to strike scaffold on the 6th March.

Elevation 1:

- Commence install of Cedral backing structure
- Continue render install
- Continue fire barrier & insulation to terracotta.

Claremont Place - Feedback & WhatsApp Group QR code

Thank you for your continued support. By attending these Coffee Mornings, you help us gain valuable insight into making **Claremont Place** an even better community. We look forward to hosting more events in the future! To keep all residents fully updated throughout the duration of the works, we've launched a dedicated **WhatsApp group** exclusively for **Claremont Place**.



This group offers a fast, convenient way to receive:

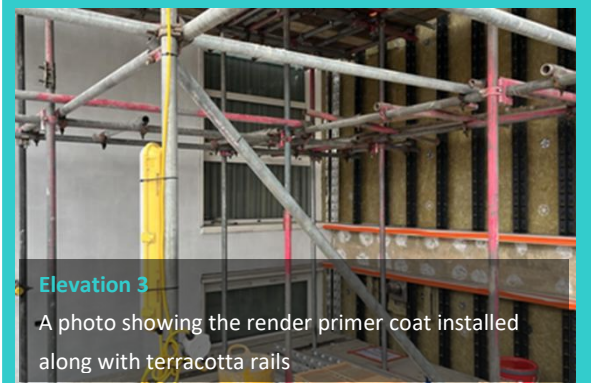
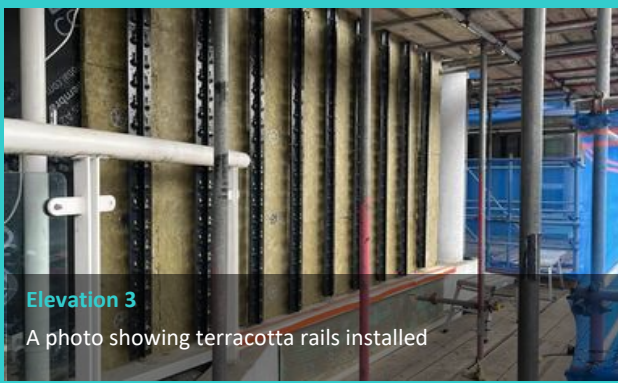
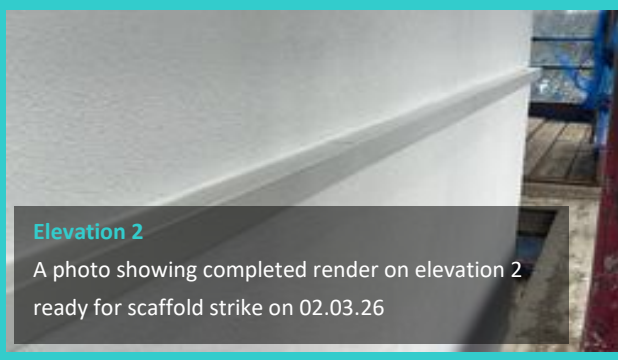
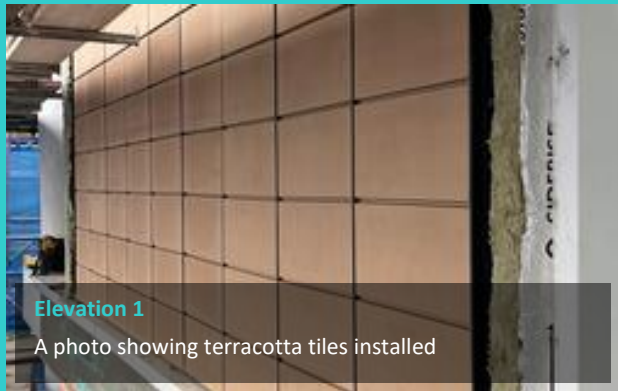
- 📣 Important announcements and schedule changes
- 🗓️ Invitations to resident events like our monthly coffee mornings
- 🔔 Reminders and site activity notices

It's also a great space to ask questions, share feedback, and stay connected with your **Resident Liaison Officer**, and the wider team.





PHOTOGRAPHIC EVIDENCE



Should you have any questions about the works, please don't hesitate to contact Amy Butzki - Resident Liaison Officer via email on Abutzki@starfishltd.com or via telephone on **07539011441**.

If you have any questions or concerns regarding the ongoing works, please don't hesitate to contact your Resident Liaison Officer, Amy Butzki using the details provided below. Your continued cooperation and support are greatly appreciated as we work to deliver these improvements safely.

Newsletters & QR Codes

- Newsletters will be issued monthly, with the latest edition scheduled for release in **February 2026**, This will include the most recent updates and news regarding the ongoing works around **Claremont Place**.
- QR Codes have been placed around **Claremont Place**. They have also been posted to each individual resident, simply scan these codes with your phone camera or tablet to access weekly updates via the project hub.
- If you have not yet received a copy of the newsletter or the QR code, please contact your Resident Liaison Officer, Amy Butzki, at abutzki@starfishltd.com, who will be happy to send you a copy of the previous edition.
- If you have any questions or concerns please feel free to contact one of our staff members who will be happy to help you. Please see details below.

Contact Information



Resident Liaison Officer

Name: Amy Butzki

Telephone: 07539011441

Email: abutzki@starfishltd.com

Working hours: 9am-4:30pm



Site Manager

Name: Geanina Rusu

Telephone: 07983356770

Email: grusu@starfishconstruction.com

Working hours: 8am-4:30pm



Project Manager

Name: Stuart Sage

Telephone: 07908461775

Email: ssage@starfishltd.com

Working hours: 8am-4:30pm



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