

Statement from Amy Butzki - Resident Liaison Officer at Winchester Mews - Swiss Cottage Leisure Centre

Dear Residents and Leaseholders,

Starfish Construction has been appointed by Barrat Red Row to carry out the works to Winchester Mews – Swiss Cottage Leisure Centre. Please find below the latest update regarding reinstatement works and related onsite activities for WE : 22.04.2025

Cladding Updates

- We have started to take off the cladding in the (phase 1) court yard/terrace area's.
- We will be in contact with residents soon to arrange an appointment to remove the cladding in the middle terrace balconies. If you could please contact your resident liaison officer as soon as possible to arrange the appointment.
- We will be sending out letters to all resident's regarding the cladding works in the terrace areas - please keep a look out for this information as it is very crucial as part of our works.
- As of next week Tuesday 22nd April 2025 we will start to commence works to remove the cladding from the middle balconies - please contact your resident liaison officer if you have not had a pre-condition survey carried out.

Scaffolding Updates

- Scaffolding - 60% of the scaffolding has been completed around Swiss cottage leisure centre and hand rail scaffolding will be placed around balconies and terraces.
- Scaffolding - We have been notified that there has been some people trespassing onto the roof using the scaffolding/Haki stairs. Security measures have taken place and as of Friday 4th April we have now fitted and installed security alarms.

Pre-Condition Surveys

- Pre-condition surveys - 63.64% of surveys have been carried out.
- We are still carrying out pre-condition surveys and aim to have then all completed before we start any major works to the façade. If you have still not had a pre-condition survey carried out please contact your designated resident liaison officer (Amy Butzki) at your earliest convenience.



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**.



Scope of Works

- The remediation works consists of the removal of all the ACM cladding system, all timber decking and balustrade to replace this with a more efficient and safe aluminium cladding system.
- We are currently removing the cladding from the terrace area (Phase 1)
- We will be completing the scaffolding works next week and continuing to works to phase 1. By the end of the month (April) - beginning of May, works will have commenced on phase 2 (plantroom).
- Currently we have completed 17% of our programmed works and on course to complete by the end of November 2025.

Winchester Mews - Visage Residents

- We have put up scaffolding around Swiss cottage leisure centre and have noticed that it is in very close contact with the Winchester Mews building (letters have been hand delivered and sent out to all resident facing the scaffold elevation) - we kindly ask if residents could keep their blinds/curtains closed during working hours. (Monday - Friday, 8am-4pm)
- If you have any queries or questions please feel free to contact your designated resident liaison officer (Amy Butzki) on 07539011441 or abutzki@starfishltd.com

Newsletters & QR Codes

- Newsletters will be issued every month, our latest monthly newsletter will be issued on: Monday 6th April 2025 where you can find the latest updates/news regarding the on-going works around Swiss cottage leisure centre.
- QR Codes - has been placed around Swiss cottage leisure centre and Winchester mews where you can scan it using your phone camera to get weekly updates via the hub.
- If you have not received a copy of the newsletter you can contact your resident liaison officer abutzki@starfishltd.com who will be happy to send you a copy of the previous newsletter. **(Previous newsletter - 06.03.2025)**



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**.