



Aldsworth Close and Barnwood Close

Westminster City Hall
64 Victoria Street
London SW1E 6QP

Email : residentadvocates@westminster.gov.uk
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Date: 5 September 2024

Ref: AE109

Dear Resident,

Aldsworth Close and Barnwood Close (project AE109) – Invitation to residents meeting

We are pleased to tell you that we are planning Roof Replacement works and the renewal of the Ventilation System on a major works programme to Aldsworth Close and Barnwood Close.

What works are you proposing?

The works will include:

- Stripping the existing roof and installing a new flat warm roof system
- Associated fire safety works at roof level
- Fitting new roof access ladders
- Renewal of the ventilation system

Why are these works being proposed?

There has been a high number of previous repairs regarding water leaks into top floor properties. The condition surveys our consultants have carried out revealed that the existing roof has come to the end of its usable life and continued patch repairs would no longer be cost effective.

As part of these surveys, the ventilation system has been found to be ineffective, contributing to cases of condensation build up and damp in individual homes.

Who will be doing the work?

At the start of 2018, we entered a ten-year partnering contract with two contractors to deliver major works across the City. The contractor appointed to deliver these works is Axis Europe.

Next step – Resident introductory meeting:



We are holding a meeting to outline the works proposed, ask for your feedback, and answer any questions or concerns you have regarding this project. The meeting details are:

Date: Wednesday 25 September 2024
Time: 6:30pm to 7:30pm
Venue: Amberley Clubroom, Clearwell Drive, W9 2JX

How do I find out more if I cannot attend the introductory meeting?

If you are unable to attend in person and would like us to set up an additional meeting online, or have any queries about the planned works, please get in touch using the details at the end of this letter.

Next steps following the introductory meeting:

After the meeting we will send a summary of the key points raised for the benefit of those not able to attend.

If you would prefer to receive updates about these works via email, rather than post, please get in touch to ensure you are added to our email update list. Please be assured that your email will only be used for the purpose of updates about these works.

If you do have any questions, please contact me, Karen Peers, Resident Advocate, via the council's Housing Contact Centre on **0800 358 3783** (freephone) or at **residentadvocates@westminster.gov.uk**, please quote reference 'project AE109'.

Yours sincerely,

Karen Peers
Resident Advocate
Housing and Commercial Partnerships