

Social Housing Cladding Replacement

Client: **Kier Services**

Measures: **Cladding**

Location: **High Wycombe**

Date: **April – September 2018**

Value: **£240,000**

CORNERSTONE



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The Challenge

Cornerstone was engaged by main contractor Kier to undertake the stripping and replacement of cladding on six blocks of flats owned by Red Kite Community Housing in High Wycombe, Buckinghamshire.

Red Kite is a tenant-led, not-for profit charitable housing organisation, and manages around 6,700 properties. We were selected by Kier, one of Red Kite's planned maintenance contractors, to undertake this specialist work due to our technical expertise and our ability to work quickly and flexibly.

The cladding replacement works were commissioned in the light of recent government directives and concern about fire safety in social housing blocks.

Our Solution

Cornerstone appointed an experienced Site Manager to oversee the project, and a range of operatives to undertake works involving a range of skills, including carpentry and mastic work.

The first stage of the works involved the removal of the existing Plastisol steel cladding, foam bonded panels and insulation from the three storey blocks.

We then fitted timber studwork and Rockwool insulation, as well as OSB boards, breather membrane, intumescent fire barriers, a ventilated base rail and the new Marley Cedral Click panels. Balcony heads and UPVC trims to window heads and cover cills were also installed.

'The project was stopped last year due to the uncertainty regarding the original spec of the insulated panels on the back of the Grenfell disaster. When the new specification was agreed, Cornerstone were extremely helpful with reassuring our tenants and client. We jointly held an open day to display the product and answer any questions. A pilot property was completed to iron out any queries. Work is now in full flow and good progress is being made. The team work well together and support each other. Our client can see progress and the feeling around site is very upbeat. Well done everyone.'

– Brendan McDonagh, Site Manager for Kier (June 2018)

Facts & Figures A total of 444m² of cladding was installed across the six blocks

The Result

The cladding works concluded in September 2018, bringing to an end a prolonged period of wider refurbishment delivered by Kier, including window and door replacement.

The new cladding enabled Red Kite to extend the lifetime of the blocks' façade as well as achieving an excellent aesthetic.

The feedback from our client has been very positive, with the revitalised appearance of the blocks also proving popular with the tenants of the 144 flats.

