



Internal and external improvements

Tower Hamlets Homes, East London

Highlights

As part of the Decent Homes contract with Tower Hamlets Homes, Axis undertook planned internal and external improvements in 22-storey Brodick House.

Phase One improved the central heating and water systems to 130 flats. As gas is not allowed in the building, a new boiler house was built and a new Heat Interface Unit (HIU) installed which allows water to be pumped from across the street. This provides heating and hot water to all flats. A boosted water system was also implemented to provide better water pressure to all flats across the 22 floors.

Phase Two focused on the internal and external improvements – maintenance and decoration. Artex walls and tiles and ceilings containing asbestos were treated or removed by Axis specialists. The corridors and entrance were refitted with fresh tiling, flooring and ceilings to provide a cleaner and more welcoming environment for residents. New doors were installed for better security and a more appealing look.

Specifications

- Boiler plant house installation
- Boosted central heating system
- Interior and exterior decorations
- Kitchen and bathroom replacements
- External wall insulation
- Roof renewal
- Window and door replacement
- Asbestos removal
- Guttering and drainage
- Tiling, flooring and ceilings

£7.7m value

2 years duration



A new guttering system was installed on the outside of the building to drain the many balconies more effectively. New windows, doors and a new roof improved the external look and energy performance of the building. Outside of these planned phases, each flat was fitted with a new kitchen and bathroom prior to the commencement of the contract.

Residents occupied the flats whilst works were ongoing. Our Resident Liaison Officers ensured all parties were well informed and supported throughout the process. The team also attended regular meetings with the residents to update them on the progress of the works, answer any questions and hear any concerns and suggestions.



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