



External Minor Repairs

MTVH, Leaseholder-occupied flats, Surrey

Highlights

Metropolitan Thames Valley Housing commissioned Axis for an External Minor Repairs contract to Hengist Way in Wallington, Surrey.

Hengist Way, a no-through road, comprises 84 20-year-old leaseholder-occupied residential flats in three 3-storey blocks constructed in cavity brickwork with pitched slate and clay tile roofs.

Externally the Axis teams redecorated timber (painting and staining door frames, weatherboarding, balcony flooring and slats) and painted metal balcony railings; employed a Softwash method (not pressure jet) system to clean the render to the external elevations and provided remedial works to the fencing and bollards. To the Internal Communal Areas we redecorated front doors to individual flats and service cupboards as well as the skirting, stair balustrades, handrails and window cills, and we also cleaned the carpets.

Specifications

- Render cleaning – Softwash method
- Painting
- Decorating
- Timber and metal redecoration

£76,000 value

5 months

(extended due to COVID-19 site work restrictions)



The programme was extended due to COVID-19 but was completed in eight months (working in accordance with government safety guidelines) to the satisfaction of both MTVH and Faithorn Farrell Timms LLP who are MTVH's Contract Administrator.

Our Resident Liaison Officers kept residents well informed before and during the works, hand delivering correspondence about the programme and answering residents' questions. Our constant communication and excellent service proved helpful when lack of water proved a problem with washdowns and one kind resident permitted us to use her water supply for a day.

Axis has already built a successful relationship with MTVH having collaborated with them since 2014. Axis co-locates at MTVH's head office in Twickenham, Surrey.

Axis has worked on MTVH's Keyworker contract for two years (in a five-year ongoing Planned Works contract). Works on this contract include cyclical decorations and flooring works as well as associated repairs and external works to both keyworker accommodation and the University of Surrey's student accommodation.

Following our successes within this programme Axis won the tendered works at Hengist Way on price and service provided.



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