



Repair Service Contract

Nehemiah Housing Association

Highlights

Axis is employed by Nehemiah Housing Association to carry out a repairs service contract at 1,300 properties in the West Midlands region. The contract is valued at approximately £1m with a duration of 5+5 years, having started in April 2021. Nehemiah works to support BAME communities in the area.

Our housing division in the Midlands carries out a variety of works within this programme, covering a range of properties such as flats, maisonettes, and 1-, 2-, and 3- bed houses. Alongside working in resident complexes, the team also provided repairs in sheltered accommodation.

Our team regularly refurbish and fit both kitchens and bathrooms throughout the contract. We provide an internal redecoration service to Nehemiah properties and deliver various minor repairs programmes across the board.

Specifications

- 1,300 properties (residential and void)
- Covering large geographical region
- Kitchen refurbishments
- Bathroom refurbishments
- Full redecoration service
- Minor repairs

£1m value
5 (+5) years duration



Project challenges

Our team faces various challenges across the repairs service contract and in the last year, this has included COVID. The pandemic had knock-on effects on the business such as a lack of material supplies and sickness issues for operatives, as well as residents who may have to reschedule repairs. We have dealt with these using our large pool of resources, including extra staff to cover and qualified suppliers to source materials.

Another issue we face is the age of the housing stock. Our team work around older properties which require refurbishments to be completed within a 10-working day period. Despite this, we deliver works within deadlines and to a high-quality standard.

Community Investment

Through Nehemiah and our resident liaison team, we have helped on a number of community initiatives. This includes community skip and clean-up days, where Axis have offered free labour to move refuse and clean up estates for the benefit of the local area.



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