

CASE STUDY

Lawrence Lowry Court

Scheme: Laurence Lowry Court Sheltered Scheme Refurbishment

Client: City West Housing Trust

Value: £950,000

Duration: Decent homes internal and external

21 weeks, completing March 2011

Internal communal refurbishment

16 weeks with anticipated completion August 2011

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The works to Laurence Lowry involve the complete refurbishment of a fully occupied sheltered scheme. The works include a programme of decent homes internal and external improvements as well as a major redesign and refurbishment of communal facilities.

External works included:

- Replace fascias, Soffits and Rainwater Goods (UPVC)
- Renewal of pitched roof to accommodation blocks
- Renewal of flat roof to communal areas
- Install new external doors
- Service existing UPVC windows
- Pre-paint repairs to external woodwork
- Paint external woodwork

Internal works included:

- Remodelling bathrooms and provision of fully compliant wet rooms
- Removal of asbestos (floor tiles)
- Up grade heating
- Up grade electrics

Internal (communal) works include:

- Remodelling communal facilities including provision of new kitchen, offices and storage



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The lads that are doing the work are the nicest, most co-operative, thoughtful bunch of lads you could ever wish to meet. We are lucky to have Emanuel Whittaker's and I can't thank them enough.

Warden Angela Reilly



Laurence Lowry is the first of many City West Sheltered Schemes to benefit from major refurbishment works. That's good news for residents who have been wanting the improvement works for a long time, but it also meant a lot of anxiety for the warden and residents as they prepared to have their homes and lives disrupted.

Emanuel Whittaker have done as much as possible to take the anxiety out of the works. After carrying out two pilots, we devised the most efficient and least disruptive working methods before starting on residents homes.

We prepared a respite flat to allow residents to take a break whilst work was being done to their homes, as well as providing a TV, aerial and licence for the existing guest facilities.

Working with Angela the Warden, our resident liaison officer, Adam, has organised a variety of social events, including transport to neighbouring sheltered schemes to ensure that residents can continue to enjoy their social activities whilst the works take place to the communal facilities.