

FNH 299 FIR Block: - FAQ

<p>1. Extent of work on FIR Block</p>	<p>Following In depth investigation of the external cladding material on FIR Block we have ascertained that the Roofing material: -</p> <p>Roof of Fir – this is the easiest roof to tackle – the roof is formed of an enclosed panel formed of the following from outside to in:</p> <ul style="list-style-type: none"> • 3mm PPC Aluminium sheet • 50mm mineral wool • 80mm PIR • 3mm PPC <p>Due to the presence of the mineral wool the likelihood of the system exhibiting uncontrolled fire spread over its surface is low. There was no apparent fire stopping between the compartment wall surveyed and the rear of the roof panel, therefore we advise the following:</p> <ul style="list-style-type: none"> • E160 fire stopping between compartment wall lines and the rear of the roof panel. • Cut out the PIR for the width of the compartment wall and insert mineral wool instead to create a break, ideally this would also achieve E160. • E160 fire stopping within the eaves box.
<p>2.</p>	<p>Balconies – generally balconies require replacement due to lack of fire service access, there could be potential to retain some balconies as part of an assessment.</p>
<p>3. Programme and Start Date</p>	<p>FIR is not urgent and will be programmed to start after the works on Birch and 1-53 Winterthur Way are complete.</p> <p>LCS will be the contractors carrying out this remedial works. LCS / Chaneys will letter drop to confirm the start date of the works.</p>
<p>4. Dates Areas of the building are going to be worked on</p>	<p>LCS will issue updated by letter drop once we have initiated all the works. These will indicate when they will be working on sections of the buildings and for how long.</p>

	<p>Chaney s will have copies of all the programmes and correspondence also on dates.</p> <p>There will be letter drops carried out by LCS during the works to inform residents of when works and access to balconies are required. Just as previously done when changing the balcony decking.</p>
5. Will the Twin Building –423-472 (Block G) Winterthur Way be also done at the same time?	Yes, it will
5. The Appearance of the roofing	The building and appearance will not change, and it will be the same colour and appearance as currently installed but refreshed.
6. EWS 1	A. EWS1 forms: - release of the EWS1 forms can be provided once the works are complete on the block usually 6 to 8 weeks post completion.
8. Noise for the works	Yes, there will be noise when the roofing is cut away and scaffold is erected Similar to the noise you have already experienced on site.
9. Defects and Warranty	Fairview when they signed the contract with the government, have agreed to maintain and make good any defects in the new works for a period of 12 years after completion, at no cost to the residents.
10. Changed to Fire regulations	The contract Fairview signed with the Government mean Fairview are liable to change the cladding in the future if the fire regulations change again and the works are found not to meet the new fire regs. This is at no cost to the residents.
11. Internal Works	<p>Fairview are still scoping this work, and defects found in the investigations. Currently tendering this work with contractors.</p> <p>All apartments will have to have the works carried out to ensure Fire doors are correctly fitted and smoke seals intact This will be for all Common areas; staircases; plant areas and Apartments.</p> <p>Fairview and Chaney s will inform the residents when they are ready to commence the works</p> <p>Again, a schedule will be issued by the contractor of the areas they require access to and dates.</p>
12. Location of the Site Compound	The Current Site Compound will be retained throughout the works

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