

Aug 28th, 2020

# Southwark Council redevelopment of Daniels Road

Newsletter No.4



## Welcome

Welcome to another monthly newsletter for the redevelopment of Daniels Road.

## The Project Team

The project team consists of two Osborne personnel, Richard Ellis the Project manager and David Shields the Site Manager, totaling over 35 years of construction experience.

## Upcoming Works

The project consists of the design and construction of 1 No 3 Story Residential block of flats and 5 No houses with a total of 19 new council homes.

**Block B** – Block of Flats, We currently have the entire of the block wrapped in a scaffold for the installation of the external Brickwork which is ongoing over the next month. We have the top floor currently underway which is of metal construction which will receive a decorative metal cladding finish. Internally on this block we are currently installing the ventilation extract ductwork and the waste pipes.

**Block A** - Town houses at South West of the site. We currently have the metal roofing being installed. Internally we have installed the 1<sup>st</sup> fix pipework and cables along with the partition walls. Over the course of the next month we hope to be installing windows/doors and fitting out the internals.

**Other Items** – It has now been confirmed that both of the stairways between Daniels Road and Barse/Howbury Road will no longer be being installed.

**Site Security** – Monitored CCTV 24/7 is in place.

## Construction progress

As a site team we have managed to maintain site progress during these uncertain and trying times and are looking forward to the time we can engage more with the local community. In the meantime below are some images of site progress and Counsellor Pollack's visit to site.

## Covid-19

[www.constructionleadershipcouncil.co.uk](http://www.constructionleadershipcouncil.co.uk)

## Key Contact Details:

**Elisha Stewart – Southwark Council Project Manager**

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**Richard Ellis – Osborne Project Manager**

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A book of concerns can be found in the site office, Please feel free to pop in should you have anything to note. Our door is always open!

## General Enquiries

Should you need to contact Osborne please do so via the following methods:

☎: 0800 0258 008

✉ [enquiries@osborne.co.uk](mailto:enquiries@osborne.co.uk) 🐦

@Osborne News

## Considerate Constructors Scheme

The site is registered with the Considerate Constructors Scheme (CSS), which means we will be regularly assessed by an independent body.

Posters showing our registration to the scheme will be clearly displayed on site with contact numbers for our representative. More information on the CCS can be found on their website ([www.ccscheme.org.uk](http://www.ccscheme.org.uk))

We operate an open door policy, should you have concerns please come and speak with the friendly team.



**Block B The Apartments** – Standing on the 2<sup>nd</sup> floor as the Metal walls were commencing to form the apartments on Level 2.



**Block A The Townhouses** – Just leaving Block A through what Will become the rear gardens. Following a successful tour of site Each house now the staircases are installed and internal walls are under construction.



**Block B The Apartments** – Standing on the 2<sup>nd</sup> floor now the Metal walls are almost complete forming the apartments on Level 2.



**Block A The Townhouses** – Block A showing The staircases installed and internal walls are 1<sup>st</sup> fixed and plaster boarded one side. Also Mechanical and Electrical 1<sup>st</sup> Fic is complete

Here we have the link to the full write up.

<https://www.southwark.gov.uk/news/2020/aug/covid-19-fails-to-stop-council-providing-essential-new-council-homes>