Alexander James Contracts Ltd

Alexander James Contracts Ltd
Suite D, Tower House,
Latimer Park Farm,
Little Chalfont.
HP5 1TU.

Date: 16.07.2025

Dear Residents,

Notice of upcoming construction work at Baldewyne Court

We are writing to inform you that Alexander James Contracts Ltd (AJC), will be starting construction work at Baldewyne Court, as part of Haringey Council's ambitious home delivery programme to deliver the first new council homes in a generation, with as many as possible built on existing council owned land. Haringey Council aims to build 3,000 new homes by 2031. Construction of the 12 new council homes planned for Baldewyne Court will take place on the site occupied by pram sheds and disused garages.

We will make every effort to minimise disruption to residents in the surrounding area. We understand that such work can be an inconvenience, and we sincerely apologise for any disturbance this may cause. We will endeavour to keep disruption to a minimum. As members of the Considerate Contractor Scheme, we adhere to a code of considerate practices that help reduce or mitigate the impact of construction on local residents. This also concerns safeguarding residents' health in the immediate vicinity of the proposed site.

Please be assured that we will:

- Use the best practice methods to control and reduce noise.
- Keep working hours strictly within the permitted limits.
- Ensure all machinery and equipment are maintained to minimise impact.
- Our site manager will be available to respond to any immediate concerns.

Working Hours: Monday to Friday: 08:00 – 17:00 **Saturday:** 08:00 – 13:00

Planned works – Summer to autumn 2025

We expect to start work in August and the site will be complete in winter 2026.

August to September 2025:

Groundworks: This will include the demolition of the existing pram sheds and garages in the area. Then preparation of the ground for the foundation and piling installation. During this period, there may be some noise, and frequent movement of trucks to and from the site.

September to October 2025:

Excavation works: Start of the excavation works for the ground beams and piling will proceed. These serve as the primary foundation system for the development. This will be followed by the installation of the drainage and service ducts, to serve the future development. This will include the layout of below ground pipes and connections in preparation of the next phase of works for the concrete pour to begin. During October, brick and block work will begin with beams to the first floor installed.

What to Expect
Scheduled Activities in August and September

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Monday 28th July 2025 to Friday 1st August 2025: Site set up and preparation. With installation of the site hoarding and AJC signage.

Monday 4th August 2025 to Monday 15th August 2025: Construction work will begin on site and continue through into Autumn. These works are part of the foundation and substructure construction activities essential to the overall progress of the project.

Monday 18th August 2025 to Monday 29th August 2025: Demolition of Baldewyne Court pram sheds and garages to commence.

Your Support

Thank you to those of you who attended the recent Meet the Contractor event. We will be holding another event in September.

We will also be building new council homes at locations close to Ashdowne Court, Fiske Court and Arundel Court. Construction activity on all these sites will occur along the same timeline.

We are committed to being good neighbours and maintaining positive relations with the community. Your patience and understanding during this brief period of essential work is greatly appreciated. With our extensive experience in similar projects, we are well-prepared to ensure minimal disruption while upholding high standards of workmanship. Our team is dedicated to seamlessly integrating the site into the local surroundings.

Throughout the duration of the project, we will provide regular updates on our progress, anticipated timelines, and any changes or adjustments to the schedule. Additionally, **Carley Saunders** is our designated Resident Liaison Officer, for residents to address any concerns, queries, or feedback related to the work.

Carley will be situated between the four sites on Lansdowne Road: Ashdowne Court, Fiske Court, Arundel Court, and Baldewyne Court.

You can contact Carley at:

Email: **Carley@alexanderjamesltd.co.uk**

Mobile: **07718 937 181**.

If you have any queries or concerns about the construction works at Baldewyne Court do contact our site manager **Mark Notton** at:

Email: **markn@alexanderjamesltd.co.uk**

Mobile: 07561 691 805.

We thank you in advance for your cooperation.

Yours faithfully,

Josh Rankin
Contracts Manager

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