Great Arthur House RLG

Project Dashboard Report

Wednesday July 8th 2026

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Great Arthur House – Project Dashboard

Activity	Description
Senior Principal Project Manager	• Kat Azar due to start role on 15 July. • Kat visited Golden Lane Estate and informally met with DCCS Major Works team on 25 June.
Resident Decant Officers	• In recognition of the sensitivity around temporary resident relocations, Resident Decant Officer/s (RDOs) are required to provide an enhanced resident engagement service. • Committee paper seeking approval for their recruitment has been signed-off at CCS Committee and has been presented at Corporate Services Committee on 1 July. • Still on target for September recruitment.
Consultancy Services	• Tendering bids returned and interviews took place on 15th / 16th June. • Scoring Moderation with Procurement team taken place. • Stage 2 Section notices to be issued, to be followed by consultant contract award in September/October.
Coffee Morning Drop-In	• Drop-in session held at Golden Lane Estate Community Centre on 19 June. Approximately 10 attendees from various blocks visited.
Storage Unit Allocation	• A review of existing storage units is underway to confirm current allocations and occupancy records. • Housing Services are undertaking audits of sheds and garages to establish accurate records and identify available units. • This work will help inform future storage arrangements during the delivery of the Great Arthur House major works. • Residents will be consulted and kept informed before any changes to storage arrangements are implemented.
Roof	• Great Arthur House Roof to be refurbished. Initially drafted to be a separate package, the intention now is to have the roof works fall in line as part of the overall package of the programme. • Pre-app currently underway with view for submittal for BSR (Building Safety Regulator) by August 2026. • Intention is to reinstate the pond and Japanese roof garden amongst other improvement works. • Next Pre-App meeting scheduled for W/E 17 July. • Meeting between LDS and Studio Partington to be scheduled.

Key Risks	Mitigations
Contractor Works Tenders may come with inflated prices	• Appropriate quantity surveying support will scrutinise the value of work.
Potential lack of market appetite	• Contractor pre-market engagement exercise took place in July 2025 to test and gauge interest of varying contractors. Length of programme will unlikely deter tendering parties.
Key Activities for the next period	**Description**
Drain Survey	• Studio Partington have contacted Drainage Doctor for survey of existing drains to assess condition of existing flue. Scaffolding required by roof area to facilitate survey. Quotations and survey date to be finalised. **Update**: P.O raised. **Ongoing**.
Wayfinding Signage Workshop	• Workshop to discuss strategy to be held between City of London, BB7 and Studio Partington. **Ongoing**.
Stage 3 Design Pack	• Studio Partington collating all design options to include for Stage 3 submission for August.
Technical Consultation Event	• Workshop session between GLERA Technical Team and consultant design team for Great Arthur House and Cuthbert Harrowing House confirmed for 16 July.
Risk Register	• Studio Partington to produce register as part of their role of Principal Designer and Construction Design Manager. At this stage they can highlight design risks and mitigation strategies. **Ongoing**.
Building Regulations Compliance Tracker	• Studio Partington, collating elements of project that the Building Safety Regulator (BSR) to make clear design issues are being addressed. Tracker to be included as part of submission to the BSR.
Appointment and Recruitment of new Internal staff	• SPPM to be onboarded and new RDO posts to be advertised in July.
Tag and Trace Survey	• Intrusive survey legally required under HSE to identify and manage any Asbestos Containing Materials (ACMs) and any other building issues. P.O raised date of report to be confirmed.
Key Design Issues	**Steps to Close Out**
Sprinklers	Following fire surveys, ascertained new system is required. Update: Following successful trial at Bayer House, iMist system being considered. Understood pipework is much less intrusive than full scale sprinkler system.
Windows Installation options reviewed for Stage 3 report	Previous discussions held regarding window replacement strategy. Agreed among design team that refurbishment of windows would be more cost-effective. Thermal performance to properties are likely to improve. Refurbishment method considered to be more desirable to Historic England due to Grade II status.

Communication and Engagement Programme

Great Arthur House - Communications and Engagement Plan

Item	Activity	Date	Week Commencing												
			July					August					September		
			29th - Jun	6th - Jul	13th - Jul	20th - Jul	27th - Jul	3rd - Aug	10th - Aug	17th - Aug	24th - Aug	31st - Aug	7th - Sep	14th - Sep	21st - Sep
1	**Great Arthur House RLG Meeting (July)**	**08/07/2026**													
1.1	*Minutes drafted and circulated to project team*	To be confirmed													
1.2	*Minutes issued to RLG attendees*	To be confirmed													
1.3	*Minutes published on Golden Lane Estate (GLE) website*	To be confirmed													
2	**GLERA Technical Group Meeting**	**16/07/2026**													
3	**Great Arthur House Consultation – Feedback period commences**	**20/07/2026**													
4	**Wider Estate RLG Meeting**	**24/07/2026**													
5	**Great Arthur House Feedback Ends**	**30/07/2026**													

Great Arthur House Development Programme

2026

Surveys Investigation and Design Work

Oct 2026 – April 2027

Design and Approvals: Planning Consent (Gateway 1)

Originally set out as two separate application (Roof and internal works).

May 2027 – Dec 2027

Tender Process (Finding a Contractor) / Statutory Consultation Period

Dec 2027 – Dec 2028

Building Safety Regulator (BSR) Approval (Gateway 2)

Approval is critical for construction can commence.

Jan 2029 – April 2029

Contractor prepares to start on site

May 2029 – May 2032

Construction works on site

May 2032

Construction works complete

Next RLG

~~8th July – this is before the planned introductory consultation (scheduled for Thursday 16 July) and will include a preview of materials.~~