



Hafod Housing:
**Brocastle Manor
Care Home**


ian williams
Looking after Buildings

Project:

Brocastle Manor Care Home



Task:
External Decorations and Repairs

Products used:
Stormshield Flexible Satin,
Stabilising Solutions and
Silicone Masonry Paint

Client:
Hafod Housing

Set in 14 acres of countryside, Brocastle Manor Care Home provides care and support for over 80 residents. Services range from residential and nursing care for older people as well support for disabled people. Hafod Care prides itself on not only maintaining excellent services for residents but also the aesthetics of the site.

The Project

We undertook external decorations and repairs to Cadwgan, Llewellyn, Glyndwr and Eifion Court and Iestyn Block to address the issues arising from serious staining caused by dirt and algae to previously unpainted surfaces. A key challenge of this project was designing a specification with the support of PPG which would not only fit with the natural surroundings but would also fit with the new section of the site containing a large amount of external wall insulated render.

Due to the level of staining and damage caused, the buildings required a large amount of pre-paint repairs, for example, in some areas the woodwork had to be taken back to bare surfaces before being treated with Stormshield Flexible Satin in a colour which best fitted the buildings surroundings. Previously untreated externally insulated walls required thorough cleaning and an application of a fungicidal wash. We found surfaces to be very powdery so treated them with Stabilising Solutions to ensure the application of the Silicone Masonry paint was effective.



Before



After



The Challenges

Inclement weather was a concern throughout the project due to working during the autumn months. However, our experienced Foreman and Contract Manager were able to carefully programme works to ensure Operatives were productive during wet time and the project finished two weeks ahead of schedule. We worked with our approved scaffold partner to design the safest and most appropriate access methods to enable us to reach all areas of the buildings.





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For further information
about Ian Williams Limited
and the services we provide,
please contact us.



Ian Williams Limited
Quarry Road
Chipping Sodbury
Bristol BS37 6JL

T 01454 328000

E enquiries@ianwilliams.co.uk

W www.ianwilliams.co.uk