

22 September 2021

Dear Leaseholder,

**BUILDING SAFETY UPDATE: BALCONY ACM**

**AURELIA HOUSE, SABLE HOUSE, FESTIVE MANSIONS AND TITAN HOUSE**

We have been working with EVMML and its consultants to fully assess the impact of the ACM material found on the balconies of your buildings.

When [EVMML wrote to you in May](#) it advised that no immediate action was necessary following the findings of the ACM on your balcony. Since then, EVMML has taken advice from their fire risk assessors as well as their insurers and MHCLG. We have not yet seen this information but are aware of the concerns about this material. As a result of the information, EVMML is beginning the process to draw up a specification for tender and to fully assess the potential costs and timelines required to remove the material.

A decision has not yet been made as to whether the material will be removed from the building. We are expecting this decision to be taken at the next meeting of the EVMML Board in the next fortnight. We will, of course, let you know about the outcome as soon as possible. We will ensure a consultation process is followed if a decision is made to remove the material, and will advise residents about the implications as soon as we have further information.

EVMML is working with a consultant to plan this work and we'll be in a position to give you more information about the process soon. We know you will be keen to have a clear idea of the costs, timetable and work involved to remove and replace the material.

We will contact you again when we have more details from EVMML about the next steps, but until then, please contact [BuildingSafety@triathlonhomes.com](mailto:BuildingSafety@triathlonhomes.com) if you have any questions or want to comment.

Best wishes,

**Triathlon Homes**