

# The Old Baths / Highstreet, Speke

**Client:**

- Legacie / South Liverpool Homes

**Project:**

- Affordable Housing Development – 154 Residential Units across two sites

**Scope of Works:**

- Brickwork and blockwork package
- Installation of masonry support systems
- Feature brick detailing and architectural finishes
- Coordination with follow-on trades and structural interfaces

**Contract Value:**

- £1,600,000.00



## Overview:

Our team was appointed as the principal brickwork contractor on two key affordable housing schemes developed by Legacie Developments. These flagship projects involved the construction of 154 high-quality residential units, aiming to provide sustainable and affordable housing solutions to meet growing community needs.

Located in South Liverpool, the projects combined modern construction techniques with traditional aesthetics, requiring expert craftsmanship and a reliable delivery partner to execute complex brick and masonry works.



## Challenges and Solutions

### Challenges & Solutions:

#### Tight Programme Requirements:

The development had strict timelines due to funding and occupancy schedules. We deployed a dedicated site management team and increased labour resource during peak phases to maintain progress and ensure continuity across all plots.

#### Architectural Brick Detailing:

The scheme incorporated several feature brickwork elements including soldier courses, recessed panels, and contrasting bond patterns. Our operatives, trained in high-spec finishing, ensured all details were executed to the architect's design intent without compromise.







**Masonry Support Integration:**

Coordinating brickwork with structural masonry supports was critical. We worked closely with the main contractor and structural engineer to ensure all bracketry was installed accurately and in sequence, avoiding delays and rework.

**Live Environment Sensitivities:**

As part of a phased build in a residential area, site cleanliness, safety, and noise management were top priorities. Our team ensured full compliance with all Considerate Constructors Scheme requirements.

**Key Achievements:**

- Delivered all brick and blockwork to programme and quality standards
- Zero H&S incidents over the delivery period
- Seamless integration of bespoke masonry support and façade elements
- Positive feedback from client and main contractor on workmanship and cooperation

