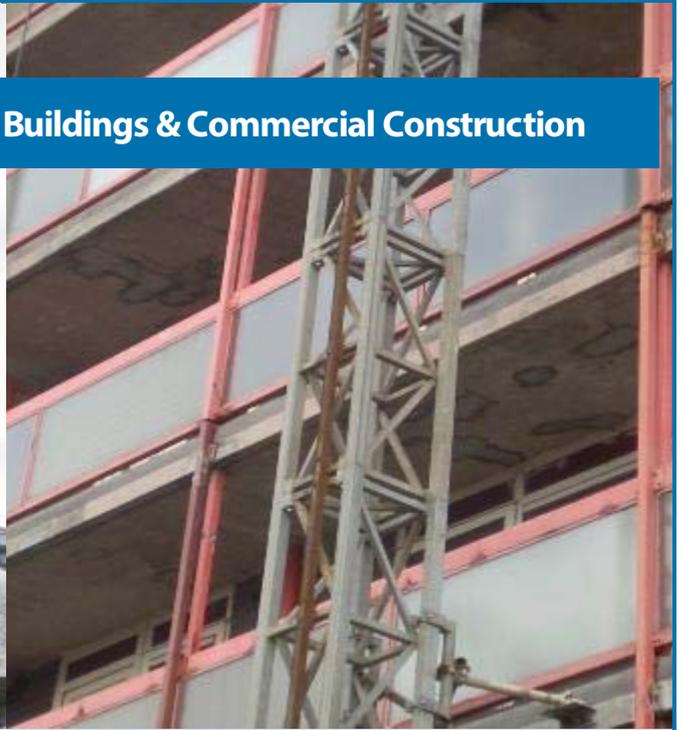


## Project Profile - Buildings & Commercial Construction



### PROJECT

Monsall Flats, Manchester

### SUMMARY

Internal and External Refurbishment of Public Housing Stock

### PRODUCTS

**Steel Reinforcement Protector 841**  
**Monomix**  
**Monolevel 844SP**  
**Bond-Prime**  
**Monodex Ultra**

### CLIENT

Northwards Housing  
North Manchester's Council Homes

### CONTRACTOR

Gunite (Eastern) Ltd on behalf of  
Wates Construction

### BACKGROUND ▶

**Building on the success of the five year Decent Homes Programme in which 99.6% of the public housing stock was renovated, Northwards Housing required a single source specification for concrete repair and protection works on three residential blocks.**

The 13 storey blocks at Sanderson Court, Hayden Court and Sheridan Court were showing signs of deterioration which was evident on the concrete balconies and ring beams, with spalled concrete exposing steel reinforcement resulting from carbonation and a high chloride content.

### THE SOLUTION ▶

The surveyor's recommendation favoured a fully CE marked system in compliance with BS EN 1504 from Flexcrete. After cleaning back to bright metal, **Steel Reinforcement Protector 841** was used. All minor surface defects were filled with **Monolevel 844SP** which was also used to produce a fair-faced finish to balcony soffits. Larger voids were repaired with **Monomix**, as it is easily built up to 80mm in a single layer. To provide at least ten years' anti-carbonation protection, the flats were treated with the decorative **Bond-Prime** and **Monodex Ultra** system.



FM 41091  
EMS 597350  
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Health & Safety

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