



Jay Leyden
Box Construction

PROJECT 25/04/2025, 07:49

the Brunswick Manchester external windows

Friday 25 April 2025

Prepared For Trust Inns

39 Issues Identified



ISSUE 1

Assigned To Box

Window 1

New window old one rotted through

1050 x 1350 x 150

SF
W13



ISSUE 2

Assigned To Box

Window 2

New window

Rotted

1050 x 1350 x 150

SF
W12



ISSUE 3

Assigned To Box

Window 3

Has had a cill replacement

Should be fine with a prep and paint

1050 x 1350 x 150

SF
W11



ISSUE 4

Assigned To Box

Window 4

Will be fine to redecorate

1050x 1350 x 150

SF
W10



ISSUE 5

Assigned To Box

Window 5

This doesn't match the rest of the
2 pains broken
1280 x 1350 x 150



ISSUE 6

Assigned To Box

Window 6

Feels solid should be fine with Decs
960 x 1300



ISSUE 7

Assigned To Box

Window 7

Window in good condition



ISSUE 8

Assigned To Box

Window in good condition

Remove wires

Fill and dec



**ISSUE 9**

Assigned To Box

Window 9

Window in good condition

Ready for Decs

SF
W5

**ISSUE 10**

Assigned To Box

Window 10

Window in good condition ready for Decs

Needs re glazing top half

825 x 555 x 4mm clear

SF
W4

**ISSUE 11**

Assigned To Box

Window 11

Window in good condition ready for Decs

SF
W3

**ISSUE 12**

Assigned To Box

Window 12

Not in great condition feels very fragile

990 x 1790 x 150

FF
W14



ISSUE 13

Assigned To Box

Window 13

Window very soft and rotted

990 x 1790 x 150



ISSUE 14

Assigned To Box

Window 14

Doesn't look to bad

With some putty repairs and fill and dec

990 x 1790 x150



ISSUE 15

Assigned To Box

Window 15

Cill rotten

Bottom case rotted

Needs putty repair

990 x 1790 x 150



ISSUE 16

Assigned To Box

Window very soft

Big cracks in render and stone cill around this area

Needs investigation

1020 x 1790 x150





ISSUE 17

Assigned To Box

Window 17

Good condition ready for Decs

ff
w9



ISSUE 18

Assigned To Box

Window 18

Good condition ready

Are the bars on this window staying ?

ff
w8



ISSUE 19

Assigned To Box

Window 19

Good condition ready for Decs

ff
w7



ISSUE 20

Assigned To Box

Window 20

Good condition ready for Decs

ff
w6



ISSUE 21

Assigned To Box

Window 21

Good condition ready for Decs



ISSUE 22

Assigned To Box

Window 22

Good condition ready for Decs



ISSUE 23

Assigned To Box

Window 23

Good condition ready for Decs



ISSUE 24

Assigned To Box

Window 24

Good condition ready for Decs





ISSUE 25

Assigned To Box

Window 25

Window needs little hole filling

Then dec

GF
W6



ISSUE 26

Assigned To Box

Window 26

Needs small repairs before Decs

GF
W5



ISSUE 27

Assigned To Box

Window 27

Good condition ready for Decs

GF
W4



ISSUE 28

Assigned To Box

Window 28

Good condition ready for Decs

GF
W3



ISSUE 29

Assigned To Box

Window 29

Good condition ready for Decs

GF
W2



ISSUE 30

Assigned To Box

Window 30

Good condition ready for Decs

GF
W8



ISSUE 31

Assigned To Box

Window 31

Good condition ready for Decs

GF
W9



ISSUE 32

Assigned To Box

Window 32

Ready for Decs

GF
W10



ISSUE 33

Assigned To Box

Window 33

Good condition ready for Decs

GF
W11



ISSUE 34

GF
D7



ISSUE 35

GF
D6



ISSUE 36

GF
D4



ISSUE 37

GF
03



ISSUE 38

Assigned To Box

Rear elevation windows look in good condition from the ground

No access yet

One with board over to investigate

ISSUE 39

Jay

- Can you report rear elevation
- Potentially adopt SAP to these No.5

