OUR TOWN HALL

PROJECT





STAGE 5

LEVEL LGF - INTERNAL REPAIR SCHEDULES

OTH-PUR-TH-LG-SCH-A-5900

SEPTEMBER 2025

PURCELL

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OUR TOWN HALL PROJECT

DOCUMENT TITLE	DOCUMENT REVISION	ISSUED FOR	ISSUED DATE	ISSUED BY	REVIEWED BY	REVISION NOTES
OTH-PUR-TH-LG-SCH-A-5900	Rev 04	For Tender	25/06/21	MJBS	RB	Revision following further de-scoping and to include BWIC for service holes. Priority rooms 28, 27+a, 27b+c, 26, 21+a, 20+a included only.
OTH-PUR-TH-LG-SCH-A-5900	Rev 05	For Tender	16/07/21	MJBS	RB	Specification references updated. Priority rooms 28, 27+a, 27b+c, 26, 21 +a, 20+a included only.
OTH-PUR-TH-LG-SCH-A-5900	Rev 06	For Tender	22/09/21	MJBS	RB	Priority rooms 15, 17. 43, 43c, 43d, 001, 004, C01 added. Latest amendments to these rooms in pale orange
OTH-PUR-TH-LG-SCH-A-5900	Rev 07	For Tender	15/10/21	MJBS	RB	Priority rooms C01g, C01n, C02, C02A, C03, C04 added. Latest amendments to these rooms in pale orange
OTH-PUR-TH-LG-SCH-A-5900	Rev 08	For Construction	19/11/21	MJBS	RB	Priority rooms LG-038b, LG-S05, LG-16, LG-18, LG-19, LG-024, LG-25. Latest amendments to these rooms in pale orange. Status amended to For Construction.
OTH-PUR-TH-LG-SCH-A-5900	Rev 09	For Construction	04/02/22	MJBS	JC	Central area rooms added (at front of document) except LG-054 (Boiler room area) and LG-057a, Latest amendments in pale orange. Kairnial photo references added.
OTH-PUR-TH-LG-SCH-A-5900	Rev 10	For Construction	04/03/22	MJBS	AB	Remaining rooms added for Lloyd St and Albert Sq sides, and LG-054 (Boiler) and 57a.
OTH-PUR-TH-LG-SCH-A-5900	Rev 11	For Construction	05/09/25	JBAC	GO	Skirting Repairs updated to refer to reports issued to Purcell-EWN-001349 Updates in light purple

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1.0 INTERNAL REPAIR PRINCIPLES

1.01 OVERVIEW

The following report outlines the internal repair principles and the internal repair room schedules on a room by room basis for a specific floor level. Each room schedule illustrates numerous repair types, a quantity, the height of repair off the FFL and an NBS reference relevant to that repair type.

Each room has been surveyed to locate the actual repair within each room and tap tested to establish the condition of the existing plaster. A high level moveable platform or MEWP was utilised to tap test the ceilings and areas of plaster at high level to determine the condition of the plaster and establish the repair required.

We have also physically marked the area of repair onsite and the relevant repair type code with Builder's chalk on the building fabric where feasible. We have taken contextual photos of the surveyed rooms and photos of the marked-up areas and repair codes for record. This detailed internal repair survey and schedules will allow the QS to provide a detailed costing for the internal repairs. In relation to the Restoration spaces we have produced internal elevation drawings illustrating locations and areas of repair in tandem with room schedules for each of the Restoration spaces.

Each repair is categorised as either; Necessary (N), Essential (E) and Desirable (D) Repairs with a commentary which includes the repair objective and a consideration of specification . Collectively this provides a set of repair principles that can be taken forward for the future scoping of the internal repair and possible future VE options.

In summary the following considerations inform the repair principles;

- Established repair principles set out in adopted policy.
- Heritage significance (relative importance) & the Manchester Town Hall key values.
- Location within areas of public use.
- Impact of repair including appropriate approach.
- Benefits to health, safety and inclusive access.
- Performance or failure and possible long term impact

1.02 BACKGROUND

The repair principles within this document have been developed in-line with guidance set out in previous documents and adopted policy. The documentation relevant to the repair principles includes the 2006 adopted conservation plan and the, more recent, Manchester Town Hall Heritage Management Plan (HMP) - September 2016.

The HMP identifies guiding principles for repairs and recommendations to be considered when developing detailed specification for interventions.

Within the repair guidance the HMP states that repair works necessary to sustain the heritage values of the Town Hall will be acceptable if :

- There is sufficient information to understand the impact of the works on the significance of the place,
- The long term consequences of the recommended repairs can be demonstrated to be benign and are designed to avoid prejudicing alternative solutions in the future,
- The repair works are designed to avoid or minimise harm.

The HMP adopts an overarching repair philosophy as one of minimum intervention to achieve the long term, sustainable preservation of individual components and the building as a whole. It also recognises the need to look beyond the immediate need for repair and address the route reasons for failure to plan for long term consequences and inevitable change.

By identifying defects, repair objectives and categorising them as essential, necessary or desirable; this document identifies the approach to repairs in a way which shows consensus with the HMP.

1.03 DEFINITION OF REPAIR

Due to the nature and location of some of the repairs there is a level of overlap between repair and restoration principles. The capacity for change plans and accompanying statement (Ref: OTH-PUR-XX-XX-RPT-A-0033) clearly define the difference between repair and restoration and also identify the areas within the town hall that are proposed for repair, restoration or alteration.

Repair Definition:

"Spaces or fabric identified as requiring repairs beyond the scope of maintenance to remedy defects caused by decay, damage or use, including minor adaptation to achieve a sustainable outcome, but not involving restoration or alteration."

In some instances there is a level of overlap where a repair is within an area that is proposed for restoration and as such the appropriate repair type could be considered a small scale restoration. An example of this would be the rectification back to the original design intent to an area of mosaic that has had a previous poor matching repair and generally within Very High Significance areas.

1.04 LOCATION

The location of the repair is crucial to informing the principle which will be adopted. The categorisation of repair will be dependent on the heritage significance, relation to the key Manchester Town Hall values, importance of space and also whether the repair is in a public or front of house area. For example a defect within a level 1 public corridor of very high significance area may be considered more essential than a similar repair within level 0 storage space of lower significance.

The significance plans within the strategy document (OTH-PUR-XX-XX-RPT-A-0007) identify relative importance of spaces within the town hall. This is done by assessing the key values against significance. The result is a series of spaces identified from very high to detrimental significance. These categories can then be used to inform the repair principle in terms of location.

The Manchester Town Hall key values are:

- Built fabric and construction technique
- Continued use and functionality
- Civic Pride and collective memory
- Plan form and circulation
- Architectural Form

Where location is relevant to a repair the commentary makes reference to this in terms of significance or public vs private.

1.05 CORE AND WIDER PROJECT VALUES

The repair principles can address the core project objectives by being assessed against the wider values. These include but are not limited to;

- Reducing or eliminating ongoing maintenance issues.
- Rectification of defects that present a risk to health and safety.
- Rectification of failures in building performance and subsequent damaged caused by those defects.
- Repairs associated with improving inclusive access.
- Optimise life cycle costs and cost in use.

The repair principle will be different in particular instances dependent whether benefit to the significance values can be demonstrated. There is a limitation on how effective a repair would be at addressing a key value and in some cases an intervention may be more appropriate.

An example of this is where an original detail no longer functions in the way it was intended, perhaps due to a change of condition (ie increase rainfall). The approach here would be to repair any collateral damage and intervene to improve functionality of the detail but also minimise impact on significance.

1.06 PRINCIPLES OF REPAIR SPECIFICATION & HERITAGE IMPACT ASSESSMENT

An understanding as to the significance of specific elements is required to determine the repair principles. To aid this the capacity for change plans along with an understanding of the different periods of construction within the town hall (Original, Historic and Modern) have been used.

The impact on heritage significance must be considered to ensure that there is clear and convincing justification for the repair of specific elements. The Strategy document (OTH-PUR-XX-XX-RPT-A-0007) contains a step-by-step guide on the process for assessing significance. At this stage, the necessity of the repair is assessed proportionately to the level of significance. In defining the specification a heritage impact assessment is undertaken using the following questions:

01 What is the level of change?

02 What is the potential impact of change?

03 What is the need for change?

04 Can harmful change be mitigated?

05 Can harm be justified against public benefit?

The specification and approach taken is subject to information, results and analysis arising from the intrusive surveys. As such the repairs listed in this document are based on the research and analysis from the intrusive survey trials.

1.07 REPAIR CATEGORY DEFINITIONS

The sections mentioned previously form the basis for which the principles are defined.

Essential
- The defect currently poses a risk to health and safety to future users and occupants.
- The defect is a current performance failure or represents an ongoing problem for maintenance. The repair is to make the failing element sound and capable of continuing to fulfil the intended purpose.
- The repair of the defect would mitigate against a current barrier to access.
- The defect has a detrimental impact on heritage significance.

Necessary
- The defect does not pose a current risk to health and safety to future users and occupants.
- The defect has potential to cause harm or become a risk to H&S or access in the foreseeable future (10+ years) and cannot be resolved through management / change of use etc.
- Rectification of the defect will sustain significance.
- The defect is located within a highly trafficked or public area.
- The defect is aesthetic but is located within a level of Very High Significance as defined by the Significance Plans.
- The repair objective has a clear contribution to achieving one of the core project values or significance values including benefits to access.

Desirable
- The defect does not pose a risk to health and safety to future users and occupants
- Rectification of the defect will enhance significance
- The repair objective is to rectify minor defects that may be purely aesthetic. Such rectification will contribute to the success of the project but does not necessarily enhance significance.
- Collateral repairs or work that offer economical benefit ie. Reduced life cycle cost through being undertaken during the main project works. I.e. utilisation of access platforms for repairs to currently inaccessible areas.

1.08 INTERNAL REPAIR SCHEDULE DEVELOPMENT

At the outset of RIBA Stage 2 the following methodology was trialled to determine and schedule the repairs to a representative sample of rooms to enable the overall cost of repair to be more accurately estimated and budgets tested.

Of the 732 rooms in the building, four room types have been identified:

- Civic/State Rooms, public circulation areas, eg Great Hall, Lord Mayor's Parlour, Committee Rooms, etc.
- Civic Offices, Public Offices, and Staff Circulation Areas, eg Treasurer's Office, level 3, 4, 5 and 6 Corridors.
- Workplace areas, eg general office space.
- Back of House/Ancillary functions, eg Staff rooms, WCs, and Kitchens, Lord Mayor's Kitchen, level 7 & 8
- Corridors.

27 sample rooms, each representative of a sub-type, were identified and a visual condition survey undertaken to identify the repairs required. The repairs were recorded on an excel spreadsheet and the 27 sample rooms were then passed to the QS for costing.

The room types have been further refined to take account of the proposed fit-out resulting in 22 Internal Fit-Out & Repair Room Types based on the rooms future use and location.

The following list identifies the general fit-out & repair room types:

- RES 01 - Restoration Spaces (Sculpture Hall, Great Hall, Banqueting Room, Reception Room, Tower Room, Lord Mayor's Parlour, Ante Room & Conference Hall)
- RES 02 - Restoration Spaces corridors & entrances (Main Entrance, Bees Corridor, GF/01 level corridor, 3 spirals & Grand Staircase)
- UPR – 01 - Unique purpose Rooms (12 rooms - Ceremony Room – 01-019, Committee Rooms 1-4, Court Rooms, Scrutiny Rooms, Control Room, Flexible Reception Space, Smoke Room, Lord Mayor's Apartment, Registrars Archive, high value store)
- CIR – 01 Plant & storage circulation level LG
- CIR – 02 Level 02 corridor enhanced repair
- CIR- 03 - Refurbishment circulation spaces (Masonry Walls)
- CIR – 04 – Refurbishment (plaster walls)
- COR- 01 - Protected cores
- COR - 02 - New Protected Cores
- WC- 01 - Existing WCs of High Significance
- WC- 02 Newly formed WCs and Welfare
- OFF – 01 Offices & meeting rooms
- OFF – 02 Commercial offices
- CAT -01 Kitchen – Food Prep
- CAT- 02- Kitchen – Storage
- VIS – 01 Visitor Centre – shell & core
- VIS – 02 Visitor Centre – public tours – police cells
- ACC – 01 Access & Maintenance & Risers
- PLA -01 Plant Rooms LG
- STO-01 Heritage Store
- STO-02 Store LG
- STO-03 Store Above LG

The purpose of defining these room types was to provide a specification with a sufficient level of detail for Listed Building Consent (LBC) which produced The Internal Fit-Out & Repair Room Types Outline schedule of work and methodology report.

This allowed for a rate for fit-out & repair room types to be calculated and then applied throughout the building wherever that type occured which has been utilised by the QS to further clarify the internal repair costs.

We have also used The Internal Fit-Out & Repair Room Types Outline schedule of work and methodology report (OTH-PUR-TH-ZZ-RPT-A-0101) as the foundation for this detailed internal repair survey on a room by room basis.

1.09 REPORT STRUCTURE

The following report outlines the internal repair principles and the internal repair room schedules on a room by room basis for a specific floor level. Each room schedule illustrates numerous repair types, a quantity, the height of repair off the FFL and an NBS reference relevant to that repair type.

Each room schedule identifies the following general information:

- Proposed Room Uses: Offices & Meeting Rooms
- Heritage Significance: High
- Room Type: OFF-01
- Additional Rate of Repair for M&E Strip-Out: Medium

As part of the room by room assessment we have referred to NG Bailey's M&E strip-out schedules to inform the additional repair allowance required to take account of the proposed M&E Strip-Out. Please Note: The additional repair allowance are subject to review following the completion of the Mock-up rooms where the allowances below are being currently tested for their accuracy.

- Low Level of M&E Strip-Out = + 5%
- MediumLevel of M&E Strip-Out = + 12.5%
- High Level of M&E Strip-Out = + 25%

The internal repair schedules should be read in conjunction with the relevant Proposed Fit-Out & Repair Plans (OTH-PUR-TH-LG-DWG-A-5120 to 128) and the relevant Alteration Plans (OTH-PUR-TH-LG-DWG-A-0363 to 0392).

INTERNAL REPAIR SCHEDULES

2.0 INTERNAL REPAIR SCHEDULES

- 2.01 Level LGF Internal Repair Schedules

Lower Ground Floor = Level LGF : Room LG-029

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Visitor centre room**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE:
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **10/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

NOTE; 'ELEPHANT' GAS PUMP ROOM. ASSUME PUMP AND ATTENDANT DUCTING TO BE LEFT IN SITU

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~20%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~	Steel crash deck retained at time of inspection	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	25 no holes	ALL	Necessary	C41-516 C41-518 C41-519B F10-491*		**1325**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historical paint layer	37m²	All	Essential	M60-507*		**1327**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.9 Remove salts of efflorescence by poulticing	6m²	Up to 500mm	Essential	C40-117B M40-300B		**1326**
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~100 x 100 recess~~	~~At 1.8m~~	~~Essential~~	~~F10-111*~~	~~Remove timber ground and infill with brick. Reference position 1.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~1.5 liner m + 10 courses~~	~~Up to 1500mm~~	~~Essential~~	~~F10-111*~~	~~Bullnose corner of pier to be re-built. Reference position 2.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~4 courses at 1500mm run~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Replace brick at chased out shelves. Reference position 3.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~14no. courses~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~To angled corner; replace brick where partition removed. Reference position 4.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~10 half bricks~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Replace brickwork at removal of partition. Reference position 5.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~4 courses at 1m run~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Replace brick at chased out shelves. Reference position 6.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~6 courses of half brick~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Replace bricks at removal of partition. Reference position 7.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~4 bricks~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Replace 4 bricks courses from previous shelves. Reference position 8.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~4 half bricks~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Damaged bricks after removal of partition. Reference position 9.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~8 half bricks~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Replace bricks at removal of partition / shelf support. Reference position 10.~~	

Lower Ground Floor = Level LGF : Room LG-029

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Visitor centre room**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE:
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **10/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

NOTE; 'ELEPHANT' GAS PUMP ROOM. ASSUME PUMP AND ATTENDANT DUCTING TO BE LEFT IN SITU

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	200 x 500	Above 3m	Essential	C50-342B	North-west corner.	No specific image but corner appears on left midddle image under **1327**
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~100mm dia~~	~~At 3m~~	~~Essential~~	~~F10-111*~~	~~Black wrapped pipe. To be removed. Hole to north wall~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 no 50 x 75mm	At 3m	Essential	F10-111*	Remove cables and infill. North-east corner	No specific image but appears on **1321**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 75mm	At 3m	Essential	F10-111*	South-west corner. Behind door	**1317**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 400	At 3m	Essential	F10-111*	South wall. Above door	**1318**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	2.5m	Essential	C41-560	South walll. Above line of right hand jamb to door	No specific image; appears on **1318** to right hand side

Lower Ground Floor = Level LGF : Room LG-030

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Kitchen - Storage**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CAT-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **10/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster to be removed.~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~	Note: underside of concrete vault not plastered. Does not require brushing. Leave for decoration.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historical paint layer	81m²	ALL	Necessary	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	12m²	Up to 500mm	Necessary	F10-491* C41-516 C41-518 C41-519B	Generally lower 5 no. courses to perimeter. Note; racking still present to 2 walls, and piping present to 3 walls, preventing access.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2m²	Up to 1m	Essential	F10-111*	Generally lower 5 no. courses to perimeter. Note; racking still present to 2 walls, and piping present to 3 walls, preventing access.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	12m²	Up to 1m	Essential	C40-117B M40-300	Generally lower 10 no. courses to perimeter. Note; racking still present to 2 walls, and piping present to 3 walls, preventing access.	
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~20 lin m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93-308B~~	~~Not present at time of survey~~ Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349	
~~WALLS~~	~~2.19 Cast iron vents to internal walls~~	~~Repair~~	~~2.19.8 To be left in place, brushed down to remove loose paint and left ready for redecoration; **OR** to be removed for safe storage and opening closed off with matching imperial brickwork and lime mortar. To be confirmed per instance.~~	~~1no.~~	~~Up to 3.5m~~	~~Necessary~~	~~M60-505 M60-539 M60-540 F30-165~~	~~Grille over doorway not in position at time of survey so unable to establish condition.~~	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	75 no	Above 3.5m	Necessary	M23-540*		**1454**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	100 no.	ALL	Necessary	F10-491*		**1454**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	At 3.5m	Essential	C41-560	South-west corner.	**1456**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	At 2m	Essential	C41-560	To left-hand door jamb adjacent to fanlight opening	**1457**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	2 no 25mm	At 3m	Essential	C41-560	Adjacent north-west corner	**1455**

Lower Ground Floor = Level LGF : Room LG-C03c

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **New Protected Core**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **06/10/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	20m²	Above 3.5m	Essential	M60-510		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	20no. holes	Above 3.5m	Necessary	M23-540*		**1484**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historical paint layer	65m²	All	Essential	M60-507*		
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.9 Remove salts of efflorescence by poulticing	5m²	Up to 500mm	Essential	C40-117B M40-300B	To lower 500mm of inner and outer walls	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	0.5m²	Up to 500mm	Essential	F10-111*	To south end	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	250 no holes	ALL	Necessary	C41-516 C41-518 C41-519B		**1484**
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~8 x 10 x 100mm~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~8 no. timber grounds to be remoed and infilled.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~6 x 50 x 100 holes~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Timber platform supported by steel channels. Assumed to be removed. Allowance is for infilling holes left by removed channels.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~2.7m linear m~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Run of cant brick missing. Allowance includes south-west corner of vertical services if removed.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	2m²	ALL	Necessary	C41-516 C41-518 C41-519B	Poorly pointed area. Repoint to full height. Reference position 1.	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	100 no.	Up to 3.5m	Essential	F10-111*	To cant brick cornice	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	200 x 75mm	Above 2.5m	Essential	F10-111*	West wall. Above door. Into room 32	**1507**
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.22 Cut away service run where passing through wall to nearest clip/fixing on both sides, and infill with replacement brickwork to faces of opening. Make good finish to match adjacent wall where applicable.~~	~~300mm dia~~	~~Above 2.5m~~	~~Essential~~	~~F10-111*~~	~~Above door. Into room 32~~	No specific image; appears in **1508**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150mm dia	Above 2.5m	Essential	F10-111*	Above door. Into room 32	**1508**

Lower Ground Floor = Level LGF : Room LG-C03c

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **New Protected Core**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **06/10/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	3 no 100mm dia / 100 x 100mm	Above 2.5m	Essential	F10-111*	West wall. Above door. Into room 32	**1510, 1509, 1511**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	2 no 50mm dia	Above 2.5m	Essential	C41-560	West wall	**1515, 1514**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	1 no 25mm dia	3.5m	Essential	C41-560	West wall, under cornice	**1513**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	600 x 600 overall	Above 3.5m	Essential	C41-560	Former riser opening. Infill around various pipes and openings to corner of ceiling and top of wall	**1539 / 1516**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	Above 3m	Necessary	F10-111*	Opening in arch over	**1517**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	0.25m	Above 3m	Necessary	C41-560	Located above preceding schedule item. Remove cable.	No specific image; appears in **1522**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	250 x 200mm	Above 3.5m	Essential	F10-111*	West curved wall. Into C03.	**1522**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	12mm dia	At 3m	Essential	C41-560	Above door to C03	No specific image; appears in **1517**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	400 x 200	Above 2.5m	Essential	F10-111*	West wall, through to C03.	**1521**
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~75mm dia~~	~~At 3m~~	~~Essential~~	~~F10-111*~~	~~North wall~~	**1489**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 100mm	At 3.5m	Essential	F10-111*	North wall. At cornice	**1486**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	At 3m	Essential	F10-111*	Under cornice to east wall	**1487**

Lower Ground Floor = Level LGF : Room LG-C03c

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **New Protected Core**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **06/10/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75mm	2.5m	Essential	F10-111*		**1488**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 75mm	Above 2.5m	Essential	C41-560	Crack in arch with pipe. Remove pipe.	**1541**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	500 x 500mm area	Above 3m	Essential	F10-111*	Penetration from C03d.	**1493**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 75mm hole	Above 3m	Necessary	F10-111*	To arch across space	**1519**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 200mm	Above 3m	Essential	F10-111*	To east wall. Through to C03d	**1520**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	Above 3m	Essential	C41-560	To east wall. Through to C03d	**1496**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100mm dia	Above 2.5m	Essential	F10-111*	To east wall. Core drill hole. Through to C03.	**1497**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 no 75 x 75mm	Above 2.5m	Essential	F10-111*	To east wall. Through to C03d	**1498, 1499**
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~300 x 100mm~~	~~Above 2.5m~~	~~Essential~~	~~F10-111*~~	To east wall. Through to C03d, New service penetration, do not fill	**1494**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	Above 2m	Essential	F10-111*	South wall into C03e	**1502**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50 x 50mm in 100mm square damage	Above 2m	Essential	F10-111*	South wall into C03e	**1503**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150mm dia	Above 2m	Essential	F10-111*	Above door. South wall into C03e	**1505**

Lower Ground Floor = Level LGF : Room LG-C03c

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **New Protected Core**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **06/10/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	Above 2m	Essential	C41-560	South wall into C03e	**1501**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50 dia	Above 2m	Essential	C41-560	South wall into C03e	**1506**
CEILING	1.45 Concrete jack arches	Repair	1.45.6 Remove fixing if present and infill with expanding mortar and make good with plaster finish to match existing.	5 no.	Above 3.5m	Necessary	C41-560	To ceiling generally. Fixing holes.	

Lower Ground Floor = Level LGF : Room LG-C03d

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **New Protected Core**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **10/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

NB; no repairs to ceiling as being removed

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~20%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566* M23-300*~~	~~Allowance only. Inspection restricted due to secondary struture.~~	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All except areas of plaster to be removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush~~	~~18m²~~	~~Above 3.5m~~	~~Essential~~			
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat~~	~~20no. holes~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	2m²	Up to 3.5m	Essential	M60-510	2 springers and 2 corbels to window.	
WALLS	2.1 Masonry (stone ashlar)	Cleaning	2.1.1 General light clean of internal ashlar dressings	1m²	Up to 3.5m	Necessary	C40-200B C40-201B	To window cill as exposed unpainted.	
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.4 Rake out missing/defective joints and repoint fine joints with lime mortar putty~~	~~1m²~~	~~Up to 3.5m~~	~~Essential~~	~~C41-516 C41-518 C41-519B~~	~~Allowance TBC following paint strip~~	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historical paint layer	69m²	All	Essential	M60-507*		
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.9 Remove salts of efflorescence by poulticing	5m²	Up to 500mm	Essential	C40-117B M40-300B	To lower 500mm of north, east and west walls.	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	5m²	All	Necessary	C41-516 C41-518 C41-519B F10-491*	To lower 500mm of north, east and west walls.	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~		~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).~~	~~25 no holes~~	~~ALL~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	~~To brick cornice~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	250 no holes	ALL	Necessary	C41-516 C41-518 C41-519B F10-491*	Large number of expanding fixing sheaths remaining in north wall. Infilling included within this provision.	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~20 bricks~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~21 instances of damaged brickwork. Remove protruding iron/steel angles. Reference position 1~~	

Lower Ground Floor = Level LGF : Room LG-C03d

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **New Protected Core**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **10/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

NB; no repairs to ceiling as being removed

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~3x 10 x 100mm~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~3 no. timber grounds to be removed and infilled. Reference position 2~~	
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1no. 250 x 400mm	ALL	Necessary	C50-342B	Brush down existing paintwork and leave in situ.	**1798**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 no 100 x 75mm	Above 2m	Essential	F10-111*	West wall. Above left of door opening	**1800, 1801**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100mm dia	Above 2m	Essential	F10-111*	West wall. Adjacent to item above	**1802**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 100mm	Above 3m	Essential	F10-111*	Above door, to high level under cant cornice	**1800**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	Above 2m	Essential	F10-111*	Through to corridor	**1807**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	At 3m	Essential	C41-560	Remove pipe and infill	**1793**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2no 75 x 250mm		Essential	F10-111*	Through to corridor. Remove angled pipe and infill.	**1794**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	Above 3m	Essential	F10-111*	To south-east corner. Stuffed with blue plastic sheeting currently.	**1819**

Lower Ground Floor = Level LGF : Room LG-C03e

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Circulation**
HERITAGE SIGNIFICANCE: **Medium**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **10/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	4m²	Above 3.5m	Essential	M60-510		**1483**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historical paint layer	21m²	All	Essential	M60-507*		
CEILING	2.2 Fair faced Brick masonry	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	100mm dia	At 3m	Essential	C41-560	To south wall. Cut back pipe to wall and infill.	**1538**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	Above 3,5m	Essential	F10-111*	West wall. South-west corner	**1536**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	100mm	Above 2m	Essential	F10-111*	West wall. At south end. Cut back pipe and infill.	**1537**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	75mm dia	At 2m.	Essential	F10-111*	North wall, north-west corner. Cut back and infill	**1526**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	250mm dia	Above 2m	Essential	F10-111*	Duct above doorway, Remove remains of metal duct and infill.	**1527**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75mm	At 2.5m	Essential	C41-560	North wall, northeast corner.	**1530**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	200 x 150mm	At 3m	Essential	F10-111*	North wall, north-east corner. Under pipe penetration, infill.	**1529**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	Above 3m	Essential	F10-111*	East wall. Remove cables and infill	**1532**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 300	Above 3m	Essential	F10-111*	East wall. Former duct. Remove and infill	**1533**

Lower Ground Floor = Level LGF : Room LG-032

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Kitchen - Storage**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CAT-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **03/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~20%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~		
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster to be removed.~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	70m²	Above 3.5m	Essential	M60-510		
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	3m²	Up to 3.5m	Essential	M60-507*	6 no stones: 2 corbels, 2 springers and 2 central stones between windows.	
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.4 Rake out missing/defective joints and repoint fine joints with lime mortar putty~~	~~1m²~~	~~Up to 3.5m~~	~~Essential~~	~~C41-516 C41-518 C41-519B~~	~~Allowance TBC following paint strip.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	90m²	ALL	Necessary	M60-532B		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	3m²	Low level	Necessary	C41-516 C41-518 C41-519B	To external wall to level below windows	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2m²	Up to 2m	Essential	F10-111*	To external wall to level below windows	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	10m²	Up to 2m	Essential	C40-117B M40-300B	To external wall, south elevation	
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~33 lin m~~	~~Up to 2m~~	~~Essential~~	~~P20-110~~	Removed. Allowance to reinstate entirely if required to match profile used elsewhere. Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349	
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	2no.	ALL	Essential	C50-342B	Modern hinged pair to east wall, historic single adjacent above.	**1558, 1559**
~~WALLS~~	~~2.11 Profiled timber picture rail~~	~~Repair~~	~~2.11.2 Remove defective / missing section and splice in new section of profiled timber picture rail, prepare and decorate.~~	~~Approx 600m length overall.~~	~~At about 3m above floor level.~~	~~Desirable.~~		~~Replace missing cut off end to south side of pointed arch opening approx 500mm length. Fill approx 50mm gap in rail due to services cable now removed. Reference point 1~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~Approx 4 half bricks~~	~~Up to 3.5m high.~~	~~Necessary~~	~~F10-111*~~	~~Infill openings in brickwork where previous partition removed. Reference point 2~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~Approx 22 course of half brick openings~~	~~At 3m~~	~~Necessary~~	~~F10-111*~~	Repair and infill brickwork at large opening where previous partition removed. Reference point 3. DONE	

Lower Ground Floor = Level LGF : Room LG-032

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Kitchen - Storage**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CAT-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **03/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~Approx 25 courses.~~	~~Up to ceiling height~~	~~Necessary~~	~~F10-111*~~	Repair brickwork to south side of door opening; damaged at arris after previous removal of partition. Reference point 4. DONE	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in situ repair in natural-coloured mortar to match (less than 25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	100 holes up to 25mm dia	ALL	Necessary			
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2no 150 dia	At 2.5m	Essential	F10-111* / C41-560	To east elevation. Ensure hole is fully filled with mortar prior to facing with brickwork.	**1557, 1561**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 150mm	At 3.5m	Essential	F10-111*	Northwest corner through to 33. Remove cables.	**1560**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	150 x 150	At 3.5m	Essential	F10-111*	Northwest corner through to corridor C04. Leave pipe and infill around.	**1566**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50mm dia	At 2m	Essential	C41-560	Northeast corner	**1545**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300mm dia	At 2.5m	Essential	F10-111*	Above door to north-east corner. 'Elephant duct'.	**1549** Infilled as works to LG-C03c
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	4 x 75mm dia	Up to 3.5m	Essential	F10-111*	Above door to north-east corner	**1551, 1548, 1547**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 no 150 x 150mm	Up to 3.5m	Essential	F10-111*	Northeast corner. Remove pipes and infill with brickwork	**1544, 1546**
CEILING	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50 x 50mm	At 3m height	Essential	C41-560	North wall, to east of corridor archway	**1542**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100x 75mm	At 3m	Essential	F10-111*	Above door to north-east corner. Remove cables.	**1550**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	4 no 100 x 75mm	At 2.5-3m	Essential	F10-111*	Adjacent door to north-east corner. Damaged brickwork	**1552**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100x 75mm	At 3m	Essential	F10-111*	Remove cables and infill	**1556**
WALLS	2.2 Fair faced Brick masonry	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative.	50mm dia in 200mm damage	Above 3.5m	Essential	C41-560	Pipe to ceiling	**1568/1569**

Lower Ground Floor = Level LGF : Room LG-033

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Kitchen - Storage**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CAT-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **03/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901. Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.**

NOTE: CRASH DECK STILL IN SITU UNDER HALF OF CEILING SO UNABLE TO VIEW NORTHERN HALF

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~20%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~	Steel crash deck retained	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster to be removed.~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~	Steel crash deck retained	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	24m²	Above 3.5m	Essential	M60-510		
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	3m²	Up to 3.5m	Essential	M60-510	6 no. stones. 2 corbels, 2 springers and 2 central column stones.	
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.4 Rake out missing/defective joints and repoint fine joints with lime mortar putty~~	~~1m²~~	~~Up to 3.5m~~	~~Essential~~	~~C41-516 C41-518 C41-519B~~	~~Allowance TBC following paint strip.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	45m²	ALL	Necessary	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	7m²	Up to 1m on external wall	Necessary	C41-516 C41-518 C41-519B		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1m²	Up to 2m	Essential	F10-111*	Generally to window wall	**1588**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	3m²	Up to 2m	Essential	C40-117B M40-300B	At low level to south (window) wall	**1588**
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~27 lin m~~	~~Up to 2m~~	~~Essential~~	~~P20-110~~	None present at time of inspection February 2021 onwards. Allowance to reinstate entirely if required to match profile used elsewhere. Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349	
FLOORS	3.2 Timber floor boards to suspended timber floors	Repair	3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.	2m²	Up to 2m	Essential	K20-110A	Allowance to renew defective timber floor boarding to raised bulkhead in front of windows only. Note floor removed at time of inspection February 2021 onwards.	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~Approx 8 courses of half bricks~~	~~Up to ceiling height~~	~~Necessary~~	~~F10-111*~~	Repair holes in brickwork remaining after removal of partition. Reference positions marked '1'. **DONE**	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~Approx 32 courses of half bricks~~	~~Up to ceiling height~~	~~Necessary~~	~~F10-111*~~	Repair holes in brickwork remaining after removal of partitions. Reference positions marked '2' to sides and to central column. Approx 16 courses of bullnose brick specials required. **DONE**	

Lower Ground Floor = Level LGF : Room LG-033

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Kitchen - Storage**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CAT-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **03/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901. Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.**

NOTE: CRASH DECK STILL IN SITU UNDER HALF OF CEILING SO UNABLE TO VIEW NORTHERN HALF

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in situ repair in coloured mortar to match (less than 25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	Approx 30 holes up to 25mm dia	ALL	Necessary	F10-491*		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~Approx 2no x 6 bricks (laid as headers)~~	~~Up to 3m high.~~	~~Necessary~~		~~Position above doorway. Reference position 4.~~	
CEILING	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 150mm	Up to 500mm	Essential	F10-111*	Perimeter service run to south-west corner. Remove pipe.	**1589**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 250	At 3m	Essential	F10-111*	Above door to north-west corner	**1581**
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~300mm dia~~	~~At 3m~~	~~Essential~~	~~F10-111*~~	Above door to north-west corner. To be filled from C04b side.	**1585**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100mm dia	At 3m	Essential	F10-111*	Infill. Above door to north-west corner	**1583**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 250mm	At 2.5m	Essential	F10-111*	West wall toward above south reveal of opening. Covered with plastic sheet	**1582**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	100mm dia	At 3m	Essential	F10-111*	Above door to north-west corner. Cut back pipe and infill	**1584**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	At 3m	Essential	F10-111*	Services run to north-west corner. Remove cables and infill.	**1580**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 100mm	At 3m	Essential	F10-111*	Remove pipes and infill	**1576**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 200mm	At 3m	Essential	F10-111*	East wall. North-east corner. Above arch through to 32. Remove pipes and cables	**1577**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia in 100mm damage	Above 3.5m	Essential	C41-560	South-east corner. **DONE**	**1590**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560	South, in front of west window. **BEING DONE AT TIME OF SURVEY**	**No image**

Lower Ground Floor = Level LGF : Room LG-033

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Kitchen - Storage**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CAT-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **03/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901. Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.**

NOTE: CRASH DECK STILL IN SITU UNDER HALF OF CEILING SO UNABLE TO VIEW NORTHERN HALF

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	South-west corner. Possible penetration. **BEING DONE AT TIME OF SURVEY**	**No image**
CEILING	1.45 Concrete jack arches	Repair	1.45.6 Remove fixing if present and infill with expanding mortar and make good with plaster finish to match existing.	25 no	Above 3.5m	Necessary	C41-560		

Lower Ground Floor = Level LGF : Room LG-L06 (incorporating C04b)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **New Protected Core**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE:
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **07/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	2%	Above 3.5m	Essential	M20-566 M23-300*	For service fixing repairs	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	6m²	Above 3.5m	Essential	M60-510		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~Approx 10 courses of half bricks~~	~~Up to ceiling height~~	~~Necessary~~	~~F10-111*~~	~~Repair damaged brickwork remaining after removal of partition. Reference position 1.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~4 no areas of 300 x 300mm~~	~~Up to ceiling height~~	~~Necessary~~	~~F10-111*~~	~~Repair holes in brickwork. Reference position 2.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~Approx 8 courses.~~	~~Up to 3.5m height.~~	~~Necessary~~	~~F10-111*~~	~~Damaged brickwork to window reveal arrisses.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	200 x 200	To perimeter of arched opening	Necessary	F10-111*	Tidying required to east side 2 courses under padstone and centre of arch	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~Approx 3 no laid header on edge.~~	~~At top of wall.~~	~~Necessary~~	~~F10-111*~~	~~Replace damaged cant brick to cornice. Reference position 5.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in situ repair in natural-coloured mortar to match (less than 25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	Approx 150 holes at 0-25mm dia	ALL	Necessary	F10-111*	Services cable run fixing holes	
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.10 Remove and set aside grille and frame for potential use elsewhere, lay infill replacement brickwork flush with surrounding wall and make good to match existing wall finish.	1no.	Above 3.5m	Essential	M50-342B	1 no. Within shaft.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	30m²	ALL	Necessary	M60-507*		
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~20 lin m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110~~	None present. Allowance to reinstate entirely if required to match profile used elsewhere. Rev11:For skirting repairs, refer to reports	
~~FLOORS~~	~~3.2 Timber floor boards to suspended timber floors~~	~~Repair~~	~~3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.~~	~~TBC~~	~~N/A~~	~~Essential~~	~~K20-110A~~	Floor removed at time of survey.	

Lower Ground Floor = Level LGF : Room LG-L06 (incorporating C04b)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **New Protected Core**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE:
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **07/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 250mm	At 3m	Necessary	F10-111*	Above arch to north-west corner	No specific image, but behind the lift shaft on **1608**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	Above 3m	Necessary	F10-111*	Perimeter service run to north-west corner	**1608**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	Above 3m	Necessary	F10-111*	Perimeter service run to north-east corner	**1595**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300mm dia	Above 2.5m	Essential	F10-111*	Large circular duct. Cut back flush with wall and infill.	**1599**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 x 100mm dia	Above 2.5m	Necessary	F10-111*	East wall above door. Cut back pipe to line of brickwork	**1597, 1598**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75mm	Above 2.5m	Necessary	F10-111*	Just above head of door	**1600**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	12mm	Above 2m	Essential	C41-450	Above new floor ground level inserted into space. To be incorporated into ground floor repairs	No image as not visible
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	4 no 150 x 250mm	Above 3m	Necessary	F10-111*	Above new floor ground level inserted into space. To be incorporated into ground floor repairs	No image as not visible

Lower Ground Floor = Level LGF : Room LG-034

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Kitchen - Storage**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CAT-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **03/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~20%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566~~ ~~M23-300*~~	~~Allowance only. Inspection not possible due to secondary structure.~~ Crash deck retained	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster to be removed.~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~	Crash deck retained	
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	3m²	All	Essential	M60-510	6 no. stones; 2 corbels, 2 springers, 2 central stones between windows.	
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.4 Rake out missing/defective joints and repoint fine joints with lime mortar putty	1m²	Above 3.5m	Essential	C41-516 C41-518 C41-519B		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	90m²	Above 3.5m	Necessary	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	2m²	Up to 3.5m	Necessary	C41-516 C41-518 C41-519B	To south wall	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~3m²~~	~~Above 3.5m~~	~~Essential~~	~~F10-110A~~		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	5m²	Above 3.5m	Essential	C40-117B M40-300	To window wall	
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~27 lin m~~	~~Above 3.5m~~	~~Necessary~~	~~P20-110~~	~~None present at inspection February 2021. Allowance to reinstate entirely if required to match profile used elsewhere.~~ Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	Approx 12 courses of half bricks	up to 3.5m	Necessary	F10-111*	Repair holes in brickwork remaining after removal of partition. Reference positions marked '1'. **DONE**	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~Approx 2 half brick openings~~	~~Up to ceiling height~~	~~Necessary~~		~~Repair holes in brickwork. Reference position 2.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	Approx 10 courses.	Up to 3.5m	Necessary	F10-111*	To perimeter of arhed opening. Repair holes in brickwork due to removal of partition. Infill and make good. Reference position 3. **DONE**	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	1m²	To underside of brick arch to opening	Necessary	F10-491*, C41-516, C41-518, C41-519B	Re-point to underside of arch, and at holes left after removal of timber grounds. Reference position 4.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in situ repair in natural-coloured mortar to match (less than 25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	Approx 150 holes up to 25mm dia	ALL	Necessary	F10-491*		

Lower Ground Floor = Level LGF : Room LG-034

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Kitchen - Storage**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CAT-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **03/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~Area approx 100 x 50mm~~	~~At approx 3m height~~	~~Necessary~~		~~Brick infill required to hole to top of arch. Reference position 5.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 450	Up to 500mm	Essential	F10-111*	To south-west corner. Perimeter service hole at low level.	**1616**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50mm dia	Above 2m	Essential	C41-560	North-west corner. Through from C04 stairway.	**1622**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75mm	Above 2m	Essential	F10-111*	North-west corner. Through from C04 stairway.	**1621**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	At 3.5m	Essential	F10-111*	North-west corner. Through from C04 stairway. Perimeter service run at high level	**1620**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 75mm	At high level	Essential	F10-111*	To north-east corner	**1610/1611**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25 x 75mm	At high level	Essential	C41-560	To north-east corner. Cable holes.	**1619**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 150mm	At high level	Necessary	F10-111*	To north-east corner	**1612**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	250 x 300mm	Up to 500mm	Necessary	F10-111*	Perimeter service run to low level at south-east corner	**1615**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50mm dia	At 2.5m	Necessary	C41-560	To apex of recessed arch to wall to east wall to south-east corner	**1614**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia in 300 x 300 damage	Above 2.5m	Essential	C41-560	South-east corner, above wall arch.	**1625**
WALLS	2.2 Fair faced Brick masonry	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	250 x 400	Above 3m	Essential	C50-342B	East wall. Ventilation grille in good condition	**1613**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	At 3m	Essential	F10-111*	West wall, near corner.	**1617**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	400 x 150mm	At 3.5m	Essential	F10-111*	West wall, by beam end.	**1618**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia in 300 x 200mm damage area	Above 3.5m	Essential	C41-560	Adajcent to west wall	**1626**

Lower Ground Floor = Level LGF : Room LG-034

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Kitchen - Storage**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CAT-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **03/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	2.2 Fair faced Brick masonry	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 25mm dia	Above 3.5m	Essential	C41-560	To north-west corner adjacent to west wall. Remove cable and infill.	**1627**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	20mm in 50mm surface damage	Above 3.5m	Essential	C41-560	Adjacent north wall, above east reveal or arch opening	**1623**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia in 50 x 100mm damage	Above 3.5m	Essential	C41-560	Adjacent south beam, toward east side.	**1624**
CEILING	1.45 Concrete jack arches	Repair	1.45.6 Remove fixing if present and infill with expanding mortar and make good with plaster finish to match existing.	10no 25mm dia	Above 3.5m	Essential	C41-560		

Level LGF : LG-035 incorporating LG-S13

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Stairwell**
HERITAGE SIGNIFICANCE: **MED**
ROOM TYPE: **Circulation**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT:

SURVEY DATE: **10/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	3no 75mm dia	Above 2m	Necessary	C41-560	3 holes through stairwell half landing	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	12m²	Above 3.5m	Essential	M60-510		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	75 x 75mm	2m	Essential	C41-560	Through west wall	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	50m²	Above 3.5m	Necessary	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	400 x 100	Up to 3.5m	Essential	F10-111*	2 holes within area, into C04	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	3 no 75 x 75mm	Up to 3.5m	Essential	F10-111*	To east wall. Remove pipe from one hole is possible.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 200mm	Up to 3.5m	Essential	F10-111*	To east wall. Remove pipe from one hole is possible.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	250 x 100	Above 2.5m	Essential	F10-111*	To south wall above door	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	250 x 100	Above 3.5m	Essential	F10-111*	At upper level, south-west corner, high level under corbelled cornice	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	2 no 75mm dia	Up to 500mm	Essential	C41-560	Above half-landing, 300 above ffl.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50mm dia	At 1.5m	Essential	C41-560	Core drilled hole in west wall at half landing	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	2 no 25mm dia	3.5m	Essential	C41-560	To north wall above half landing	
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	250 x 100mm	Above 3.5m	Essential	C41-560	Historic wiring system passing through hole. Remove from within penetration.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	250 x 50	Above 3.5m	Essential	F10-111*	To east wall, at centre of arch.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	200 x 100	Above 3.5m	Essential	F10-111*	North-west corner	

OUR TOWN HALL PROJECT

Lower Ground Floor = Level LGF : Room LG-036

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Kitchen Storage**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CAT-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~5%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~	~~For areas where existing penetrations to be infilled.~~	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster to be removed.~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	80m²	Above 3.5m	Essential	M60-510		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	75 holes	Above 3.5m	Necessary	M23-540*		
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	6m²	Up to 3.5m	Essential	M60-510	6 no stones: 2 corbels, 2 springers and 2 central column stones.	
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.4 Rake out missing/defective joints and repoint fine joints with lime mortar putty~~	~~1m²~~	~~Up to 3.5m~~	~~Essential~~	~~C41-516 C41-518 C41-519B~~		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	65m²	ALL	Necessary	M60-507*		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~3m²~~	~~Up to 2m~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	~~No significant, visible defects. Allowance retained due to low level area of external wall obscured by perimeter boxing.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~3m²~~	~~Up to 2m~~	~~Essential~~	~~F10-110A~~	~~No significant, visible defects. Allowance retained due to low level area of external wall obscured by perimeter boxing.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	3m²	Up to 2m	Essential	C40-117B M40-300B	Under cill to windows	
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~35 lin m~~	~~Up to 2m~~	~~Essential~~	~~P20-110A, C93-308B~~	~~None present. Allowance to reinstate entirely if required to match profile used elsewhere.~~ Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349	
FLOORS	3.2 Timber floor boards to suspended timber floors	Repair	3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.	12m²	N/A	Essential	K20-110A	15% as estimated separately.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in situ repair in natural-coloured mortar to match (less than 25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	Approx 350 holes at max 25mm dia	All	Necessary	F10-491*	To all walls	

Lower Ground Floor = Level LGF : Room LG-036

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Kitchen Storage**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CAT-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.1 Masonry (stone ashlar)	Repair	2.15.6 Cosmetic in situ repair in natural-coloured mortar to match (less than 25mm dia)	Approx 8 no holes	All	Necessary	C41-509, C41-516, C41-518, C41-519B	Service fixings holes to springers at window arches	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~2 no. bricks~~	~~Above 3.5m~~	~~Necessary~~	~~F10-110A~~	~~Replace damage to cant brick cornice. Reference point 1~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~4 no. bricks~~	~~Above 3.5m~~	~~Necessary~~	~~F10-110A~~	~~Replace damage to cant brick cornice. Reference point 2~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~200 x 200 hole~~		~~Necessary~~	~~F10-110A~~	~~Reference point 3~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~2no x 250 x 75mm holes~~		~~Necessary~~	~~F10-110A~~	~~Reference point 4~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	At 3.5m	Essential	F10-111*	Through cant brick cornice.	**1664**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50mm dia	2m	Essential	C41-560	Through to stairwell LG-035 / LG-S13	**1659**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50mm dia	Above 3m	Essential	C41-560	Through to LG-036a	**1660**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 100	Above 3m	Essential	F10-111*	Above door to LG-036a	**1662**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50mm dia in 75 x 150 damage	Above 3m	Essential	C41-560	Above door to LG-036a. Remains of cementitious mortar around mouth of opening.	**1661**
CEILINGS	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	50mm dia	Above 3.5m	Essential	C41-560	Remove infill. If unable to remove, cut back pipe flush and infill.	**1672**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	400 x 250mm	Up to 500mm	Necessary	F10-111*	Perimeter low level service hole to 36a	**No image**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 100	Above 3m	Essential	F10-111*	Through to LG-036a	**1663**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	200 x 250mm	Above 3m	Essential	F10-111* / C41-560	At high level in cant cornice. Could be vertical penetration with recess requiring infill also.	**1670**

Lower Ground Floor = Level LGF : Room LG-036

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Kitchen Storage**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CAT-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILINGS	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 25mm dia	Above 3.5m	Essential	C41-560	To north-east corner. Remove pipe if possible. If not 1.45.3	**1689, 1690**
CEILINGS	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	3 no 25mm	Above 3.5m	Essential	C41-560	To north ceiling bay, central area	**1684, 1685**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 150mm	Above 3m	Essential	F10-111*	Under cant cornice to nortth-east corner	**1658**
CEILINGS	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	3 no 25mm	Above 3.5m	Essential	C41-560	To south ceiling bay. Remove pipe if possible. If not 1.45.3	**1677, 1678**
CEILINGS	1.45 Concrete jack arches	Repair	1.45.6 Remove fixing if present and infill with expanding mortar and make good with plaster finish to match existing.	10 no 25mm	Above 3.5m	Necessary	C41-560	Suspected large fixing holes	**For example 1674, 1675, 1680, 1681**

Lower Ground Floor = Level LGF : Room LG-036a

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Rooms LG**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **10/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	0.5m²	Above 3.5m	Essential	M20-566* M23-300* M23-311*	Allowance for repairs	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster to be removed.~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	25m²	Above 3.5m	Essential	M60-510		
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	3m²	Up to 3.5m	Essential	M60-510	To corbels, springers and column stones	
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.4 Rake out missing/defective joints and repoint fine joints with lime mortar putty~~	~~1m²~~	~~Up to 3.5m~~	~~Essential~~	~~C41-516~~ ~~C41-518~~ ~~C41-519B~~	~~Allowance TBC following paint strip.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	65m²	ALL	Necessary	M60-507*		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~1m²~~	~~Up to 2m~~	~~Necessary~~	~~C41-516~~ ~~C41-518~~ ~~C41-519B~~		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~1m²~~	~~Up to 2m~~	~~Essential~~	~~F10-110A~~		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.9 Remove salts of efflorescence by poulticing~~	~~1m²~~	~~Up to 2m~~	~~Essential~~	~~C40-117B~~ ~~M40-300~~		
WALLS	2.13 Profiled timber skirting	Repair	2.13.2 Remove missing section and splice in new section of profiled timber skirting.	~~19 lin m~~	~~Up to 2m~~	~~Essential~~	~~P20-110~~	None present. Allowance to reinstate entirely if required to match profile used elsewhere. Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in situ repair in natural-coloured mortar to match (less than 25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	Approx 250 holes at 25mm dia	Up to ceiling height	Desirable		Typically fixing holes for removed service cables	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~4no x 300 x 300mm~~	~~Up to ceiling height~~	~~Necessary~~	~~F10-111*~~	~~At marked reference points '2'~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~Approx 1 course.~~	~~At ceiling / wall junction~~	~~Necessary~~	~~F10-111*~~	~~Damage to cant brick cornice; cant brick required. Reference point 3~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	75 x 75mm	Up to 3.5m	Necessary	C41-560	Reference point 4	

Lower Ground Floor = Level LGF : Room LG-036a

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Plant Rooms LG**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **10/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~20 lin m~~	~~Up to 2m~~	~~Essential~~	~~P20-110~~	~~None present. Allowance to reinstate entirely if required to match profile used elsewhere.~~ Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349	
~~FLOORS~~	~~3.2 Timber floor boards to suspended timber floors~~	~~Repair~~	~~3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.~~	~~TBC~~	~~N/A~~	~~Essential~~	~~K20-110A~~	~~Concrete slab being prepared for pouring at time of survey.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50 x 150mm	Up to 3.5m	Essential	F11-111*	North-east corner. Through to C04 stairwell.	**1632**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50 x 150mm	Up to 3.5m	Essential	F11-111*	North east corner. Through to 34.	**1632**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100mm x 100m hole in 250 x 250mm damage	At 2.5m	Essential	F11-111*	East wall, under arch. Area of penetration and badly patched cement mortar	**1633**
CEILING	1.45 Concrete jack arches	Repair	1.45.9 Larger openings where against vertical face. Infill with approved lightweight concrete repair material i.e. Fosroc Renderoc lightweight concrete with Fosroc Nitrobond primer, and reinforcement dowels to vertical face.	600 x 400mm	Above 3.5m	Essential	See dwg 5099 as notes above	Opening in former riser	**1644**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560	To junction of west wall and ceiling.	No image
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 dia in 300 x 300 damage	To low level	Essential	F10-111*	South wall under west window.	**1634**
WALLS	1.45 Concrete jack arches	Repair	1.45.7 Retain service run in position and infill around with expanding mortar within opening.	150 x 150mm	Above 3.5m	Essential	C41-560	Existing soil / RWP pipe in recess to south wall. Infill around pipe passing through slab	**1645**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	100mm dia	Above 3.5m	Essential	C41-560	South-west corner. Vertical penetration.	**1646**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	South-west corner. Vertical penetration.	**1647**

Lower Ground Floor = Level LGF : Room LG-036a

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Plant Rooms LG**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **10/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	Above 3.5m	Essential	F10-111*	To west wall, above door.	**1637**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50mm dia	Above 3.5m	Essential	C41-560	To west wall, above door. Adjacent to item listed above.	**1638**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50 x 50mm	Above 3m	Essential	F10-111*	To north-west corner, in west wall, adjacent to cornice.	**1639**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	10mm dia	Above 3.5m	Essential	C41-560	Containing 3 cables -remove.	**1649**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative.	25mm dia	Above 3.5m	Essential	C41-560	Possible recess for former fixing	**1643**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative.	25mm dia set in 100 x 150 damage	Above 3.5m	Essential	C41-560		**1648**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	250 x 400mm	At low level	Essential	F10-111*	South-west corner, penetration through to LG-036.	No image
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia in 50mm damage	At 3.5m	Essential	C41-560	To north wall. Through to C04 stairwell	**1640**

Lower Ground Floor = Level LGF : Room LG-037

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Store LG**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	4m²	Above 3.5m	Essential	M20-566 M23-300*	For service run fixing holes	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster to be removed.~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	80m²	Above 3.5m	Essential	M60-510		
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	6m²	Up to 3.5m	Essential	M60-510	16 no stones; corbel and sprngers.	
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.4 Rake out missing/defective joints and repoint fine joints with lime mortar putty~~	~~1m²~~	~~Up to 3.5m~~	~~Essential~~	~~C41-516~~ ~~C41-518~~ ~~C41-519B~~		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	55m²	ALL	Necessary	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in situ repair in natural-coloured mortar to match (less than 25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	Approx 300 holes up to 25mm dia			F10-491*	Typically fixing holes for removed service cables	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~3m²~~	~~Up to 2m~~	~~Necessary~~	~~C41-516~~ ~~C41-518~~ ~~C41-519B~~	~~No significant, visible defects. Allowance retained due to low level area of external wall obscured by perimeter boxing.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1m²	Up to 2m	Essential	F10-111*	Window elevation to corner piers at sides of bay opening, to low level.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	3m²	Up to 2m	Essential	C40-117B M40-300B		
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~36 lin m~~	~~Up to 2m~~	~~Essential~~	~~P20-110A,~~ ~~C93-308B~~	~~None present. Allowance to reinstate entirely if required to match profile used elsewhere.~~ Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349	
FLOORS	3.2 Timber floor boards to suspended timber floors	Repair	3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.	12m²	N/A	Essential	K20-110A	As estimated separately.	
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560	Remove pipe and infill. Adjacent to north column	**1700**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560	No pipe visible. Adjacent to south column	**1718**

Lower Ground Floor = Level LGF : Room LG-037

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Store LG**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560	About 1m from south-west corner	**1713**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	To south bay, west end	**1711**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100mm dia	Above 3m	Essential	F10-111*	Through west wall in 38. Remove pipe.	**1696**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50mm dia	At 3.5m	Essential	C41-560	Through west wall in 38.	**1697**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560		**1703**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	10mm dia	Above 3m	Essential	C41-560	In cant brick cornice to north wall	**1699**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	To north side of north beam, centre of span. Remove pipe and infill. If pipe is not removable, retain as 1.45.3 type repair	**1701**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560	Remove pipe and infill. If pipe is not removable, retain as 1.45.3 type repair	**1698**
CEILING	1.45 Concrete jack arches	Repair	1.45.6 Remove fixing if present and infill with expanding mortar and make good with plaster finish to match existing.	12 no.	Above 3.5m	Essential	C41-560	Across whole of ceiling, including group to junction with north wall	**1702, 1704, 1705, 1706, 1707, 1716, 1717**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560	To edge of ceiling	**1714**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	3 no 25mm dia	Above 3.5m	Essential	C41-560	At perimeter of ceiling with junction of south wall	**1715**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50 dia pipe in 100 x 100 damage	Up to 1m	Essential	F10-111*	Under west window	**1694**

OUR TOWN HALL PROJECT

Lower Ground Floor = Level LGF : Room LG-038

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
OSED ROOM USES: **Store LG**
\AGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **07/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster and make good finishing coat	2m²	Above 3.5m	Essential	M23-540*	Include for allowance of 200 holes	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster to be removed.~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*.~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	73m²	Above 3.5m	Essential	M60-510		
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction): **SMALL BEAM CASING**	Repair	1.13..14 Removal of defective / missing area of plaster and renew plaster run to match	24 linear metres	Above 3.5m	Necessary	M20-566* M23-300*	Significant amount of damaged plaster detail.	
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.2 Making good damage to partial plaster cornice profile where damaged or missing.	5 lin m	Above 3.5m	Necessary	M20-692, M20-695, M20-697, M23-570*	Allow for external corners; 5 no.	
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.3 Fill cracks to cornice; area about 8m long	Approx 8 linear m	Above 3.5m	Necessary	M23-593B M23-535*		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.12 Fill hole in plaster and make good finishing coat.	Approx 200 holes at 25mm dia to main space.	Above 3.5m	Necessary	M23-540*		
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.3 Remove salts of efflorescence by pouliticing~~	~~100%~~	~~Up to 2m~~	~~Essential~~	~~C40-240B~~ ~~C40-354~~	~~Stone windows cills to RHS former fireplace~~	
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	6m²	Up to 2m	Essential	M60-510	Stone windows cills to former fireplace, 6 no stones to south windows (2 corbels, 2 springers, 2 column corbels), 3 no stones to north window (corbel, springer/central column)	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	35m²	ALL	Essential	M20-566*		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster to be removed.~~	~~ALL~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*.~~		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	Approx 2m²	At high level	Essential	M20-310B M20-311B	Allow for 3 areas in region of Reference point 1; total 2m². At high level to wall, TBC if present after structural alteration carried out.	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	Up to 100 no.	ALL	Necessary	M23-540*	Fixing holes	

Lower Ground Floor = Level LGF : Room LG-038

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

OSED ROOM USES: **Store LG**
\GE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **07/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~21 linear m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93-308B~~	~~Allowance to renew skirting to 3no. walls approx retained. No skirting present at time of survey February 2021, and subsequently.~~ Rev11:For skirting repairs, refer to reports issued to	
WALLS	2.15 Freestanding stone column, capital and base	Cleaning	2.15.1 General light clean of internal ashlar dressings	2no.	Up to 3.5m	Necessary	C40-191B, C40-192B, C40-200B	Polished Granite colums with sandstone capital and base. Where partitions removed.	
WALLS	2.15 Freestanding stone column, capital and base	Repair	2.15.6 Cosmetic in situ repair in coloured mortar to match (less than 25mm dia)	34no.	Up to 2m	Necessary	C41-509 C41-516 C41-518 C41-519B	Total no. of holes to both column bases. Covered by protection at time of February 2021 inspection; original scope retained.	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~Approx 500 x 500mm~~	~~At high level~~	~~Necessary~~	~~F10-111*~~	~~Repair hole in brickwork and make good. Reference point 2.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 1m x 300mm	At high level	Essential	F10-111*, C41-560	Repair gash in brickwork due to service penetration from above and infill vertical penetrations with expanding mortar. Reference point 3.	**1962**
WALLS	1.17 Run plaster cornice	Repair	1.17.2 Making good damage to partial plaster cornice profile where damaged or missing.	900mm length	At high level	Necessary	M20-692, M20-695, M20-697, M23-570*	3 lengths around corner. Reference point 4.	Shown in **1959, 1960, 1961**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 600 x 400mm	At high level	Necessary	F10-111*, C41-560	Repair and infill brickwork hole and infill vertical penetration to arch, and make good. Reference point 5.	**1959**
~~WALLS~~	~~2.19 Cast iron vents~~	~~Repair~~	~~2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.~~	~~No. TBC~~	~~Upt o 3,5m~~	~~Essnetial~~	~~C50-342B~~	Bricked up	**1933**
FLOORS	3.2 Timber floor boards to suspended timber floors	Repair	3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.	8m²	N/A	Essential	K20-110A	As estimated separately. Additional areas of hardstanding to be included.	
CEILING	1.45 Concrete jack arches	Repair	1.45.6 Remove fixing if present and infill with expanding mortar and make good with plaster finish to match existing.	10 no 25mm	Above 3.5m	Necessary	C41-560	Distributed across all of ceiling	**e.g. 1941, 1940**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	4 no 10mm hole within 2 no. 200 dia damage	Above 3.5m	Essential	C41-560	Infront of east window south wall	**1968, 1971**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560	Adjacent to above.	**1969**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	3 no 25mm dia	Above 3.5m	Essential	C41-560	To south ceiling bay	**1970, 1973**

Lower Ground Floor = Level LGF : Room LG-038

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
OSED ROOM USES: **Store LG**
\GE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **07/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	Infront of west window	**1966**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	50mm dia	Above 3.5m	Essential	C41-560	To ceiling at junciton with west wall. Filled pipie with expanded foam. Remove pipe and make good	**1958**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	25mm dia	Above 3.5m	Essential	C41-560	600mm away from repair on line above.	**1957**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	3 no 25mm dia	Above 3.5m	Essential	C41-560	Remove cable and wires and infill	**1946, 1947, 1948**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	75mm dia in 100 x 100mm damage	Above 3.5m	Essental	C41-560	Remove pipe if possible, otherwise cut back and infill as 1.45.3	**1934**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	25mm dia	Above 3.5m	Essential	C41-560	Toward north wall, above east column	**1936**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560	600mm away from repair on line above.	**1937**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 150mm	Above 3m	Essential	F10-111*	To east wall	Appears centrally in image **1938**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	Above 3m	Essential	C41-560	To east wall	**1953**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100mm dia	Above 3m	Essential	F10-111*	To east wall. Remove pipe and infill	**1929**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 25mm dia	Above 3.5m	Essential	C41-560	.	**1935**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560	Adjacent to south beam. No pipe. Suspected fixing hole.	**1950**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560	Adjacent to south beam. No pipe. Suspected fixing hole.	**1949**

Lower Ground Floor = Level LGF : Room LG-038

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

OSED ROOM USES: **Store LG**
\GE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **07/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	75mm dia	Above 3.5m	Essential	C41-560		**1952**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	25mm	Above 3.5m	Essential	C41-560	Cut back pipe if possib;e amd infill	**1942**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	200mm	Above 3.5m	Essential	C41-560	Cable within damaged area; remove and infill.	**1945**

Lower Ground Floor = Level LGF : Room LG-039

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES:
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE:
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **10/02/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	9m²	Above 3.5m	Essential	M60-510		
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat~~	~~150no.~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~	Including 25no. Timber plugged services. DONE	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	75 holes	Up to 3.5m	Necessary	M23-540*	To east and south elevation	
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster~~	~~50%~~	~~Up to 3.5m~~	~~Essential~~	~~M23-311~~ ~~M20-566~~	As re-scoped separately. To be removed to south and east elevation above tiling.	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster	2m²	Up to 3.5m	Essential	M20-566*	Where damaged at high level to east and south	
WALLS	2.10 Glazed and unglazed ceramic tiles to wall dados	Repair	2.10.5 Carefully remove loose tile and clean, remove backing and grout, refix tile on bedding and regrout.	1m²	Up to 2m	Essential	C41-294 M40-138B M40-875B	Efflorescing to east wall blowing tiles. Allow infill and re-tile.	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~500 linear mm~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Cant brick cornice replacement brickwork. Reference position 1.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~3 no. cant brick~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Reference position 2.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	200 x 400mm	Up to 3.5m	Essential	F10-111*	Brickwork repair to infill recess. Reference position 3.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	200 x 500 x 200mm	Up to 3.5m	Essential	F10-111*	Infill brickwork to south-west corner at high level. Reference position 4.	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~200dp x 800 x 300mm~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Poss. service hole. At high level under apex of vault. Allow 1m² re-plaster. Reference position 5.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	600 x 100 mm	At 3,5m	Essential	F10-111*	East wall. Under centre of arch span.	No image
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	South-east corner. Remvove pipe if possible and infill	No image

Lower Ground Floor = Level LGF : Room LG-039

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES:
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE:
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **10/02/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 150mm	At 3m	Essential	F10-111*	South wall	No image

Level LGF : LG-040

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **07/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate~~	~~3m²~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~	~~To area of ceiling nearest window~~	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	125 holes	Above 3.5m	Essential			
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	15m²	Above 3.5m	Essential			**1722**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	63m²	ALL	Necessary	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	10m²	Up to 2m	Essential	C40-117B M40-300B	External wall up to 2m	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	2m²	ALL	Necessary	C41-516 C41-518 C41-519B	Low level to west elevation	
~~WALLS~~	~~2.19 Cast iron vents to internal walls~~	~~Repair~~	~~2.19.8 To be left in place, brushed down to remove loose paint and left ready for redecoration; **OR** to be removed for safe storage and opening closed off with matching imperial brickwork and lime mortar. To be confirmed per instance.~~	~~NONE~~	~~Above 3.5m~~	~~Essential~~	~~M60-505 M60-539 M60-540 F30-165~~	None	
~~FLOORS~~	~~3.3 Removal of floor finishes~~	~~Repair~~	~~3.3.6 Remove sheet vinyl and backing (generally ply or hardboard), along with any radiused coving.~~	~~50%~~	~~Up to 2m~~	~~Necessary~~	~~C90-XXX~~	Already removed at time of inspection	
~~FLOORS~~	~~3.3 Removal of floor finishes~~	~~Repair~~	~~3.3.8 Remove carpet and underlay~~	~~50%~~	~~Up to 2m~~	~~Essential~~	~~C90-XXX~~	Already removed at time of inspection	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	275no.	ALL	Necessary	F10-111*		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~300 x 100mm~~	~~At 3m height~~	~~Essential~~	~~F10-111*~~	~~'Gash' recess in corner beside service pipes. Reference position 1.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~3 bricks~~	~~At high level~~	~~Essential~~	~~F10-111*~~	~~To eant brick cornice. Reference position 2.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~1 brick~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~At former partition. Remove 3 timber grounds and repair, and 1 replacement brick. Reference position 3.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~20 no~~	~~Up to 3.5m~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	~~Remove timber grounds and repoint.Reference position 4.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).~~	~~Size of bead 10mm x 15mm x 7m.~~	~~At 3m height~~	~~Essential~~	~~C41-516 C41-518 C41-519B~~	~~Remove timber bead from wall and make good fxings. Reference position 5.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~800 linear mm~~	~~At 3.5m~~	~~Essential~~	~~F10-110A~~	~~Replacement to damaged cant brick cornice. Reference position 6.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.11 Remove cementitious render to wall~~	~~1.5m²~~	~~ALL~~	~~Essential~~		~~Remove roughcast cement to wall. Reference position 7.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~2no. X 50 x 100 holes~~	~~At 2.5m height~~	~~Essential~~	~~F10-110A~~	~~Reference position 8.~~	

Level LGF : LG-040

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **07/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILINGS	1.45 Concrete jack arches	Repair	1.45.7 Retain service run in position and infill around with expanding mortar within opening.	500 x 150	Above 3.5m	Essential	C41-560	Above to north wall, east corner	**1724**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	500 x 300	Above 3m	Essental	F10-111*	To north wall, east corner	**1724**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100mm dia	Up to 3m	Essential	F10-111*	North wall, under arch	**1742**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75mm dia	At 2.5m	Essential	F10-111*	North wall	**1744**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	200 x 150	Above 3m	Essential	F10-111*	East wall toward north-east corner. 600 x 200 recess with vertical penetration at head; infill. Check for horizontal penetration an infill.	**1727**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 no 75mm dia	Above 3m	Essential	F10-111*	Above door	**1728, 1729**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dua	Above 3.5m	Essential	C41-560	Suspected vertical penetration in cant cornice to wall. Remove pipe	**1730**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50 x 50mm	At 3m height	Essential	F10-111*	Suspected horizontal penetration at line of removed partition wall. Investigate and infill	**1733**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 50mm	At 3.5m	Essential	F10-111*	Suspected penetration in cant cornice. Investigate and infill	**1732**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dua	At 3.5m	Essential	C41-560	West wall. In cant cornice	**1735**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 no 75 x 75mm	Above 2m	Essential	F10-111*	West wall. Above door.	**1736**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 300mm	Above 2m	Essential	F10-111*	West wall toward north corner	**1738**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75mm dia	Above 2m	Essential	F10-111*	West wall toward north corner	**1739**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	10mm	Above 2m	Essential	C41-560	West wall toward north corner. Remove pipe and infill	**1740**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50mm dia in 150 x 150mm hole	Above 2m	Essential	C41-560	Damage spread across west and north wall at corner	**1741**

Lower Ground Floor = Level LGF : Room LG-054 (Former boiler room)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

Note: Upper level only as formed by new floor af lower ground level. Level below not included.

SURVEY DATE: **02/03/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Heavy signs of effloresence. Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	50no. holes	Above 3.5m	Necessary	M23-540*	Approximate amount - high level viewed at distance	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	47m²	Above 3.5m	Necessary	M60-510		
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~1m²~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~	~~Remove existing cementitious mortar repair and re plaster.~~	
CEILING	1.45 Concrete jack arch	Repair	1.45.5 Infill damage to arch with expanding mortar and cut to profile of arch. Use Hilti or similar alternative. Make good with plaster finish to match existing if applicable.	1m²	At ceiling	Necessary	C41-560	16 no. recesses in concrete at beam at springing.	**1239, 1240, 1241, 1242**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	111m²	Above 3.5m	Essential	M60-507*	To higher level	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Clean~~	~~2.2.17 Remove cracked / peeling / flaking paint layers from brickwork~~	~~40%~~	~~Up to 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~	~~To lower level~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~7m²~~	~~Up to 8m~~	~~Essential~~	~~F10-110A~~	~~Infill various holes and recesses in brickwork~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	400 no holes	ALL	Necessary	F10-491*		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~0.5m²~~	~~At 3m~~	~~Essential~~	~~F10-110A~~	~~At door opening to north wall. Rebuild / replace brickwork including bullnose.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~0.5m²~~	~~At 3m~~	~~Essential~~	~~F10-110A~~	~~At door opening to south wall, west reveal. Cracking and falling brickwork. Rebuild / replace brickwork including bullnose.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~1m³~~	~~Up to 3m.~~	~~Essential~~	~~F10-110A~~	~~At door opening to south wall, east reveal. Rebuild opening from previous alteration to widen opening. Tie rod causing structural deterioration.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 no. 75 x 75	Above 3m	Essential	F10-111*	West wall at north-west corner. Penetration through to LG-051.	**966, 967**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	600mm dia	Low level	Essential	F10-111*	North wall at low level.	**978**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 75mm	Low level	Essential	F10-111*	To right of 600mm dia penetration.	**979**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	400 x 500mm	At 3.5m	Essential	F10-111*	To north wall	**983**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	500 x 500mm	At 2m	Essential	F10-111*	To north wall, centre	**984**

Lower Ground Floor = Level LGF : Room LG-054 (Former boiler room)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

Note: Upper level only as formed by new floor af lower ground level. Level below not included.

SURVEY DATE: **02/03/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Heavy signs of effloresence. Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	250 x 250mm	At 1500mm	Essential	F10-111*	To north wall, centre	Appears in **984** at low level
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2no 300 x 300	Above 2m	Essential	F10-111*	North wall, to corner with east wall	**985**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75m	To 3.5m	Essential	F10-111*		appears within circled area in **985**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	200 x 600	Above 2.5m	Necessary	F10-111*	To east wall, centrally above arch	**996**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	75 x 75m	Above 3.5m	Essential	C41-560	To east wall. Recessed pipe in wall running vertically. Hole adjacent to head at ceiling.	**1243**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	400 x 300	Above 3m	Necessary	F10-111*	To east wall, into LG-054 Lord Mayor's Garage	**999**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150	At 2.5m	Essential	F10-111*	South wall	**1004**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50 x 75mm	At 3.5m	Essential	C41-560	South wall, under cornice	**1006**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	500 x 500mm	Above 3.5m	Essential	F10-111*	South wall. High level. Foam filled around pipes and timber board. Remove board and investigate. Allow to remove pipes and infill brickwork 500 x 500mm. Whole brick depth to fill in hole as unable to inert brick from riser	**1009**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 75mm	Above 3.5m	Essential	C41-560	To west end of central ceiling arch, between flues	**1233, 1234**

Lower Ground Floor = Level LGF : Room LG-057a

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **02/03/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~66%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	5m²	Above 3.5m	Essential	M60-510		
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All except areas of plaster to be removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	25no. holes	Above 3.5m	Necessary	M23-540*		
~~CEILING~~	~~1.15 Visible steel floor joists or girders~~	~~Repair~~	~~1.15.3 Treat corrosion to iron beam~~	~~100%~~	~~Above 3.5m~~	~~Essential~~	~~C50-302~~	DONE	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	39m²	All	Necessary	M60-507*		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~2m²~~	~~All~~	~~Essential~~	~~F10-110A~~	~~Provisional amount for patching brickwork. TBC after removal of services.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	3m²	Up to 500mm	Essential	C40-117B M40-300B	Low level to north wall	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	125no.	Up to 3.5m	Necessary	F10-491*	Provisional amount. TBC once services are removed.	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	500 x 1000mm	Above 2m	Essential	F10-111*	North-west corner. Large hole in wall and ceiling.	**1232**
CEILING	1.45 Concrete jack arches	Repair	1.45.9 Larger openings where against vertical face. Infill with approved lightweight concrete repair material i.e. Fosroc Renderoc lightweight concrete with Fosroc Nitrobond primer, and reinforcement dowels to vertical face.	500 x 500mm	Above 3.5m	Essential	See drawing 5099 as notes above.	North west corner. Large hole in wall and ceiling	**1232**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	100mm dia	Above 3.5m	Essential	C41-560	North wall. Above recessed downpipe. Existing cut pipe through ceiling. Remove and infill. If unable to remove, cut abck and retain and use 1.45.3	**1224**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 50mm, 1 no 150mm	Above 3.5m	Essential	C41-560	Penetrations to later poor quality concrete ceiling	**1226, 1227**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	1 no 75mm	Low level	Essential	C41-560	To west elevation. Cut back pipe and infill	**1217** (adjacent to circled area)

Lower Ground Floor = Level LGF : Room LG-057a

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **02/03/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	Low level	Essential	F10-111*	Adjacent to item listed on line above	**1217**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 300mm	Low level	Essential	F10-111*	To west wall	**1218**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75mm dia in 150 x 150 area	At 2m	Essential	F10-111*	Area or poorly infilled brickwork. Remove 75mm dia pipe and infill	**1220**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75mm	3.5m	Essential	F10-111*	Possible penetration	**1222**

Lower Ground Floor = Level LGF : Room LG-060

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **FM Store**
HERITAGE SIGNIFICANCE: **Medium-high**
ROOM TYPE: **Corridor**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT:

NOTE: SURVEY NOT CARRIED OUT FOR LATEST UPDATE DUE TO ACCESS, BUT CEILING ITEMS REMOVED AS FLOOR HAS BEEN REMOVED

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate~~	~~2 areas of 150mm dia~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~	Ceiling removed	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush~~	~~All~~	~~Above 3.5m~~	~~Essential~~		Ceiling removed	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat~~	~~125 holes~~	~~Above 3.5m~~	~~Essential~~		Ceiling removed	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~100mm linear adjacent to door.~~	~~ALL~~	~~Necessary~~	~~F10-110A~~	~~Cant brick cornice. Remove and replace damaged brick.~~	
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration~~	~~100%~~	~~Up to 3.5m~~	~~Essential~~		~~To window cills and surrounds~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	60m²	ALL	Necessary	M60-507*	Include stone to window cills and heads	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	300 no holes	ALL	Necessary	F10-491*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	8m²	Up to 500mm above FFL	Essential	C40-117B M40-300		
FLOORS	3.2 Timber floor boards to suspended timber floors	Repair	3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.	19m²	Low level	Essential	K20-110A	Floor removed at time of survey	

Lower Ground Floor = Level LGF : Room LG-L01 and LG-C01e

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **New Protected Core**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **11/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills. Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	40m²	Above 3.5m	Essential	M60-510		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	110no.	Above 3.5m	Necessary	M23-540*		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	6 no. 100mm dia holes	Above 3.5m	Essential	M20-566* M23-300* M23-311*		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster~~	~~50%~~	~~Up to 3.5m~~	~~Essential~~	~~M23-311~~ ~~M20-566~~	As re-scoped separately. To be removed to south and west elevation.	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.18. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	50m²	ALL	Necessary			
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	250 holes	Up to 3.5m	Necessary	M23-540*	To retained east elevation only	
~~WALLS~~	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster	10m²	Up to 3.5m	Essential	M23-311 M20-566*		
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historical paint layer	20m²	All	Necessary	M60-507*	To area around opening to north toward courtyard	
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Cleaning~~	~~2.1.1 General light clean of internal ashlar dressings~~	~~4 no padstones.~~	~~Up to 3.5m~~	~~Necessary~~	~~C40-200B~~ ~~C40-201B~~	~~To window springers and corbels once plaster removed.~~	
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**	Repair	1.13.14 Removal of defective /missing areas of plaster and renew plaster run to match.	8 linear m	Above 3.5m	Essential	M20-310B, M20-311B, M23-535*	East beam only as west to be affected by lift shaft. Re-do plaster of entire length to east beam as all detail lost.	
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.1 Replacement of full run profile of plaster cornice where missing/defective.	2m	Above 3.5m	Necessary	M23-570*	To east bay. Complete replacement as entirely missing	
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.2 Making good damage to partial plaster cornice profile where damaged or missing	2.5 linear m	Above 3.5m	Necessary	M20-692, M20-695, M20-697, M23-570*	To east bay.	
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.3 Fill cracks to cornice	7m	Above 3.5m	Necessary	M23-593B M23-535	Cracking to east bay	
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.1 Replacement of full run profile of plaster cornice where missing/defective.~~	~~20 linear m~~	~~Above 3.5m~~	~~Necessary~~	~~M23-570*~~	~~To west and centre bays. Complete replacement as entirely missing~~	
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.2 Making good damage to partial plaster cornice profile where damaged or missing~~	~~8 linear m~~	~~Above 3.5m~~	~~Necessary~~	~~M23-570*~~	~~To west wall. Unable to assess existing runs as obscured by service routes.~~	
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.12 Fill hole in plaster (up to 25mm) and make good	50 holes	Above 3.5m	Necessary	M23-593B M23-535*		

Lower Ground Floor = Level LGF : Room LG-L01 and LG-C01e

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **New Protected Core**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **11/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills. Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~100mm x 3.5m~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Damaged and cut bricks where previous partition removed. Replacement bricks or cut back flush broken brick. Reference position 1.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~100mm x 3.5m~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Same as position 1, on opposite wall. Damaged and cut bricks where previous partition removed. Replacement bricks or cut back flush broken brick. Reference position 2.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	100 no holes	ALL	Necessary	C41-516 C41-518 C41-519B F10-491*	Allowance for appoximate total.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	200 x 500mm	At 3.5m	Essential	F10-111*	North-west. Above door to right.	**1771**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	To centre bay, east beam, north end.	**1785**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 300	Above 3.5m	Essential	F10-111*	Through to 39.	**1770**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	East bay, north end, adjacent to north wall.	**1782**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 25mm dia	Above 3.5m	Essential	C41-560	To north-east corner. Remove pipe in one opening if possible.	**1780**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	75mm dia	Above 3.5m	Essential	C41-560	To east wall, toward north east corner.	**1779**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 50mm in 150mm dia surface damage	Above 3.5m	Essential	C41-560	East wall, southern end	**1777, 1778**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150mm in 150 x 300mm damage	At 2m	Essential	F10-111*	In south-east corner, and chased out of east wall	**1769**

Lower Ground Floor = Level LGF : Room LG-L01 and LG-C01e

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **New Protected Core**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **11/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills. Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75mm dia	At low level	Essential	F10-111*	South wall. Under window	No image. But area appears on lower left image of 1767
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	At 2.5m	Essential	C41-560	In tunnel, east side, remove cut pipe	No image
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	At 2.5m	Essential	C41-560	In tunnel, west side, remove cut pipe	No image
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 100mm	At 2.5m	Essential	F10-111*	In tunnel, west side, remove cable.	No image
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 100	At floor level	Essential	F10-111*	North-east corner. Cut back pipe from opening and infill	**1784**

Lower Ground Floor = Level LGF : Room LG-S10 + LG-042 (rooms to be subsequently divided)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **New Protected Core / plant**
HERITAGE SIGNIFICANCE: **Medium-High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **07/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat~~	~~70 holes~~	~~Above 3.5m~~	~~Essential~~			
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate~~	~~2 areas of 100mm dia~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~		
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate~~	~~5m²~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~	~~Area of water damaged ceiling to south-east corner.~~	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush~~	~~ALL~~	~~Above 3.5m~~	~~Essential~~	~~M60-505, M60-507~~		
~~CEILING~~	~~1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) i.e. SMALL BEAM CASING~~	~~Repair~~	~~1.13.14 Removal of defective /missing areas of plaster and renew plaster run to match.~~	~~3 lin m~~	~~Above 3.5m~~	~~Essential~~	~~M20-566, M23-300*~~		
~~CEILING~~	~~1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) i.e. SMALL BEAM CASING~~	~~Repair~~	~~1.13.12 Fill hole in plaster (up to 25mm) and make good finishing coat~~	~~20 holes~~	~~Above 3.5m~~	~~Necessary~~	~~M20-566, M23-300*~~		
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.1 Replacement of full run profile of plaster cornice where missing/defective~~	~~1m~~	~~Above 3.5m~~	~~Necessary~~	~~M23-570*~~		
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.12 Fill hole in plaster (up to 25mm) and make good~~	~~20 holes~~	~~Above 3.5m~~	~~Necessary~~	~~M23-593B M23-535~~		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster~~	~~32m²~~	~~Up to 3.5m~~	~~Essential~~	~~M23-311 M20-566~~	To be removed to west wall and 2 side of window bay. As re-scoped separately. **NOT REMOVED**	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.18. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	50m²	ALL	Necessary			
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	250 holes	Up to 3.5m	Necessary	M23-311 M20-566	To retained west elevation only	
~~WALLS~~	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster	1m²	Up to 3.5m	Essential	M23-311 M20-566	To west elevation only	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	20m²	ALL	Essential	C40-117B M40-300B	Allowance after removal of plaser to south-east corner.	
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.11 Leave draw hatch and frame in situ, lay infill recessed replacement brickwork, brush down loose paint in preparation for decoration.	1no. + 1 draw hatch	Above 3.5m	Essential	M60-505 M60-539 M60-540 F30-165	Unable to view assumed removed. I draw hatch located.	**1759**
FLOORS	3.2 Timber floor boards to suspended timber floors	Repair	3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.	10%	N/A	Essential	K20-110A	Removed at time of survey of March 2021 and subsequently	

Lower Ground Floor = Level LGF : Room LG-S10 + LG-042 (rooms to be subsequently divided)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **New Protected Core / plant**
HERITAGE SIGNIFICANCE: **Medium-High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **07/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 no 100-150mm holes	Above 3m	Essential	F10-111*	North-east corner	**1752, 1753**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	Above 3.5m	Essential	C41-560	Remove cable	**1754**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	200 x 150mm	Up to 1m	Essential	F10-111*	To south of flue hatch	**1757**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	400 x 500mm	At low level	Essential	F10-111*	South-east corner, at low level into void within wall	**1756**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	400 x 75mm	At 3.5m	Essential	F10-111*	Mid-point to west side	**1764**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 no 75mm dia	At 3.5m	Essential	F10-111*	West side	**1762, 1763**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	1 no. 75 x 75mm	At 3.5m	Essential	F10-111*	West side	**1761**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	40 no.	Up to 3.5m	Necessary	C41-560	Timber plug grounds for fixings, in wall flush with plaster finish	including **1760**

Level LGF Room: LG-005

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **WCs**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **WC - 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **18/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901. Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate	5m²	Above 3.5m	Essential	M20-566* M23-300* M23-311*	Including area after removal of lift shaft	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	46m²	Above 3.5m	Essential	M60-510		
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**	Repair	1.13.1 Removal of defective /missing areas and replacement with new studwork to match, renew lath and run plaster.	0.5 lin m	Above 3.5m	Essential	M20-566*, M23-300*	None	Appears in **1335**
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**	Repair	1.13.4 Repair cracks in lath and plaster and prepare.	3 lin m	Above 3.5m	Essential	M20-310B, M20-311B, M23-535		
~~CEILING~~	~~1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**~~	~~Repair~~	~~1.13.6 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505 M60-507*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	125 hole	Above 3.5m	Necessary	M23-540*		**e..g. 1341, 1342**
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.3 Fill cracks to cornice, prepare and decorate	3 lin m	Above 3.5m	Essential	M23-593B M23-535*		
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of cornice being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	40m²	ALL	Essential	M20-566	Removal to east and west elevations. As scoped separately	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	500 no.	ALL	Essential	M23-540		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~30.19m²~~	~~ALL~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~none~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A,~~ ~~C93-308B~~	~~none present~~ Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349	
WALLS	2.13 Profiled timber skirting	Repair	2.13.5 Prepare and decorate existing skirting	All areas except areas being replaced	Up to 2m	Necessary	P20-110A, C93-308B		
WALLS	2.15 Freestanding stone column, capital and base	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	2m²	Up to 3.5m	Necessary	M60-510	1no. Column	
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1no.	Above 3.5m	Essential	C50-342B	In good condition	**1338**

Level LGF Room: LG-005

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **WCs**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **WC - 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **18/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901. Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~WALLS~~	~~2.28 Decorative run plaster moulding to walls~~	~~Repair~~	~~2.28.1 Removal of defective/ missing area of plaster, renew with new run plaster moulding~~	~~5%~~	~~Above 3.5m~~	~~Necessary~~	~~(M23-591B, M23-593B)~~	~~50% visible for inspection due to suspended ceiling~~	
~~FLOORS~~	~~3.3 Removal of floor finishes~~	~~Repair~~	~~3.3.8 Remove carpet and underlay~~	~~90%~~	~~Up to 2m~~	~~Necessary~~	~~C90-XXX~~		
FLOORS	3.2 Timber floor boards to suspended timber floors	Repair	3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.	10m²	N/A	Essential	K20-110A	As estimated separately	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	8m²	Up to 3.5m	Necessary	F10-111*	Riser wall removed single leaf opposite lift. Rebuild. And cornice required to finished wall if carried out. TBC	
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560	South-east corner. If pipe not able to be removed, retain and carry out 1.45.3 repair type	No image
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560	Through middle-west vault to south junction with wall. If pipe not able to be removed, retain and carry out 1.45.3 repair type	No image
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	3 no 25mm dia	Above 3.5m	Essential	C41-560	West ceiling bay, against south wall	**1340**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	100mm	Above 3.5m	Essential	C41-560	Blanked off existing pipe sticking below ceiling soffit.	**1340**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100mm	Up to 1m	Essential	F10-111*	Remove timber plug and infill	No image
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	2 no 50mm pipes in 300 x 200 damage	Above 3.5m	Essential	C41-560	Pipes in recess in wall. Cut back and infill	**1344**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 200 hole in 500 x 500 damage	Above 3m	Necessary	F10-111* / C41-560	Lay brickwork to infill recess in wall (mentioned in item line above)	**1344**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	25mm dia	Above 3m	Essential	C41-560	Snug fit. Infill inside pipe.	No specific image. Appears on **1336**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 25mm dia	Above 3.5m	Essential	C41-560	Remove cabling	No image
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	75mm dia	Above 3.5m	Essential	C41-560	Vertically at junction of wall and ceiling	**1336**

Level LGF Room: LG-005

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **WCs**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **WC - 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **18/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901. Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	At 3m	Essential	C41-560	Through to corridor	No image
CEILING	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	400 x 200mm	Up to 500mm	Essential	F10-111*	Perimeter low level penetration through to 006. **ALREADY DONE**	

Level LGF : LG-006 (11b)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Stores LG**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **18/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate	10m²	Above 3.5m	Essential	M20-566* M23-300* M23-311*	South-west ceiling infront of bay window (but not bay itself) and inlcude for 0.5m² cumulative patching up	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	150 hole	Above 3.5m	Necessary	M23-540*		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	85m²	Above 3.5m	Essential	M60-510		
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**	Repair	1.13.1 Removal of defective /missing areas and replacement with new studwork to match, renew lath and run plaster.	1 linear m	Above 3.5m	Necessary	M20-566*, M23-300*		
~~CEILING~~	~~1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction)~~ ~~**i.e. SMALL BEAM CASING**~~	~~Repair~~	~~1.13.6 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505~~ ~~M60-507*~~		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.1 Replacement of full run profile of plaster cornice where missing/defective.	10 lin meters	Above 3.5m	Desirable	M23-570*	To window bay. Boxed in as solid valance.	
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of cornice being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.1 General light clean of internal ashlar dressings~~	~~100%~~	~~Up to 3.5m~~	~~Necessary~~	~~C40-200B C40-201B~~		
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.19 Brush down with phosphur bronze brush in preparation for subsequent decoration~~	~~ALL~~	~~Up to 3.5m~~	~~Necessary~~	~~M60-507*~~		
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.4 Rake out missing/defective joints and repoint fine joints with lime mortar putty~~	~~100%~~	~~Up to 3.5m~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	12m²	ALL	Essential	M23-311 M20-566*	As scoped separately. Removal to part west elevation, and part south. Include 1m² for patching up.	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	250no.	ALL	Essential	M23-540		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~22.61m²~~	~~ALL~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~10 lin m~~	~~Low level~~	~~Necessary~~	~~P20-110A, C93-308B~~	~~To window bay.~~ Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349	

Level LGF : LG-006 (11b)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Stores LG**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **18/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.13 Profiled timber skirting	Repair	2.13.5 Prepare and decorate existing skirting	All areas except areas being replaced	Low level	Necessary	P20-110A, C93-308B		
~~WALLS~~	~~2.14 Attached stone column/ pilaster, capital and base~~	~~Repair~~	~~2.14.1 General light clean of internal ashlar dressings~~	~~100%~~	~~Up to 3.5m~~	~~Necessary~~	~~C40-191B C40-192B C41-200B C41-201B C41-223B~~		
~~WALLS~~	~~2.14 Attached stone column/ pilaster, capital and base~~	~~Cleaning~~	~~2.14.2 Clean of dirtied areas of internal ashlar dressings (latex poulticing)~~	~~20%~~	~~Up to 3.5m~~	~~Necessary~~	~~C40-223B~~	~~clean of paint marks~~	
~~WALLS~~	~~2.14 Attached stone column/ pilaster, capital and base~~	~~Repair~~	~~2.14.4 Rake out missing/defective joints and repoint fine joints with lime mortar/putty~~	~~100%~~	~~Up to 3.5m~~	~~Necessary~~	~~C41-516B~~		
WALLS	2.15 Freestanding stone column, capital and base	Cleaning	2.15.1 General light clean of internal ashlar dressings	3m²	Up to 3.5m	Necessary	C40-191B, C40-192B, C40-200B	Where unpainted. Soiled bases noted to columns.	
WALLS	2.15 Freestanding stone column, capital and base	Cleaning	2.15.18 Brush down with phospur bronze brush in preparation for subsequent decoration	2m²	Up to 3.5m	Necessary	M60-510	Capitals only	
~~WALLS~~	~~2.15 Freestanding stone column, capital and base~~	~~Repair~~	~~2.15.6 Cosmetic in situ repair in coloured mortar to match (less than 25mm dia)~~	~~5%~~	~~Up to 3.5m~~	~~Necessary~~	~~C41-509 C41-516 C41-518 C41-519B~~		
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1 no.	Above 3.5m	Essential	C50-342B	Good condition, one perforation damage	**1352**
~~FLOORS~~	~~3.3 Removal of floor finishes~~	~~Repair~~	~~3.3.6 Remove sheet vinyl and backing (generally ply or hardboard), along with any radiused coving.~~	~~100%~~	~~Up to 2m~~	~~Necessary~~	~~C90-XXX~~		
~~FLOORS~~	~~3.3 Removal of floor finishes~~	~~Repair~~	~~3.3.8 Remove carpet and underlay~~	~~90%~~	~~Up to 2m~~	~~Necessary~~	~~C90-XXX~~		
FLOORS	3.2 Timber floor boards to suspended timber floors	Repair	3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.	5 linear m	Up to 2m	Essential	K20-110A	Removed in Feb '22	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	400 x 200	Low level	Necessary	F10-111*	Through from 005. At low level to south-west corner.	**1354**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 200mm	Above 3m	Essential	F10-111*	Under plaster cornice	**1356**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	250 x 250	Above 3.5m	Essential	F10-111*	Damaged area above door	**1356** (image correct but plan shows south door)
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 200mm	Above 2.5m	Essential	F10-111*	South door. Hole into corridor above door.	**1351** (image correct but plan shows north door)
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50mm dia	Above 3.5m	Essential	C41-560	North wall. Adjacent to beam, through to 006d	No image
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	10mm hole	Above 3.5m	Essential	C41-560	To south-west corner at junction with wall.	No image

Level LGF : LG-006d (separated out from LG-006b)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **ACC-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **02/03/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901. Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate~~	~~10%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~		
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	40m²	Above 3.5m	Essential	M60-510		
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**	Repair	1.13.1 Removal of defective /missing areas and replacement with new studwork to match, renew lath and run plaster.	1 linear m	Above 3.5m	Essential	M20-566*, M23-300*		1358
~~CEILING~~	~~1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**~~	~~Repair~~	~~1.13.6 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505 M60-507*~~		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.1 Replacement of full run profile of plaster cornice where missing/defective.	1m	Above 3.5m	Necessary	M23-570*		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.3 Fill cracks to cornice.	5 lin metres	Above 3.5m	Necessary	M23-593B M23-535*	To external wall.	
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.12 Fill hole in plaster (up to 25mm) and make good	50 no. holes	Above 3.5m	Necessary	M23-540*		
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of cornice being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~4m²~~	~~ALL~~	~~Essential~~	~~M23-311 M20-566~~	East wall removed already	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	5 no 100mm dia	ALL	Essential	M23-311 M20-566		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	100 no.	ALL	Necessary	M23-540*		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.18. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	40m²	ALL	Necessary	M60-510		
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration~~	~~100%~~	~~Up to 3.5m~~	~~Essential~~	~~M60-507*~~	~~To painted stone; 4 corbels and springers to external windows~~	
WALLS	2.1 Masonry (stone ashlar)	Cleaning	2.1.1 General light clean of internal ashlar dressings	5m²	Up to 3.5m	Necessary	C40-191B, C40-192B, C40-200B	To unpainted stone; to column at internal window	

Level LGF : LG-006d (separated out from LG-006b)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **ACC-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **02/03/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901. Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~WALLS~~	~~2.15 Freestanding stone column, capital and base~~	~~Cleaning~~	~~2.15.18 Brush down with phospur bronze brush in preparation for subsequent decoration~~	~~100%~~	~~Above 3.5m~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	~~Where painted.~~	
WALLS	2.15 Freestanding stone column, capital and base	Cleaning	2.15.1 General light clean of internal ashlar dressings	2m²	Above 3.5m	Necessary	C40-191B, C40-192B, C40-200B	Where unpainted. 2 granite columns embedded in wall.	
~~WALLS~~	~~2.19 Cast iron vents to internal walls~~	~~Repair~~	~~2.19.8 To be left in place, brushed down to remove loose paint and left ready for redecoration; **OR** to be removed for safe storage and opening closed off with matching imperial brickwork and lime mortar. To be confirmed per instance.~~	~~None~~	~~ALL~~	~~Necessary~~	~~M60-505 M60-539 M60-540 F30-165~~	None	
FLOORS	3.2 Timber floor boards to suspended timber floors	Repair	3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.	4m²	Up to 2m	Essential	K20-110A	Removed from room	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	400 x 200	At low level	Necessary	F10-111*	Perimeter hole through to 006b	No image
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	20mm	At 3m	Essential	C41-560	To south wall, near south-west corner	No image
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	25mm	Up to 1m	Essential	C41-560	To west wall, below south window. Plastic pipe through external wall. Cut back and infill.	No image

Level LGF : LG-006b (separated from LG-006d)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **ACC-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **02/03/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901. Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate~~	~~10%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~		
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	33m^2	Above 3.5m	Essential	M60-510	Platform lift penetration to be made	
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**	Repair	1.13.1 Removal of defective /missing areas and replacement with new studwork to match, renew lath and run plaster.	5 lin m	Above 3.5m	Essential	M20-566*, M23-300*		
~~CEILING~~	~~1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction)~~ ~~**i.e. SMALL BEAM CASING**~~	~~Repair~~	~~1.13.6 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505 M60-507*~~		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.1 Replacement of full run profile of plaster cornice where missing/defective.	3m	Above 3.5m	Necessary	M23-570*	Including damage to wall from lift supports	
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.3 Fill cracks to cornice.	3 lin metres	Above 3.5m	Necessary	M23-593B M23-535*	To external wall.	
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.12 Fill hole in plaster (up to 25mm) and make good	10 no. holes	Above 3.5m	Necessary	M23-540*		
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of cornice being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~20m^2~~	~~ALL~~	~~Essential~~	~~M23-311 M20-566~~	Removal as scoped separately	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	5 no 100mm dia	ALL	Essential	M20-566*		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	100 no.	ALL	Necessary	M23-540*		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.18. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	60m^2	ALL	Necessary	M60-510		
~~WALLS~~	~~2.19 Cast iron vents to internal walls~~	~~Repair~~	~~2.19.8 To be left in place, brushed down to remove loose paint and left ready for redecoration;~~ ~~**OR**~~ ~~to be removed for safe storage and opening closed off with matching imperial brickwork and lime mortar. To be confirmed per instance.~~	~~None~~	~~ALL~~	~~Necessary~~	~~M60-505 M60-539 M60-540 I30-165~~		
FLOORS	3.2 Timber floor boards to suspended timber floors	Repair	3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.	3m^2	Up to 2m	Essential	K20-110A	Removed from room	

Level LGF : LG-006b (separated from LG-006d)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **ACC-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **02/03/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901. Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	400 x 200mm	Low level	Necessary	F10-111*	South-west corner. Perimeter hole from 006d	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	250 z 250mm	Above 2.5m	Necessary	F10-111*	Abve door to south-west corner.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 300	Above 2.5m	Necessary	F10-111*	At junction of west wall and celiing	
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	2no 50mm in 300 x 100mm	Above 3.5m	Essential	C41-560	At junction of west wall and celiing	
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	100 x 25mm	Above 3.5m	Essential	C41-560	Gash in wall at high level, with pipe penetration. Remove pipe. North wall to north-west corner.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 50mm	Above 3m	Necessary	F10-111*	Penetration to high level into corridor to north-east corner	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	Up to 1m	Essential	C41-560	Below window to west wall. Remove pipe.	

Level LGF: LG-007

REVISION: 11
STATUS: FOR CONSTRUCTION

PROPOSED ROOM USES: **Stores LG**
HERITAGE SIGNIFICANCE: **Medium - High**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

DATE ISSUED: 05/09/2025

ROOM TYPE: **STO-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~100%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	58m²	Above 3.5m	Essential	M60-510		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	200 holes	Above 3.5m	Necessary	M23-540*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	5m²	Up to 800mm	Essential	F10-111*	To perimeter at low level where damaged. In spot location where required.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	32m²	Up to 800mm	Essential	C40-117B M40-300B	To perimeter at low level	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	32m²	Up to 800mm	Necessary	C41-806 F10-491*		
WALLS	2.15 Freestanding stone column, capital and base	Cleaning	2.15.18 Brush down with phospur bronze brush in preparation for subsequent decoration	4m²	Above 3.5m	Necessary	M60-510		
WALLS	2.15 Freestanding stone column, capital and base	Repair	2.15.6 Cosmetic in situ repair in natural-coloured mortar to match (less than 25mm dia)	6no. holes	ALL	Necessary	C41-509, C41-516, C41-518, C41-519B		
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.9 Remove frame and grille, lay infill replacement brickwork flush to surrounding wall and make good to match existing wall finish.	1 no.	Up to 3.5m	Essential	C50-342B	1 modern vent to front wall.	Appears on image 1366
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.5 Make good existing concrete slab~~	~~20%~~	~~Up to 2m~~	~~Essential~~	~~M40-152B M40-153A~~	~~20no. cracks approx.require attention.~~	
FLOOR	3.14 Concrete floor slab	Repair	3.14.3 Remove existing concrete slab to perimeter and install Limecrete slab and glass insulation with stone flags over	58m²	Low level	Essential	M40-152B M40-153A	Perimeter removed. Refer to limecrete schedule	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~600 x 600mm~~	~~Up to 1500mm~~	~~Necessary~~	~~F10-110A~~	~~Reference position 1.~~	
WALLS	Concrete	Repair	Repair concrete covering to top step to south steps.	600 x 200	About 700mm	Essential		Reference position 2.	
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 50mm dia in 250 x 100mm damaage	Above 3.5m height	Essential	C41-560	Vertically above south doorway. Remove pipes and infill. Reference position 1. If not removable, retain as 1.45.3	No image
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 50mm dia in 250 x 100mm damaage	Above 3.5m height	Essential	C41-560	Vertically above north doorway. Remove pipes and infill. Reference position 2. If not removable, retain as 1.45.3	No image

Level LGF: LG-007

REVISION: 11
STATUS: FOR CONSTRUCTION

PROPOSED ROOM USES: **Stores LG**
HERITAGE SIGNIFICANCE: **Medium - High**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

DATE ISSUED: 05/09/2025

ROOM TYPE: **STO-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia hole	Above 3.5m height	Essential	C41-560	Above north steps. Cable protruding. Remove and infill. Reference position 3.	No image
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia hole	At 3.5m	Essential	C41-560	Through cant cornice in west wall, south-west corner. Reference position 4.	No image
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	10mm dia	At 3.5m	Essential	C41-560	Through cant cornice in west wall, north-west corner.	No image
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia hole	Above 3.5m	Essential	C41-560	Above south opening. Remove cable and infill.	No image
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	8m²	Up to 1m	Necessary	M20-566*	To west alcove. Just remove.	**1366**

Level LGF : LG-008

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Stores LG**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate	150 holes	Above 3.5m	Essential	M20-566* M23-300* M23-311*		e.g. 1376
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	70m²	Above 3.5m	Essential	M60-510		
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**	Repair	1.13.1 Removal of defective /missing areas and replacement with new studwork to match, renew lath and run plaster.	4 lin m	Above 3.5m	Essential	M20-566*, M23-300*		
~~CEILING~~	~~1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**~~	~~Repair~~	~~1.13.6 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505 M60-507*~~		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.1 Replacement of full run profile of plaster cornice where missing/defective.	2 lin meters	Above 3.5m	Necessary	M23-570*		
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of cornice being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	11m²	ALL	Essential	M20-566	As scoped separately	
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~10.67m²~~	~~ALL~~	~~Necessary~~	~~M60-505* M60-507*~~		
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~17m²~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93-308B~~	~~Missing to west and south elevations~~ Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349	
WALLS	2.13 Profiled timber skirting	Repair	2.13.5 Prepare and decorate existing skirting	17m²	Up to 2m	Necessary	P20-110A, C93-308B	Unable to survey as hidden by items being stored	
~~WALLS~~	~~2.15 Freestanding stone column, capital and base~~	~~Cleaning~~	~~2.15.1 General light clean of internal ashlar dressings~~	~~2no.~~	~~Above 3.5m~~	~~Essential~~	~~M40-152B M40-153A~~		
WALLS	2.15 Freestanding stone column, capital and base	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	7m²	Above 3.5m	Essential	M60-510	2 columns at window to extenal wall and one pilaster to internal window into corridor	
WALLS	2.15 Freestanding stone column, capital and base	Repair	2.15.6 Cosmetic in situ repair in natural-coloured mortar to match (less than 25mm dia)	4 no	Low level	Essential	C41-509 C41-516 C41-518 C41-519B	To low level. Reference position 2.	
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.9 Remove frame and grille, lay infill replacement brickwork flush to surrounding wall and make good to match existing wall finish.	1 no.	Up to 3.5m	Essential	C50-342B	1 modern to external wall.	**1377**

Level LGF : LG-008

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Stores LG**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
FLOOR	3.14 Concrete floor slab	Repair	3.14.5 Make good existing concrete slab	14m²	Essential	Necessary	M40-152B M40-153A	Floor covered - unable to check.	
FLOOR	3.14 Concrete floor slab	Repair	3.14.3 Remove existing concrete slab to perimeter and install Limecrete slab and glass insulation with stone flags over	70m²	Essential	Necessary	M40-152B M40-153A	Refer to limecrete floor schedule	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~150 x 150mm~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~	~~Hole in corner of jack arch. Reference point 1~~	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	2 no.	Low level	Essential	M23-540*	To low level to plaster around freestanding column. Reference position 2.	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	800 x 300mm	Up to 800mm	Necessary	M20-566*	To arriss at front corner. Reference position 3.	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	0.5m²	Up to 3.5m	Necessary	M20-566*	Remove pipe from wall and make good plaster. Reference point 4	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	1.5m²	Up to 3.5m	Necessary	M20-566*	Patch repair plaster to south wall. Reference point 5	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	75 holes	Up to 3.5m	Necessary	M23-540*	To retained west elevation only	
WALLS	2.2 Fair faced Brick masonry	Repair	1.45.7 Retain service run in position and infill around with expanding mortar within opening.	2 no 100mm dia	Up to 3.5m	Essential	C41-560	Vertical riser. Retain pipes and infill around.	**1375**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100mm dia within possibely 500 x 500 openng.	At 2.5m	Essential	F10-111*	Previously cut-off cables through south window. To be removed. Timber panel with grille covers larger hole. Reference position 2	**1377**
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	~~400 x 200mm~~	~~At low level~~	~~Essential~~	~~F10-111*~~	~~Perimeter former service route. Make good plaster finish. Reference position 3~~	
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	1 no. 25mm dia contiguous with 50 x 50 hole	Above 3.5m	Essential	C41-560	Vertically through ceiling. Remove pipes and timber, and infill. Reference position 4	**1373**
WALLS	2.2 Fair faced Brick masonry	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	3no 50mm dia	Up to 3m	Essential	C41-560	2 no under lintel, 1 no 300mm lower. To south window into C01 corridor. Reference position 5	**1371**
WALLS	2.2 Fair faced Brick masonry	Repar	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 50	Up to 3.5m	Essential	F10-111*	Above door to corridor. Reference position 6	**1369**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia hole	At 3m	Essential	F10-111*	At mid-point in north wall, under beam.	No image
CEILING	1.45 Concrete jack arches	Repair	1.45.7 Retain service run in position and infill around with expanding mortar within opening.	200 x 100mm	Above 3.5m	Essential	C41-560	Riser to south-east corner. Retain pipes in-situ and infill around.	**1367**
CEILING	1.45 Concrete jack arches	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm	Above 3.5m	Essential	C41-560	To centre of west wall. Remove cable.	No image

Level LGF : LG-008

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Stores LG**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	8no 10mm	Above 3.5m	Essential	C41-560	To centre of south wall. Possible fixings holes.	No image
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	300no	Up to 3.5m	Necessary	M23-540*		No image

Level LGF: LG-009

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **MCC Heritage stores LG**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	225 no. holes	Above 3.5m	Necessary	M23-540*		e.g. 1861
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	80m²	Above 3.5m	Necessary	M60-510*		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate	2m²	Above 3.5m	Essential	M20-566* M23-300* M23-311*	Total includes areas of patching	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**	Repair	1.13.1 Removal of defective /missing areas and replacement with new studwork to match, renew lath and run plaster.	1 lin m	Above 3.5m	Essential	M20-566*, M23-300*	2no. inspected	**1869**
~~CEILING~~	~~1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**~~	~~Repair~~	~~1.13.6 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed 40% of ceiling to be removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505 M60-507*~~		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.1 Replacement of full run profile of plaster cornice where missing/defective.	2 lin meters	Above 3.5m	Necessary	M23-570*		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.3 Fill cracks to cornice.	12 lin meters	Above 3.5m	Necessary	M23-593B M23-535*	Fine cracks evident	
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~45.26m²~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.12 Fill hole in plaster (up to 25mm) and make good	150 holes	Above 3.5m	Necessary	M23-593B M23-535		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	25m²	ALL	Essential	M23-311 M20-566	As scoped separately	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.18 Remove areas of peeling or loose paint layers from plaster.	105m²	Up to 3.5m	Essential	M60-510	Brush down with bronze phosphur brush	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	200no	Up to 3.5m	Necessary	**M23-540***	Fixing holes	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	3m²	Up to 3.5m	Necessary	**M20-566***	Patch repairs	
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~ALL~~	~~Necessary~~	~~M60-505* M60-507*~~		
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~25m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93-308B~~	~~Only 15m in situ~~ Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349	
WALLS	2.13 Profiled timber skirting	Repair	2.13.5 Prepare and decorate existing skirting	15m	Up to 2m	Necessary	P20-110A, C93-308B		

Level LGF: LG-009

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **MCC Heritage stores LG**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.15 Freestanding stone column, capital and base	Repair	2.15.18 Brush down with phosphur bronze brush in preparation for subsequent decoration	2m²	Up to 3.5m	Necessary	M60-510		
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1no.	Above 3.5m	Essential	C50-342B	In north strong room. 4 in timber boxing. 1 in wall to be infilled.	
FLOOR	3.14 Concrete floor slab	Repair	3.14.5 Make good existing concrete slab	24m²	Loew level	Necessary	M40-152B M40-153A	Completely covered by floor protection at time of survey	
FLOOR	3.14 Concrete floor slab	Repair	3.14.3 Remove existing concrete slab to perimeter and install Limecrete slab and glass insulation with stone flags over	80m²	Low level	Necessary	M40-152B M40-153A	Completely covered by floor protection at time of survey. Refer to limecrete floor schedule drawing	
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm	Above 3.5m	Essential	C41-560	Chase in plaster through cornice with vertical pipe and penetration.	No image
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	150 x 150	Above 3.5m	Essential	C41-560	South-west corner at high level	**1865**
CEILING	1.45 Concrete jack arches	Repair	1.45.7 Retain service run in position and infill around with expanding mortar within opening.	2no. 75mm	Aboce 3.5m	Essential	C41-560	To north side of bay	**1871**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50 x 50mm	Above 3m	Essential	F10-111*	To north-east corner under cornice	No image
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2no 25mm dia in 25 x 75mm crack	Above 3.5m	Essential	C41-560	Above door. Remove cables and infill	No image
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 200mm	At 3m	Essential	F10-111*	Above door through to corridor.	No image
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100mm dia	At 3m	Essential	F10-111*	North-facing wall into north secure room	No image
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2no 50mm dia	Above 2.5m	Essential	C41-560	east wall, above door to north secure room	No image
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia in 50 x 250 damage	Above 3.5m	Essential	C41-560	To east wall, above door to north secure room.	**1866**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	75 x 25mm	Above 2.5m	Essential	C41-560	Above door to south secure room door	No image

Level LGF : LG-010

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **MCC Heritage Store LG**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	Level LGF Room: LG-010 (17b+A9:I21)	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate~~	~~2m²~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~	~~Including allowance of filling 25mm dia holes~~	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	50m²	Above 3.5m	Necessary	M60-510		
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
~~CEILING~~	~~1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction)~~ **~~i.e. SMALL BEAM CASING~~**	~~Repair~~	~~1.13.1 Removal of defective /missing areas and replacement with new studwork to match, renew lath and run plaster.~~	~~1 lin m~~	~~Above 3.5m~~	~~Essential~~	~~M20-566, M23-300*~~		
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**	Repair	1.13.4 Repair cracks in lath and plaster and prepare.	0.6 lin m	Above 3.5m	Essential	M20-310B, M20-311B, M23-535*		
~~CEILING~~	~~1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction)~~ **~~i.e. SMALL BEAM CASING~~**	~~Repair~~	~~1.13.6 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505 M60-507*~~		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.1 Replacement of full run profile of plaster cornice where missing/defective.	0.5 lin meters	Above 3.5m	Necessary	M23-570*	Note plaster on cant brick profile	
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.3 Fill cracks to cornice.	2.4 lin meters	Above 3.5m	Necessary	M23-593B M23-535*		
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of cornice being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	10m²	ALL	Essential	M20-566	Removal scoped separately - west wall plaster removed.	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	1m²	Up to 3.5m	Essential	M20-566	Repair plaster where partition removed to west of door to LG-011. Reference position 2.	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	200 no.	ALL	Necessary	M23-540*		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~13.88m²~~	~~ALL~~	~~Necessary~~	~~M60-505* M60-507*~~		
~~WALLS~~	~~2.2 Fair-faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~20 courses~~	~~Up to 3.5m~~	~~Essential~~	~~I10-111*~~	~~Replace brickwork where partition has been removed, and make good finish. Reference position 2.~~	
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~none~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93-308B~~	~~All removed at time of survey~~ Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349	

Level LGF : LG-010

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **MCC Heritage Store LG**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	Level LGF Room: LG-010 (17b+A9:I21)	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.13 Profiled timber skirting	Repair	2.13.5 Prepare and decorate existing skirting	30 lin m	Up to 2m	Necessary	P20-110A, C93-308B	Allowance: all removed at time of survey	
WALLS	2.15 Freestanding stone column, capital and base	Repair	2.15.18 Brush down with phosphur bronze brush in preparation for subsequent decoration	3m²	ALL	Essential	M60-510		
~~WALLS~~	~~2.15 Freestanding stone column, capital and base~~	~~Repair~~	~~2.15.6 Cosmetic in situ repair in coloured mortar to match (less than 25mm dia)~~	~~5%~~	~~ALL~~	~~Essential~~	~~C41-509 C41-516 C41-518 C41-519B~~		
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1no.	Above 3.5m	Essential	C50-342B	Good condition	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	0.5m²	Up to 300mm	Essential	M20-566*	Suspected hard plaster to plinth of freestanding column. Remove existing where damaged and renew with matching hard plaster	
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~TBC~~	~~Up to 2m~~	~~Essential~~	~~P20-110~~	Obscured at time of survey by storage of items	
~~FLOORS~~	~~3.2 Timber floor boards to suspended timber floors~~	~~Repair~~	~~3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.~~	~~10%~~	~~n/a~~	~~Essential~~	~~K20-110A~~	Obscured at time of survey by storage of items	
FLOORS	3.2 Timber floor boards to suspended timber floors	Repair	3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.	5 linear m	Low level	Necessary	K20-110A	Replace floorboards where partition wall has been removed and damaged caused.	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50 x 50mm	Above 3m	Essential	F10-111*	South-east corner, below cornice	No image
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	75mm dia in 150 x 150mm damage	Above 3.5m	Essential	C41-560	In north-west corner	**1879**
CEILING	1.45 Concrete jack arches	Repairs	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	150 x 150mm	Above 3.5m	Essential	C41-560	Centre of span against north wall	**1878**
CEILING	1.45 Concrete jack arches	Repairs	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	100mm dia hole	Above 3.5m	Essential	C41-560	Adjacent to schedule item in line above	**1878**
CEILING	1.45 Concrete jack arches	Repairs	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	300mm dia	Above 3.5m	Essential	C41-560	Timber cover. Investigate.	**1878**
WALLS	2.2 Fair-faced Brick masonry	Repairs	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100mm dia	Above 2m	Essential	F10-111*	Above door in north wall into 011	No image
WALLS	2.2 Fair-faced Brick masonry	Repairs	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	Above 2m	Essential	C41-560	Above door in north wall into 011	No image

Level LGF : LG-010

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **MCC Heritage Store LG**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	Level LGF Room: LG-010 (17b+A9:I21)	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair-faced Brick masonry	Repairs	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 50mm	At 3.5m	Essential	F10-111*	Perimeter serivce route to north-east corner	No image
WALLS	2.2 Fair-faced Brick masonry	Repairs	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50 x 150mm	At 3m	Essential	F10-111*	Above northern door on east wall	No image
WALLS	2.2 Fair-faced Brick masonry	Repairs	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75mm	At 3m	Essential	F10-111*	Above northern door on east wall	No image
WALLS	2.2 Fair-faced Brick masonry	Repairs	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25 x 50mm	At 3m	Essential	C41-560	Above southern door on east wall	No image

Level LGF: LG-011

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **MCC Heritage Storage LG**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate~~	~~20%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	120 no. holes	Above 3.5m	Necessary	M23-540*		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	70m²	Above 3.5m	Necessary	M60-510		1881
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**	Repair	1.13.14 Removal of defective/missing areas of plaster and renew plaster run to match	0.5 lin meters	Above 3.5m	Necessary	M20-566* M23-300*		
~~CEILING~~	~~1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**~~	~~Repair~~	~~1.13.4 Repair cracks in lath and plaster and prepare.~~	~~1 lin m~~	~~Above 3.5m~~	~~Essential~~	~~M23-593B M23-535~~		
~~CEILING~~	~~1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**~~	~~Repair~~	~~1.13.6 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505 M60-507*~~		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.1 Replacement of full run profile of plaster cornice where missing/defective.	3 lin m	Above 3.5m	Necessary	M23-570*		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.12 Fill hole in plaster (up to 25mm) and make good	100 holes	Above 3.5m	Necessary	M23-593B M23-535		
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.3 Fill cracks to cornice.~~	~~TBC~~	~~Above 3.5m~~	~~Necessary~~	~~M23-570*~~		
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of cornice being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	9m²	ALL	Essential	M20-566*	Removal scoped separately.	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	75 holes	Up to 3.5m	Necessary	M23-540*		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~		~~ALL~~	~~Necessary~~	~~M60-505* M60-507*~~		
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~5 lin m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93-308B~~	~~Removed at time of inspection~~ Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349	

Level LGF: LG-011

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **MCC Heritage Storage LG**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~WALLS~~	~~2.2 Fair-faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~8 courses of brick~~	~~At about 2m height~~	~~Essential~~	~~F10-110A~~	~~Repair brickwork to west side of north-east corner opening (through to C011) where partition wall has been removed.~~	
~~WALLS~~	~~2.2 Fair-faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~120mm x 6m~~	~~Up to 3.5m~~	~~Essential~~	~~F10-110A~~	~~Repair 2 no. bricks amd make good plaster to pointed arch opening brickwork~~	
~~WALLS~~	~~2.2 Fair-faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~200mm wide x 3.5m~~	~~Up to 3.5m~~	~~Essential~~	~~F10-110A~~	~~Repair east wall where partition to bund room has been removed.~~	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Extent of brickwork to be confirmed	Up to 3.5m	Essential	F10-111*	Repair where bund drain enters room through wall	
WALLS	2.13 Profiled timber skirting	Repair	2.13.5 Prepare and decorate existing skirting	All areas except areas being replaced	Up to 2m	Necessary	P20-110	Removed at time of inspection	
WALLS	2.15 Freestanding stone column, capital and base	Repair	2.15.18 Brush down with phosphur bronze brush in preparation for subsequent decoration	3m²	Up to 3.5m	Necessary	C41-201B C41-203B		
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1no	Above 3.5m	Essential	C50-342B	Brush down existing paintwork and leave in situ.	**1886**
FLOORS	3.2 Timber floor boards to suspended timber floors	Repair	3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.	7m²	Up to 2m	Essential	K20-110A	Removed at time of inspection	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 150mm	At 3m	Essential	F10-111*	Perimeter service route through to 010 in south-east corner	**1891**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100mm dia	At 3m	Essential	F10-111*	Perimeter service route through to 010 in south-east corner	**1891**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	At 3m	Essential	C41-560	Above door to south-east corner	**1891**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia set in 150mm dia damage	Above 3.5m	Essential	C41-560	2 cables within holes. Stone visible behind damaged plaster. Repair 400mm length plaster cornice.	**1893**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	100mm dia	Above 3.5m	Essential	C41-560	West of central beam. Remove pipework and infill. Reinstate plaster cornice length 1m.	**1894**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560	At junction of south wall with ceiling. Vertical penetration.	**1883**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 no. 100mm	Low level	Essential	F10-111*	Below south window to west wall. 1 no just below floor level	**1882**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100mm dia	Low level	Essential	F10-111*	Below north window to west wall just below floor.	No image

Level LGF: LG-011

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **MCC Heritage Storage LG**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	Edge of ceiling and west wall	**1885**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 300	Low level	Essential	F10-111*	Low level perimeter hole through to 12	**1895**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50mm dia	At 2.5m	Essential	C41-560	Above door immediately above lintel through to 12	**1886**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	4 no 25mm dia in 300mm dia hole	Above 2.5m	Essential	F10-111*	Above door in north-west corner	**1886**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	To north side of centre-west ceiling bay	**1887**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	15mm dia	Above 3.5m	Essential	C41-560	Remove cable. Against north wall	No image
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 600	Up to 3.5m	Essential	F10-111*	Angled recess into riser to east wall in north-east corner. To be confirmed after riser work complete	**1889**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 1800	Up to 2.5m	Essential	F10-111*	Angled recess into riser to east wall in north-east corner. To be confirmed after riser work complete	Appears on 1889
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	500 x 300	Above 3m	Essential	F10-111*	East wall. Through from C02	**1890**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 100	Above 3m	Essential	F10-111*	East wall. To south side of window	**1892**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 400	Above 3m	Essential	F10-111*	South-east corner. Through from C01.	**1891**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	10 no 25mm dia	At 3m	Necessary	C41-5460	South-east corner.	**1891**

Level LGF: LG-012

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Collection Management Workshop**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate~~	~~20%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~	~~Corner section to lobby area~~	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	56m²	Above 3.5m	Essential	M60-510		**1896**
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**	Repair	1.13.1 Removal of defective /missing areas and replacement with new studwork to match, renew lath and run plaster.	0.5 lin m	Above 3.5m	Essential	M20-566*, M23-300*		
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**	Repair	1.13.14 Removal of defective/missing areas of plaster and renew plaster run to match	10 lin meters	Above 3.5m	Necessary	M20-566* M23-300*		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.1 Replacement of full run profile of plaster cornice where missing/defective.	10 lin meters	Above 3.5m	Necessary	M23-570*	25 no. vertical cracks	
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.12 Fill hole in plaster (up to 25mm) and make good	90 no. holes	Above 3.5m	Necessary	M23-540*		
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration~~	~~100%~~	~~ALL~~	~~Essential~~	~~M60-507*~~	~~4no. Openings of springers, corbels and arch voissoirs to windows.~~	
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~None~~	~~ALL~~	~~Essential~~	~~M23-311 M20-566~~	As scoped separately.	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	100 no.	ALL	Necessary	M23-540*		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.18 Remove areas of peeling or loose paint layers from plaster.	80m²	Up to 3.5m	Essential	M60-510	Brush down with bronze phosphur brush	
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~3m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93-308B~~	~~Removed at time of survey~~ Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349	
WALLS	2.13 Profiled timber skirting	Repair	2.13.5 Prepare and decorate existing skirting	27m	Up to 2m	Necessary	P20-110A, C93-308B	Removed at time of survey	
WALLS	2.15 Freestanding stone column, capital and base	Repair	2.15.18 Brush down with phosphur bronze brush in preparation for subsequent decoration	3m²	ALL	Necessary	M60-510		
WALLS	2.15 Freestanding stone column, capital and base	Repair	2.15.6 Cosmetic in situ repair in natural-coloured mortar to match (less than 25mm dia)	20no holes	ALL	Essential	C41-509 C41-516 C41-518 C41-519B		
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1no.	At 3m	Essential	C50-342B		**1904**

Level LGF: LG-012

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Collection Management Workshop**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
FLOORS	3.2 Timber floor boards to suspended timber floors	Repair	3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.	6m²	Up to 2m	Essential	K20-110A	Removed at time of survey	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 100	At 3m	Essential	F10-111*	Above door into 011.	1897
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50mm dia	At 3m	Essential	C41-560	Above door into 011.	1897
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 400	Up to 500mm	Essential	F10-111*	Perimeter service hole to south-west corner	No image
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia in 100mm dia	Above 3.5m	Essential	C41-560	South-west corner	No image
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560		1906
CEILING	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2no. 75mm dia	Up to 500mm	Essential	F10-111*	At centre of north elevation at point of two angled walls. Perimeter service pipe holes into 012a.	No image
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	At 3m	Essential	C41-560	To east wall, above sink area. Or repair code 2.2.23 if unable to remove pipe	1903
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560	To east side, to south side of northern beam casing	1900
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	To east side. Remove pipe if possible. If not retain and use Repair code 1.45.3	1901
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	75mm dia	Above 3.5m	Essential	C41-560	To east side, toward south-east corner. Remove 3 no. cables.	1900
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50mm dia	Above 3m	Essential	C41-560	To east side, toward south-east corner. Through to 013.	1900
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100mm dia in 300 x 150mm damage	Above 2.5m	Essential	F10-111*	To east wall, to south east corner	1896
~~WALLS~~	~~2.2 Fair-faced Brick masonry~~	~~Repair~~	~~1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.~~	~~3 no 25mm dia~~	~~Up to 2m~~	~~Essential~~	~~C41-560~~	Pipework holes for retained basin. Assume to be retained.	No image

Level LGF: LG-012a

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant area**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **ACC-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **23/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate~~	~~100%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~		
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	5m²	Above 3.5m	Necessary	M60-510		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.1 Replacement of full run profile of plaster cornice where missing/defective.	2 lin meters	Above 3.5m	Necessary	M23-570*		
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration~~	~~100%~~	~~ALL~~	~~Essential~~	~~M60-507*~~	~~4no. springers to window opening~~	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	15m²	ALL	Essential	M20-566*	extensive signs of effloresence	**1905**
WALLS	2.4 Plaster on masonry walls	Repair	2.4.18 Remove areas of peeling or loose paint layers from plaster.	20m²	Up to 3.5m	Essential	M60-510	Brush down with bronze phosphur brush (35m² if no plaster removed)	No image
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~10 lin m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93-308B~~	~~Removed at time of survey~~ Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349	
WALLS	2.13 Profiled timber skirting	Repair	2.13.5 Prepare and decorate existing skirting	None	Up to 2m	Necessary	P20-110A, C93-308B	Removed at time of survey	
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1no.	At 3m	Essential	C50-342B	In good condition	No image
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.11 Leave draw hatch and frame in situ, lay infill recessed replacement brickwork, brush down loose paint in preparation for decoration.	1no.	Up to 2m	Essential	C50-342B		No image
FLOORS	3.2 Timber floor boards to suspended timber floors	Repair	3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.	10%	Up to 2m	Essential	M40-152B M40-153A	Removed at time of survey	
CEILING	1.45 Concrete jack arches	Repair	1.45.7 Retain service run in position and infill around with expanding mortar within opening.	100 x 200	Above 3.5m	Essential	C41-560	East wall. Riser in wall. Infill around retained pipes at ceiling level.	No image
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	25mm dia	Above 3.5m	Essential	C41-560		No image
CEILING	1.45 Concrete jack arches	Repair	1.45.7 Retain service run in position and infill around with expanding mortar within opening.	2 no 75mm	Above 3.5m	Essential	C41-560	West space, to north-west corner. 2 pipes protruding from wall. Infill around pipes.	No image

Level LGF: LG-013 (incorporating proposed spaces LG-C01m and LG-R08)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant area, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **COR-01, WC-01, ACC-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **3/4/2021 & 20/10/2**
SURVEYED BY: **MJBS & AB**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
CEILING	1.12 Plaster to the underside of concrete jack arches	Clean	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	100% (Approx 16m2)	Above 3.5m	Essential	M20-566 M23-300*	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	75 no	Above 3.5m	Necessary	M23-540*	Fill holes to ceiling vault generally where numerous service fixings removed.
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~	
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.1 Replacement of full run profile of plaster cornice where missing/defective.~~	~~100%~~	~~Above 3.5m~~	~~Necessary~~	~~M23-570*~~	None present
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of cornice being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~	None present
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~100%~~	~~ALL~~	~~Essential~~	~~M23-311 M20-566~~	None present
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~ALL~~	~~Necessary~~	~~M60-505* M60-507*~~	None present
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~100%~~	~~Up to 2m~~	~~Necessary~~	~~P20-110~~	Skirting not believed to have been present in this space.
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.5 Prepare and decorate existing skirting~~	~~All areas except areas being replaced~~	~~Up to 2m~~	~~Necessary~~	~~P20-110~~	Skirting not believed to have been present in this space.
~~WALLS~~	~~2.28 Decorative run plaster moulding to walls~~	~~Repair~~	~~2.28.1 Removal of defective/ missing area of plaster, renew with new run plaster moulding~~	~~1.5 lin m~~	~~Above 3.5m~~	~~Essential~~	~~M23-591B, M23-593B~~	None present
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historical paint layer	100%	ALL	Necessary	M60-507*	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1m²	To height of 500mm	Essential	F10-111*	To north/ west internal elevations. At low level only.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	7m²	Up to 1m or 2m height	Essential	C40-117B M40-300B	To height of 2m to north-east angle of north wall, and east wall; to 1m height to north-west angle of north wall, and west wall.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	5m²	ALL	Necessary	C41-516 C41-518 C41-519B	To north internal elevation/ west elevations where pointing missing.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	275 no.	ALL	Necessary		

Level LGF: LG-013 (incorporating proposed spaces LG-C01m and LG-R08)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant area, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **COR-01, WC-01, ACC-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **3/4/2021 & 20/10/2**
SURVEYED BY: **MJBS & AB**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~Approx area 300 x 100mm~~	~~At about 2.5m~~	~~Essential~~	~~F10-110A~~	~~To south jamb of existing door opening to east elevation, at head level.~~
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	Approx area 200 x 200mm	Above 3.5m	Essential	C41-560	Reference position 1. To edge of ceiling above north east wall.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	Approx area 100 x 100mm	Above 3.5m	Essential	C41-560	Reference position 2. To left hand side of ref. position 1.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	Approx area 100 x 100mm	Above 3.5m	Essential	C41-560	Reference position 3. Above west wall.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	Approx area 100 x 100mm	Above 3.5m	Essential	C41-560	Reference position 4.
CEILING	1.45 Concrete jack arches	Repair	1.45.5 Infill damage to arch with expanding mortar and cut to profile of arch. Use Hilti or similar alternative. Make good with plaster finish to match existing if applicable.	Approx area 300 x 100mm	Above 3.5m	Essential	C41-560	Reference position 5. Repair to damaged area adjacent iron beam.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	Approx area 50 x 50mm	Above 3.5m	Essential	C41-560	Reference position 6. Immediately to right of reference position 1.
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if	Approx area 100 x 100mm	Above 3.5m	Essential	C41-560	Reference position 7.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	Approx area 75 x 75mm	Above 3.5m	Essential	C41-560	Reference position 8.
CEILING	1.45 Concrete jack arches	Repair	1.45.5 Infill damage to arch with expanding mortar and cut to profile of arch. Use Hilti or similar alternative. Make good with plaster finish to match existing if applicable.	Approx area 300 x 50mm	Above 3.5m	Essential	C41-560	Reference position 9.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.22 Cut away service run where passing through wall to nearest clip/fixing on both sides, and infill with replacement brickwork to faces of opening. Make good finish to match adjacent wall where applicable.	Approx area 300 x 300mm x depth of wall	Above 3.5m	Essential	F10-111*	Reference position 10. Cut pipework and infill redundant, high level holes (to east wall) with new brickwork.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	1nr. brick	Above 3.5m	Essential	F10-111*	Reference position 11. Infill redundant, high level holes (to east wall) with new brickwork.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	Approx area 400 x 400 x 225mm (1 brick depth)	Above 3.5m	Essential	F10-111*	Reference position 12. Infill and allow to rebuild area of brickwork around redundant high level service hole.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	Approx area 300 x 300 x 225mm (1 brick depth)	Above 3.5m	Essential	F10-111*	Reference position 13. Infill redundant high level service hole with new brickwork.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	Approx area 300 x 300 x 225mm (1 brick depth)	Above 3.5m	Essential	F10-111*	Reference position 14. Infill redundant high level service hole with new brickwork. Cast iron pipework retained on opposite side.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	1nr. brick	Above 3.5m	Essential	F10-111*	Reference position 15. Infill redundant high level service hole with new brickwork.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	1nr. brick	Above 3.5m	Essential	F10-111*	Reference position 16. Remove embedded pipe and infill redundant

Level LGF: LG-013 (incorporating proposed spaces LG-C01m and LG-R08)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant area, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **COR-01, WC-01, ACC-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **3/4/2021 & 20/10/2**
SURVEYED BY: **MJBS & AB**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	Approx. 100x100mm	Above 3.5m	Essential	F10-111*	Reference position 18. Infill redundant high level service hole with new brickwork.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	Approx. 50x50mm	Above 3.5m	Essential	F10-111*	Reference position 19. Remove embedded pipe and infill redundant

Level LGF : LG-014

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **ACC-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **02/03/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Heavy signs of effloresence. Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate~~	~~100%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~		
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	4m²	Above 3.5m	Essential	M60-510		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	10no.	Above 3.5m	Necessary	M23-540*		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~100 x 200 x 100mm~~	~~ALL~~	~~Essential~~	~~M23-311 M20-566~~	~~To door opening to west wall. Top right infill with replacement brickwork. Reference position 1.~~	
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~200 x 200mm~~	~~ALL~~	~~Essential~~	~~M23-311 M20-566~~	~~Hole to wall at high level under existing pipe; replace with matching brickwork.Reference position 2.~~	
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~ALL~~	~~Necessary~~	~~M60-505* M60-507*~~	None present	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	60 no holes	ALL	Necessary	F10-491*		
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.9 Remove salts of efflorescence by poulticing	2m²	Up to 500mm	Essential	C40-117B M40-300B	To walls adajcent to portcullis	
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1 no.	Above 3.5m	Essential	C50-342B		
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.5 Make good existing concrete slab~~	~~100%~~	~~Up to 2m~~	~~Essential~~	~~M40-152B M40-153A~~	~~Slab partially dug up.~~	
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.3 Remove existing concrete slab to perimeter and install Limecrete slab and glass insulation with stone flags over~~	~~100%~~	~~Up to 2m~~	~~Essential~~	~~M40-152B M40-153A~~	~~Refer to separate schedule~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable	300 x 150mm	At 2m	Essential	F10-111*	To west wall. Possible penetration through to L04 at higher level under new floor.	

Lower Ground Floor = Level LGF : Room LG between 014 and C02

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE:
ROOM TYPE:
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **02/03/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~100mm dia~~		~~Essential~~	~~M20-566 M23-300*~~	~~Repair. Possibly to concrete also.~~	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush~~			~~Essential~~			
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat~~	~~20 holes~~		~~Necessary~~	~~M60-505* M60-507*~~		
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historical paint layer	14m²		Essential	M60-507*		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.6 Cosmetic in-situ repair in natural colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).~~	~~40 holes~~		~~Necessary~~	~~F10-110A~~		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.6 Cosmetic in-situ repair in natural colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).~~	~~10 no.~~		~~Necessary~~	~~F10-110A~~	~~Remove timber grounds and infill 75 x 10mm.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	3m²	Up to 1m	Necessary	F10-491*, C41-516, C41-518, C41-519B	Badly recessed joints mostly to east side	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~2 x 200 x 300~~	~~Up to 1m~~	~~Essential~~	~~F10-110A~~	~~Repair bullnose brickwork to low level to pier to East side. Reference position 1.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	6 no bricks	Up to 1m	Essential	F10-111*	Fill in holes to low level to curved wall. Reference position 2.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	0.5m²	Low level	Essential	F10-111*	Replace brickwork where deteriorated. Low level to east wall at south end. Reference position 3.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	200 x 2.5m	Up to 2m	Essential	F10-111*	Replace brickwork and make good where masonry partition wall removed, to south wall pier.	No image
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	0.5m²	Up to 2m	Necessary	F10-491*, C41-516, C41-518, C41-519B	North side, where brickwork cut at removal of previous masonry partition wall	No image
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	0.5m²	Up to 2m	Necessary	F10-491*, C41-516, C41-518, C41-519B	Newly formed opening into 014, to point up cut brickwork.	No image

Lower Ground Floor = Level LGF : Room LG-L04

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Circulation - lift shaft**
HERITAGE SIGNIFICANCE: **Low**
ROOM TYPE:
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **23/02/202**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historical paint layer	15m²		Essential	M60-507*	Access reduced by lift shaft construction	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	50 holes		Necessary	F10-491*	Access reduced by lift shaft construction	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~14 x 300 x 300, 4m x 300mm~~	~~Up to 3.5m~~	~~Necessary~~	~~F10-110A~~	~~Allowance to remove stone remain of stairs recessed in wall, and replace with matching brickwork. TO BE CONFIRMED~~	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.9 Remove salts of efflorescence by poulticing	3m²	Up to 500mm	Essential	C40-117B M40-300	Access reduced by lift shaft construction	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~1m²~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable	100mm dia	At 2m	Essential	F10-111*	At east wall in lift shaft	No image
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable	75mm dia	At 2m	Essential	F10-111*	At east wall in lift shaft	No image
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	Low level	Essential	F10-111*	At north wall in exposed area of existing wall	No image
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable	100mm dia	At 1200mm	Essential	F10-111*	At north wall in exposed area of existing wall	No image
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 300 approx	At 1m	Essential	F10-111*	Allowance to infill external wll after removal of existing water main now poking through lift shaft wall	No image

Lower Ground Floor = Level LGF : Room LG-L04 LOBBY

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE:
ROOM TYPE:
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **02/03/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	6m²	Above 3m	Essential	M60-510		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	25 holes	Above 3m	Necessary	M23-540*		
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historical paint layer	15m²	Above 3.5m	Essential	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	25 holes	Up to 3.5m	Necessary	F10-491*		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.6 Cosmetic in-situ repair in natural-colour mortar (Small areas of damage, removal of redundant fixtures and fittings).~~	~~6no. 100 x 50mm~~	~~Up to 3.5m~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	~~Remove timber grounds from wall and infill. Reference position 1.~~	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.9 Remove salts of efflorescence by poulticing	2m²	Up to 500mm	Essential	C40-117B M40-300B	To lowest 500mm of walls.	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~100 x 200mm~~	~~At about 2.5m~~	~~Essential~~	~~F10-110A~~	~~Damaged brickwork to centre of arch. Replace and make good. Reference position 2.~~	
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat~~	~~0.5m²~~	~~Low level~~	~~Essential~~	~~M23-311 M20-566~~	~~Remove poss cementitious plaster to low level. Reference position 3.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~4no 50 x 50mm~~		~~Essential~~	~~F10-110A~~	~~Recess in brickwork to high level to wall adjoining C011. Reference position 4.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~0.5m²~~	~~Low level~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	~~Repoint perpends and low level brickwork to west end. Reference position 5.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~75 x 75mm~~	~~Above 3m~~	~~Essential~~	~~F10-110A~~	~~Infill hole with replacement brick. Reference position 6.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	3 courses x 250mm	Up to 500mm	Necessary	F10-111*	West wall. North jamb to doorway at low level.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	1m²	Up to 2m	Necessary	F10-491*, C41-516, C41-518, C41-519B	West wall. Allow for pointing to exposed brickwork where cut to make new opening.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable / 1.45.7 Retain service run in position and infill around with expanding mortar within opening.	200 x 150	At 3m	Essential	F10-111* / C41-560	North wall of passeway to west through to C011. Existing soil pipe passing through wall. Brick up opening around pipe as cl;ose as possible and infill any resultant gap with expanding mortar.	

Lower Ground Floor = Level LGF : Room LG-L04 LOBBY

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE:
ROOM TYPE:
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **02/03/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable	150 x 150	2m	Essential	F10-111*	To south side of passage way through to C011. Penetration through to riser under new steel stair	

Lower Ground Floor = Level LGF : Room LG-046

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Newly Formed WCs and Welfare**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **WC-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **18/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~20%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	97.5m²	Above 3.5m	Necessary	M60-510		
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**	Repair	1.13.1 Removal of defective /missing areas and replacement with new studwork to match, renew lath and run plaster.	13 lin m	Above 3.5m	Necessary	M20-566* M23-300*	To include damage caused by alterations	
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**	Repair	1.13.4 Repair cracks in lath and plaster and prepare.	2 lin m	Above 3.5m	Essential	M20-310B, M20-311B, M23-535		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.1 Replacement of full run profile of plaster cornice where missing/defective.	35 lin m	Above 3.5m	Necessary	M23-570*	Damage caused by alterations	
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.2 Making good damage to partial plaster cornice profile where damaged or missing.~~	~~12 linear m~~	~~Above 3.5m~~	~~Essential~~	~~M23-593B M23-535~~	~~Not including damage caused by temporary structural needles~~	
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.3 Fill cracks to cornice.~~	~~3 lin m~~	~~Above 3.5m~~	~~Essential~~	~~M23-593B M23-535~~		
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of cornice being removed~~	~~Above 3.5m~~	~~Essential~~	~~M60 505* M60 507*~~		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.12 Fill hole in plaster (up to 25mm) and make good	130 holes	Above 3.5m	Necessary	M23-593B M23-535		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~30%~~	~~All~~	~~Essential~~	~~M23-311 M20-566~~	As scoped for removal separately.	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	2 x 100 dia areas	All	Essential	M20-566*		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.18. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	50m²	ALL	Necessary			
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	100 no.	All	Essential	M23-540*		

Lower Ground Floor = Level LGF : Room LG-046

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Newly Formed WCs and Welfare**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **WC-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **18/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster and make good finishing coat	7no 100mm dia	All	Essential	M23-540*		
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	150 x 150mm	At 2m height	Essential	F10-111*	Recess. Infill with brickwork and make good plaster finish. Reference position 1	
~~WALLS~~	~~2.2 Fair-faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~1.2m x 100mm~~	~~Up to 2m height~~	~~Essential~~	~~F10-111*~~	~~Repair damaged brickwork and make good plaster finish; to right of doorway. Reference position 2~~	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	25m²	All	Necessary	M60-507"	To easternmost space of 4 rooms knocked together	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	500 x 500mm	Up to 3.5m height	Essential	F10-111*	To easternmost space of 4 rooms knocked together. At relieving arch. Reference position 3.	**878**
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~15 lin m~~	~~Up to 2m~~	~~Essential~~	~~P20-110~~	Removed at time of survey	
~~FLOORS~~	~~3.2 Timber floor boards to suspended timber floors~~	~~Repair~~	~~3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.~~	~~10%~~	~~n/a~~	~~Essential~~	~~K20-110A~~	Removed at time of survey	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75mm	Up to 3m	Essential	F10-111*	North-east corner.	**845**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	Up to 1m.	Essential	F10-111*	North wall. Adjacent to door.	**845**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	25mm dia	Above 3.5m	Essential	C41-560	North wall. Above door adjacent to wall and arch. Pipe or cable in opening.	**853**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	At 3m	Essential	C41-560	North wall. Above door	Appears on image **853**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	250 x 100	Above 2m	Essential	F10-111*	North wall. 2nd door along from west end.	**860**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	Up to 1m .	Essential	F10-111*	North wall. To west of 3rd foor from west.	**851**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 150mm	Up to 3.5m	Essential	F10-111*	North wall. Above 3rd door from west	**869**

Lower Ground Floor = Level LGF : Room LG-046

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Newly Formed WCs and Welfare**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **WC-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **18/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	50mm dia	Above 3.5m	Essential	C41-560	To north-east corner of 3rd bay from west	**870**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50mm dia	At 3m	Essential	C41-560	East elevation, north end. Remove pipe.	**880**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable	100 x 75mm	Above 3.5m	Essential	F10-111*	East wall. To south-east corner above soil pipe.	**883**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable	50 x 50mm	At 3m	Essential	F10-111*	South wall. Infill with brick to fit	**884**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no. 75mm dia	Above 3.5m	Essential	C41-560	Easternmost bay, at south end.	**889**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	250 x 250mm	Above 3.5m	Essential	C41-560 / F10-111*	Larger opening withn pier. Investigate ability to infill with brickwork from above.	**875**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	25mm dia	Above 3.5m	Essential	C41-560	To 2nd bay from west, at south end adjacent to window.	**864**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	25mm dia	Above 3.5m	Essential	C41-560	To 3rd bay from west, at south end	**867**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	25mm dia	Above 3.5m	Essential	C41-560	To second bay from west, east drop beam, toward south wall. Cut back angled pipe and infill.	**865**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	3 x 25mm dia	Above 3.5m	Essential	C41-560	To west bay. Adjacent to south wall.	**857**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	2 x 50mm dia	Above 3.5m	Essential	C41-560	To west bay. Adjacent to south wall.	**856**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	2 no. 75mm dia	At 3m	Essential	C41-560	West wall.To south-west corner.	**848**

Lower Ground Floor = Level LGF : Room LG-046

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Newly Formed WCs and Welfare**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **WC-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **18/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.45 Concrete jack arches	Repair	1.45.1 Retained / unremovable service run within opening but cut back flush to both sides. Infill with expanding mortar around service pipe/duct within opening and infill with intumescent mastic sealant within pipe/duct. Use Hilti or similar alternative.	75mm dia	Above 3,5m	Essential	C41-560	To west side of easternmost bay, toward south end.	**888**
CEILING	1.45 Concrete jack arches	Repair	1.45.5 Infill damage to arch with expanding mortar and cut to profile of arch. Use Hilti or similar alternative. Make good with plaster finish to match existing if applicable.	150 x 300mm	Above 3,5m	Essential	C41-560	To west side of easternmost bay. Badly infilled area. Remove or remove back 50mm below surface and make good with expanding mortar	**887**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	75 x 75mm	Above 3,5m	Essential	C41-560 / F10-111*	To west side of easternmost bay, middle. Rectangular opening above brickwork.	**886**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	To west bay, central to north half.	**854, 858**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50 x 50mm	Above 2m	Essential	F10-111*	Above door in north wall, to westernmost bay.	No dedicated image but on **853** centrally above door.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560	To north-west corner of 2nd bay from west. Remove cable.	**870**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 50mm	Above 3.5m	Necessary	C41-560	3rd bay from west, west side of ceiling arch at junction with south cross beam. Infill to voids alongside beam end. May be penetrations.	Appears on image **873**

Lower Ground Floor = Level LGF : Room LG-046a,b,c,d,e & C05h

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Newly Formed WCs and Welfare**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **WC-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **18/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	8m²	Above 3.5m	Essential	M20-566 M23-300* M23-311*	Only minor damage. Allowance retained.	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.2 Repair cracks in plaster and prepare.	3 lin m	Above 3.5m	Essential	M20-310B M20-311B	At junction with, and within, window arches	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	40m²	Above 3.5m	Necessary	M60-510		
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction)	Repair	1.13.1 Removal of defective /missing areas and replacement with new studwork to match, renew lath and run plaster.	3 lin metres	Above 3.5m	Necessary	M20-566 M23-300*	Replacement recommended due to extent of damage.	
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction)	Repair	1.13.14 Removal of defective/missing areas of plaster and renew plaster run to match	14 lin metres	Above 3.5m	Necessary	M20-566 M23-300*		
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	3m²	Up to 3.5m	Essential	M60-507*	2 no. Window cill/ surround	
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.4 Rake out missing/defective joints and repoint fine joints with lime mortar putty~~	~~Item~~		~~Essential~~	~~C41-516 C41-518 C41-519B~~		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.1 Replacement of full run profile of plaster cornice where missing/defective.	600mm	Above 3.5m	Necessary	M60-510	Gap adajcent to beam at north end around pier	
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.12 Fill hole in plaster (up to 25mm) and make good	75 no. holes	Above 3.5m	Necessary	M23-593B M23-535*		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~50%~~	~~All~~	~~Essential~~	~~M23-311 M20-566~~	As scoped for removal separately. Removal to north and west sides.	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	125 no.	ALL	Essential	M23-540*		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	12 x 100 dia areas	All	Necessary	M20-566*		
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~5 lin m~~	~~Up to 2m~~	~~Essential~~	~~P20-110~~	Removed at time of inspection	
WALLS	2.10 Glazed and unglazed ceramic tiles to wall	Repair	2.10.14 Remove modern tile and dispose	1200 x 600mm	Up to 2m	Necessary	C41-294 M40-138B M40-875B	Remove modern tiling to south-west corner	Appears in image **824**
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 no 50mm dia	At 2.5m	Necessary	F10-111*	East wall, above door to cell corridor. Remove pipe and infill.	Appears in image **831**
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	3 no. 75 x 75mm	Up to 3.5m	Necessary	F10-111*	East wall, above and adjcent to door to cell corridor.	**831**

Lower Ground Floor = Level LGF : Room LG-046a,b,c,d,e & C05h

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Newly Formed WCs and Welfare**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **WC-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **18/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50mm dia	At 3m	Necessary	F10-111*	South-east corner through to corridor.	**833**
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150	Up to 3.5m	Essential	F10-111*	Through to main corridor	**834**
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 100	At 3m height	Essential	F10-111*	Above door and west of opening frame.	Appears in image **834**
WALLS	2.2 Fair faced brickwork	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50mm dia	A 3.5m	Essential	C41-560	To south-west corner	**835**
WALLS	2,2 Fair faced brickwork	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	2 no 50mm dia	At 2.5m	Essential	C41-560	West wall. Remove pipes and infill	**829**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	North-west corner. Vertically at corner. Remove pipe and infill.	**839**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560	North-west corner. Adjacent to window arris.	**839**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	5 no 25mm da	Above 3.5m.	Essential	C41-560	Around north end of central beam. 3 holes with pipes, 2 without. Remove pipes if possible.	**841**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 50mm dia	Above 3.5m	Essential	C41-560	1 hole with pipe, 1 without. Remove pipe if possible.	**841**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 50mm dia	Above 3.5m	Essential	C41-560	To north wall cornice. Remove pipes if possible. Otherwise cut back and do 1.45.3.	**841**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	South-west corner ceiling. Remove pipe if possible.	**837**
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.8 Indent new section of profiled stone ashlar, shim/pin, repoint	50 x 50mmx 100mm deep	2.5m height	Essential		Stone penetration to window frame	**830**

Lower Ground Floor = Level LGF : Room LG-047

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Visitor Centre - Public Tours, Police Cells**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **VIS-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **18/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~25%~~	~~Up to 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~	~~Only minor damage. Allowance retained.~~	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	11.5m²	Above 3.5m	Essential	M60-510		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	75 holes	Above 3.5m	Essential	M23-540*	Removed service run fixing holes	**901**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	49m²	ALL	Necessary	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	3m²	Up to 500mm	Necessary	F10-491*, C41-516 C41-518 C41-519B	To low level	**912, 913**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1m²	Up to 500mm	Essential	F10-111*	Generally to low level, to east wall.	**913**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	6m²	Up to 2m	Essential	C40-117B M40-300B	Generally to low level	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	100no holes	ALL	Necessary	F10-491*		
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	3 locations.	Up to 3.5m	Necessary	C50-342B	Each approx 250 x 500mm. Unable to confirm until boarding removed to location at high level to south wall.	**896, 897, 898**
Walls	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	150 x 200mm	at 2m	Essential	F10-111*	To left of door head	**899**
Walls	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2 no. 200 x 300mm	At 3m height	Essential	F10-111*	Recess in wall after removed item. Reference position 2.	**893**
~~Walls~~	~~2.2 Fair faced brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~2 x 150 x 150mm areas~~	~~At about 3m height~~	~~Essential~~	~~F10-111*~~	~~Damaged brickwork above door. Reference position 3.~~	
~~Walls~~	~~2.2 Fair faced brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~6 no half bricks~~	~~At low level~~	~~Essential~~	~~F10-111*~~	~~Allowance for repair if metal shelf base be removed. Reference position 4.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	4 no 25mm dia holes	Above 2m	Essential	F10-111*	Above cell door	**899**

Lower Ground Floor = Level LGF : Room LG-047

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Visitor Centre - Public Tours, Police Cells**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **VIS-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **18/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	at 3m	75 x 75mm	Essential	F10-111*	To west wall	**894**

Lower Ground Floor = Level LGF : Room LG-048

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Visitor Centre - Public Tours, Police Cells**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **VIS-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **18/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~10%~~	~~Up to 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	11.5m²	Above 3.5m	Essential	M60-510		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	25 holes	Above 3.5m	Essential	M20-566* M23-300*	Removed service run fixing holes	**903**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	49m²	ALL	Necessary	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	3m²	Up to 500mm	Necessary	F10-491* C41-516 C41-518 C41-519B	Generally to low level	**910**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2m²	Up to 500mm	Essential	F10-111*	Generally to low level	**910**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	5m²	Up to 500mm	Essential	C40-117B M40-300B	Generally to low level	**910**
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	4no.	ALL	Necessary	C50-342B	4 no. grouped at 2 no. at high level and 2 no. at low level. Brush down existing paintwork and leave in situ.	**904, 907**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	75 no holes	ALL	Necessary	F10-491*		**903**
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.6 Cosmetic in-situ repair in natural-colour mortar.~~	~~17no 10 x 100mm~~	~~ALL~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	~~Fill after removal of timber grounds set in perpends.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~200 x 100 repair~~	~~At 1m height~~	~~Essential~~	~~F10-111*~~		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~Approx 11 no. courses of half brick~~	~~At 1m height~~	~~Essential~~	~~F10-111*~~	~~Allowance for making good after removal of shelving base still in situ~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 50	Above 2m	Essential	F10-111*	Above door.	**908**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50 x 50	Above 2m	Essential	C41-560	Above door.	**906**

Lower Ground Floor = Level LGF : Room LG-049

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Visitor Centre - Public Tours, Police Cells**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **VIS-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **18/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	2 x 100 x 100mm areas	Up to 3.5m	Essential	M20-566* M23-300* M23-311*		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	11.5m²	Above 3.5m	Essential	M60-510		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	70 holes	Above 3.5m	Essential	M23-540*	Removed service run fixing holes	**927**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	49m²	ALL	Necessary	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	200 no holes	ALL	Necessary	F10-111*		**927**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	3m²	Up to 7 courses	Necessary	F10-491* C41-516 C41-518 C41-519B		**948, 947**
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~3m²~~	~~Up to 2m~~	~~Necessary~~	~~F10-110A~~	~~Generally to lower 4 to 5 no. courses.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~3no areas of 100 x 50mm.~~	~~Up to 2m~~	~~Essential~~	~~F10-110A~~	~~Replacement bricks for damaged brickwork above door. Reference position 1.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	6m²	Up to 750mm	Essential	C40-117B M40-300B	To two long sides	**948, 947**
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	4no.	ALL	Necessary	C50-342B	4 no. grouped 2 no. at high level and 2 no. at low level.	**941**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	500 x 500mm	To low level	Necessary	F10-111*	East wall, south end.	**934**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening. Use Hilti or similar alternative.	200 x 200	At 3m height	Essential	F10-111*	To south wall. Retain hydraulic system pipe. Do not infill pipe with intumescent mastic.	**932**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 75	At high level	Essential	F10-111*	East wall, to south-east corner	**935**

Lower Ground Floor = Level LGF : Room LG-050

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Visitor Centre - Public Tours, Police Cells**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **VIS-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **18/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	40 no. holes	Up to 3.5m	Essential	M23-540*		**1010**
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	11.5m²	Above 3.5m	Essential	M60-510		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	35m²	ALL	Necessary	M60-507*	NOTE; stencilled ammunition signs to wall. Retain so DO NOT REMOVE to east and south walls. Exact area of paint to be removed to be confirmed on these walls.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	125 no holes	ALL	Necessary	F10-111*	NOTE: number of large nails in wall. To be retained in situ. Timber wiring board to be retained in situ.	**1011**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	3m²	Up to 500mm	Necessary	F10-491* C41-516 C41-518 C41-519B	At low level	**1016**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2m²	Up to 500mm	Essential	F10-111*	Generally to lower 3 to 4no. courses. West wall not visible due to stored items; assumed same as east wall.	**1016**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	5m²	Up to 500mm	Essential	C40-117B M40-300B	West wall not visible due to stored items; assumed same as east wall.	**1016**
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	4no.	ALL	Necessary	C50-342B	4 no.grouped in to 2 no. at high level and 2 no. at low level.	Appears in images **1013 and 1023**
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.6 Cosmetic in-situ repair in natural-colour mortar.~~	~~5no 10 x 100mm~~	~~At approx 2m height~~	~~Necessary~~	~~F10-111*~~	~~To west wall. Fill after removal of timber grounds set in perpends. Reference position 1.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	area of 75 x 50mm.	Up to 3m	Essential	F10-111*	Recess in brickwork to wall. Reference position 2.	**1012**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	area of 100 x 50mm.	At 3m height	Essential	F10-111*	Damage to top edge of vent opening	**1013**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	500 x 500mm	At low level	Necessary	F10-111*	Around corner trough penetration. Leave hole above trough.	**1019**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75mm	At high level	Necessary	F10-111*	To west wall.	**1025**
CEILING	1.45 Concrete jack arches	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50mm dia	Above 3,5m	Essential	C41-560	Toward north-west corner	**1028**

Lower Ground Floor = Level LGF : Room LG-051

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Visitor Centre - Public Tours, Police Cells**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **VIS-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **18/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	20 no. holes	Above 3.5m	Essential	M23-540*		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	11.5 m^2	Above 3.5m	Essential	M60-510		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	75m^2	ALL	Necessary	M60-507*	NOTE: Timber wiring board present to south wall at high level	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	75 no holes	ALL	Necessary	F10-111*		**1030**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	2m^2	Up to 500mm	Necessary	F10-491* C41-516 C41-518 C41-519B		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~2m^2~~	~~Up to 500mm~~	~~Essential~~	~~F10-111*~~		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	3m^2	Up to 500mm	Essential	C40-117B M40-300B		
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	7no.	ALL	Necessary	C50-342B	2 no. grouped together at high level and 2 no. grouped together at low level. 3 no. to cubicle brickwork partitions to be brushed down existing paintwork and leave in situ.	**1035 and shown on 1067**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	area of 100 x 50mm.	At approx 3m height	Essential	F10-111*	Damaged brickwork above door. Reference position 1.	**1034**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2.5m^2	At approx 3m height	Essential	F10-111*	East wall. To infill area of chased out brickwork for drainage at back of cubicles.	**1039, 1040, 1049, 1054. 1061**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	5 course of half-brick	At low level	Essential	F10-111*	To cubicle partition at junction with south wall. Has been altered due to open drainage channel. IF channel to be removed, allowance for reinstating partition. Reference point 2.	**1067**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	200 x 100	At low level	Essential	F10-111*	To cubicle partition at junction with south wall. Damaged brickwork to vent opening built across. Reference position 3.	**1067**

Lower Ground Floor = Level LGF : Room LG-051

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Visitor Centre - Public Tours, Police Cells**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **VIS-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **18/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 areas approx 200 x 250 and 100 x 150	Above 2.5m	Essential	F10-111*	North wall. To west of door at 2.5-3m height	**1032/1033**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	1 no 75mm and 1 no 100mm	Above 2.5m	Essential	F10-111*	North wall to east of door. Both adjacent to vent grille	**1036/1037/1038**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	100mm dia	Above 3.5m	Essential	C41-560	Vertically through slab	**1070**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	2 no. 50mm dia	Up to 3.5m	Essential	F10-111*	To east wall, back wall of middle cubicle.	**1052, 1051**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	Up to 3.5m	Essential	F10-111*	To east wall, back wall of middle cubicle.	**1053**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	100mm dia	Above 3.5m	Essential	C41-560	Vertically thrrough slab	**1073**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 75mm area	at 3m height	Essential	F10-111*	To east side of south-east corner	**1060**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	500 x 500mm	At low level	Necessary	F10-111*	At low level to junction of rear wall and west wall.	**1068**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	3 no. areas of 150 x 150mm	At 3m height	Necessary	F10-111*	Damage to walls between all cubicles, adjacent to vents.	**1059, 1047, 1045**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	Above 2m height	Necessary	F10-111*	Front wall of middle cubicle above door	**1074 /1058**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 50mm	Above 2.5m	Necessary	F10-111*	To south end of front cubicle wall, below historic timber trunking.	**1063/1064**

Lower Ground Floor = Level LGF : Room LG-052 (and adjacent room under stair)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **17/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	1m²	Above 3.5m	Essential	M20-566*, M23-300*, M23-311*	Minor damage noted.	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~100%~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	10m²	Above 3.5m	Essential	M60-510		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	30no.	Above 3.5m	Necessary	M23-540*		
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historical paint layer	29m²	All	Essential	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	75no holes	ALL	Necessary	F10-491*, C41-516 C41-518 C41-519B		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).~~	~~30 no.~~	~~ALL~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	~~Walls to arches to south wall. Remove timber grounds and infill.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime~~	~~1 x 100 dia area~~	~~All~~	~~Essential~~	~~F10-111*~~	~~Replace brickwork damaged at switch removal~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime~~	~~8 no. 100 x 100 recesses~~	~~All~~	~~Essential~~	~~F10-111*~~	~~Holes to walls in walls under stairs. Approx half brick repairs.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~100 x 300mm~~	~~At about 2.5m~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	~~Repair to corner under stair tread above. Reference position 1.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~1m²~~	~~All~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~		
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1 no.	Up to 3.5m	Necessary	C50-342B	Missing. Brick up opening.	**799**
FLOORS	3.2 Timber floor boards to suspended timber floors	Repair	3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the	3m²	Up to 2m	Essential	K20-110A	Cut to make central trench opening. NOTE: Flagged floor under stair.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 500	At about 3.5m	Necessary	F10-111*	To underside of arch at top of wall. Large opening into LG-054 (boiler).	**804**

Lower Ground Floor = Level LGF : Room LG-052 (and adjacent room under stair)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **17/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 100	At about 2.5m	Essential	F10-111*	To north-west corner at junction of walls with underside of stair tread over.	**800**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150	At about 2.5m	Essential	F10-111*	To north wall	**801**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia penetration	Up to 3.5m	Essential	C41-560	To south-east corner	**808**

Lower Ground Floor = Level LGF : Room LG-053

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **17/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	75 no. holes	Above 3.5m	Essential	M23-540*		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	60m²	Above 3.5m	Essential	M60-510		
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All except areas of plaster to be removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.14 Remove paint ashlar~~	~~100%~~	~~Above 3.5m~~	~~Essential~~	~~M60-507*~~	~~3 no windows sill and surround~~	
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.20 Remove existing paint layers back to last historic paint layer	3m²	Up to 3.5m	Essential	M60-507*	3 no windows sill and surround	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historical paint layer	70m²	All	Necessary	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	4m²	Up to 500mm	Essential	F10-111*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	6m²	Up to 500mm	Essential	C40-117B M40-300B	To all walls.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	6m²	Up to 500mm	Necessary	C41-806 / F10-491*		
~~FLOORS~~	~~3.2 Timber floor boards to suspended timber floors~~	~~Repair~~	~~3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.~~	~~10%~~	~~Essential~~	~~Essential~~	~~K20-110A~~	~~Floorboards removed to east end. Concrete floor to west.~~	
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	2 no.	Above 3.5m	Necessary	C50-342B	To wall , leading under stairs. Eastwards one in good condition, westwards one missing.	**742, 741**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	150 holes	ALL	Necessary	F10-491*		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~Approx 25 course half bricks~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Fill recess and replace damage where previous partition has been removed. Reference point 1.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~150mm dia recess~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Repair hole at removal of switch. Reference point 2.~~	
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	6 no 25-50mm dia	Above 3.5m	Essential	C41-560	Including within areas of 200 x 150 and 300 x 300 damage	**746, 749, 756, 759**

Lower Ground Floor = Level LGF : Room LG-053

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **17/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 250mm	Above 3.5m	Essential	F10-111*	At high level to east wall.	**737**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	1 no 50mm dia	Above 3.5m	Essential	C41-560		**769**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	4 no 100mm dia	Above 3.5m	Essential	C41-560	At junction with east wall	**772, 774, 777, 780**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2no 50mm dia	Above 3.5m	Essential	C41-560	To south-east corner	**782, 783**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	1 no 25mm	Above 3.5m	Essential	C41-560		**781**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	1no. 50mm penetration	Above 3.5m	Essential	C41-560	25mm dia pipe set in penetration. Above window, vertically. Remove pipe if possible; if not change to 1.45.3.	**784**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 50mm dia holes	Above 3.5m	Essential	C41-560	To south-west corner. Remove pipe if possible; if not change to 1.45.3.	**787, 788**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 50mm dia holes	Above 3.5m	Essential	C41-560	To north-west corner.	**789, 790**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	100 x 50mm	Above 3.5m	Essential	C41-560	Vertical penetration badly infilled. Remove current infill and make good.	**795**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	25mm dia pipe set in penetration. Remove pipe if possible; if not change to 1.45.3.	**796**
CEILING	1.45 Concrete jack arches	Repair	1.45.6 Remove fixing if present and infill with expanding mortar and make good with plaster finish to match existing.	15no 25mm dia	Above 3.5m	Essential	C41-560		**For example; 793**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	Total area 200 x 200mm	Above 3m	Essential	F10-111*, C41-	To south-west corner of room in window alcove, to east wall where new steel beam bears on corner. Brickwork around beam unfinished. Allow for infilling with expanding mortar around where awkward.	**768**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25 x 75mm	At 3.5m	Essential	C41-560	At north end at junction with wall of west bay.	**765**

Lower Ground Floor = Level LGF : Room LG-053

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **17/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25 x 75mm	At 3.5m	Essential	C41-560	At north end of junction with wall of 2nd bay from west.	**771**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia set in 300 x 300 damage	Above 3.5m	Essential	C41-560	North-west corner of 2nd bay from west. Remove pipe if possible, otherwise cut back and infill as 1,45.3.	**775**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	400 x 400mm	Above 2m	Essential	F10-111*	To south-east corner of space oppiste external door. Large circular duct from riser. Remove and infill with brickwork	Appears in images 758 and 757

Lower Ground Floor = Level LGF : Room LG-054 (Former Lord Mayor's garage)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **17/01/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	150no. holes	Above 3.5m	Necessary	M23-540*		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	42m²	Above 3.5m	Essential	M60-510		
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~1m²~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~	~~Remove existing cementitious mortar repair and re-plaster.~~	
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	300 x 100 x 100mm	Above 3.5m	Essential		Recess in structure of arch/vault. Infill with matching and make good finish. Hole in arch/vault to south end at junction with wall. Reference position 1.	**699**
CEILING	1.15 Visible steel floor joists or girders	Repair	1.15.3 Treat corrosion to iron beam	12m x 150mm	Above 3.5m	Essential	C50-302	Brush off corrosion. 2 runs of 6m	
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	300mm dia	Above 3.5m	Necessary	C41-560	To south side of central arch. Concrete plug protruding from ceiling. Remove / cut off and make good finish	**707**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	55m²	All	Necessary	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	250 no holes	ALL	Necessary	F10-491*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2 no. 500 x 2400mm	Up to 2.5m	Essential	F10-111*	Replacement brick to cut reveals of new opening formed to boiler room to west end. Cant bricks to springer positions. Reference postion 2. Currently being progressed.	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.11 Carefully remove cemetitious render from wall~~	~~10 x 3 courses x 150mm~~	~~Up to 3.5m~~	~~Necessary~~	~~F10-111*~~	~~Allow for replacement of brickwork behind if required.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	2m²	Up to 500mm	Necessary	F10-491*, C41-516, C41-518, C41-519B	Re-pointing to east elevation at low level.	

Lower Ground Floor = Level LGF : Room LG-054 (Former Lord Mayor's garage)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **17/01/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	10 bricks	Up to 3.5m	Desirable	F10-111*	Damaged brickwork to edge of downpipe chasing to north wall. Reference position 4.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2 no. 200 x 2m. Approx 25 courses plus 1m² repointing to inside face of arch	Up to 2.5m	Essential	F10-111*	Replacement brick to cut reveals of new opening formed to former gents WC 057 to north wall. Reference postion 5	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2 no. 200 x 2m. Approx 14 courses plus 1m² repointing to inside face of arch	All	Essential	F10-111*	Replacement brick to cut reveals of new opening formed to store 057b to south-east part of room. Reference postion 6	**690**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2 no. 200 x 2m. Approx 16 courses plus 1m² repointing to inside face of arch	All	Essential	F10-111*	Replacement brick to cut reveals of new opening formed to store 57b to south-west part of room. Reference position 7	Part shown on **713**
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~3 bricks~~	~~All~~	~~Essential~~	~~F10-110A~~	~~Replacement bullnose bricks to 3-6 courses from FFL. Reference postion 9.~~	
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Cleaning~~	~~2.1.1 General light clean of internal ashlar dressings~~	~~4 no padstones.~~	~~Up to 3.5m~~	~~Necessary~~	~~C40-200B C40-201B~~	~~4 no. padstones to small beams.~~	
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	300 x 500 mm	Above 3,5m	Essential	C41-560	South-west corner. Remove pipes 2 x 100mm dia	**709**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 250mm	At 2.5m	Desirable	F10-111*		**695**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	300 X 150mm	Above 3.5m	Essential	C41-560	100mm dia hole vertically set in area if cant brick damage	**718** and **723**

Lower Ground Floor = Level LGF : Room LG-054 (Former Lord Mayor's garage)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **17/01/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	100mm dia	Above 3,5m	Essential	C41-560	To north-west corner	**725**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	100mm dia	Above 3,5m	Essential	C41-560	To north-west corner	**725**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	Adjacent to north wall, by western beam	Appears on image **278**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 25mm dia	Above 3.5m	Essential	C41-560	Holes at end of piperun, pipe since removed.	**720 and 728**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	50mm dia	Above 3.5m	Essential	C41-560	Within central bay. Cut back and infill.	**733**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100mm dia	Above 3.5m	Ess ential	F10-111*	To south side of garage door opening. Penetration at angle through cornice.	**696**

Lower Ground Floor = Level LGF : Room LG-057 (knocked through into new large space 054)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **17/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~66%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	4m²	Above 3.5m	Essential	M60-510		
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All except areas of plaster to be removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	14m²	All	Essential	M60-507*		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).~~	~~4no x 10 x 100mm~~	~~All~~	~~Essential~~	~~F10-111*~~	~~Remove timber grounds and infill. Reference point 1.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	14 courses brick	Up to 1500mm	Essential	F10-111*	Bullnose brick to east reveal of newly-formed opening to 054. Reference position 2.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	1m²	Up to 500mm	Essential	C40-117B M40-300B	To north and east walls	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	75 no.	Up to 3.5m	Necessary	F10-111*		
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 100 x 150mm holes	Above 3.5m	Essential	C41-560	Above east wall	**681 and 682**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 150	Up to 3,5m	Essential	F10-111*	East wall. Remove pipe if possble.	**683**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50mm dia	Up to 3.5m	Essential	F10-111*	East wall. Remove pipe if possble.	**684**

Lower Ground Floor = Level LGF : Room LG-057 (knocked through into new large space 054)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **17/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50mm dia	At low level	Essential	F10-111*	East wall. Remove pipe if possble.	No picture

Lower Ground Floor = Level LGF : Room LG-057b (incorporated into new large space 054)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **17/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~50%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~	~~Water damage noted~~	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All except areas of plaster to be removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	50no. holes	Above 3.5m	Necessary	M23-540*		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	20m²	Above 3.5m	Necessary	M60-510		
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	1m²	Up to 3.5m	Essential	M60-510	Stone lintel	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	46m²	All	Necessary	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	200 no holes	ALL	Necessary	F10-111*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1.5m³	All	Essential	F10-111*	To south-west corner of room at high level. Opening through wall upwards and across into bridge space above. Infill with solid brickwork	**703**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	5m²	Up to 1m	Essential	C40-117B M40-300B	To low level.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	2m²	Up to 1m	Necessary	F10-491* C41-516 C41-518 C41-519B	To low level to west and north elevations mainly	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~2 bricks~~	~~At approx 2.5m~~	~~Essential~~	~~F10-110A~~	~~Reference postion 1~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~1m²~~	~~Up to 2m~~	~~Essential~~	~~C41-516 C41-518 C41-519B~~	~~Reference postion 2~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~2 no. half brick~~	~~At 3.5m height~~	~~Essential~~	~~F10-110A~~	~~Reference postion 3~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~3 courses x 200mm~~	~~At low level.~~	~~Necessary~~	~~F10-110A~~	~~Badly defaced brickwork to centre of wall. Reference position 4~~	

Lower Ground Floor = Level LGF : Room LG-057b (incorporated into new large space 054)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **17/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~1 brick~~	~~At 3.5m height~~	~~Necessary~~	~~F10-110A~~	~~Gap in cant brick cornice. Reference position 5~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~100 x 100mm~~	~~At about 2m~~	~~Necessary~~	~~F10-110A~~	~~Recess to above arch. Reference position 6~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~150 x 150mm~~	~~At about 3m~~	~~Necessary~~	~~F10-110A~~	~~Recess in brickwork at about 3m. Reference position 7~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~2 linear m~~	~~Up tp 3.5m~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	~~Crack diagonally across south wall. Reference position 8~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	500 x 500mm	At low level.	Essential	F10-111*	Rebuild using bullnoses brickwork to base of east reveal of newly-made opening. Reference position 9	**721**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	50mm dia	Above 3,5m	Essential	C41-560	100mm gap in cant cornice and pipe. Remove pipe	**716**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	300 x 200mm	Above 3,5m	Essential	C41-560	Recess for pipework in east wall. Remove redundant pipes. Make good damaged brickwork around.	**724**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	Recess for pipework in south wall	**730**

Lower Ground Floor = Level LGF : Room LG-058 (previously known as LG-S15)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **19/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~10%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	50no. holes	Above 3.5m	Necessary	M23-540*		**typical 2071**
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	9m²	Above 3.5m	Essential	M60-507*		
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.18. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	25m²	ALL	Necessary	M60-510		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	50 no,	Up to 3.5m	Necessary		To be confirmed, once services removed.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	9m²	Above 2.5m	Necessary	M60-507*	Above picture rail to 3 sides.	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	100 no.	Up to 3.5m	Essential	C41-516 C41-518 C41-519B		**typical 2071**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1m²	Up to 3.5m	Essential	F10-111*	Area of brickwork above door, includes central hole and others.	**2076 to 2072**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	2m²	Up to 3.5m	Essential	C40-117B M40-300	To east elevation at low level	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~100%~~	~~ALL~~	~~Necessary~~	~~C41-516 C41-518 C41-~~	~~Allowance TBC following paint strip~~	
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~20%~~	~~ALL~~	~~Essential~~	~~M23-311 M20-566~~	As scoped separately. (None)	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.3 Repair cracks in plaster.	5 lin m	ALL	Essential	M20-310B M20-311B		

Lower Ground Floor = Level LGF : Room LG-058 (previously known as LG-S15)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **19/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~ALL~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	200 x 100	At high level	Essential	F10-111*	North-west corner	**2077**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2no 150mm	Up to 3.5m	Essential	F10-111*	East wall. Remove pipes	Behind taped area in **2092**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 300	Up to 3.5m	Essential	F10-111*	East walll.	Behind taped area in **2092**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	1no 50mm	Up to 3.5m	Essential	F10-111*	East wall	Behind taped area in **2092**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	Up to 3.5m	Essential	C41-560	East wall. Just below ceiling.	**2092**
CEILING	1.45 Concrete jack arches	Repair	1.45.7 Retain service run in position and infill around with expanding mortar within opening.	200mm dia	Above 3,5m	Essential	C41-560	Around downpipe through ceiling	**2090**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	2no 25mm dia	Up to 3.5m	Essential	C41-560	South-east corner into LG-057a	**2086**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 no 100mm	Up to 3.5m	Essential	F10-111*	South wall at east corner	**2077**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 50mm	Up to 3.5m	Essential	F10-111*	South-east corner	**2086**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150mm dia opening	At 2.5m	Essential	F10-111*	Circular opening to centre of wall	**2085**

Lower Ground Floor = Level LGF : Room LG-058 (previously known as LG-S15)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Rooms**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **19/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50mm dia	A 2.5m	Essential	C41-560	Adajcent to circular opening in line above	**2084**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	200 x 100mm	At high level	Essential	F10-111*	To south-west corner.	**2083**

Lower Ground Floor = Level LGF : Room LG-C05 & C05g (now one space)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **3/11/2021 & 28/10/2021**
SURVEYED BY: **MJBS & AB**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills**
Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~20%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566* M23-300*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	Approx 400 no. holes	Above 3.5m	Necessary	M60-505* M60-507*		No Kairnial photo
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	100% (Approx 48m²)	Above 3.5m	Necessary	M60-505* M60-507*		No Kairnial photo
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	100% (Approx 125m²)	All	Essential	M60-532B		No Kairnial photo
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	2m²	Up to 2m	Necessary	C41-516 C41-518 C41-519B	Allowance to repoint low level areas affected by effloresence	No Kairnial photo
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1m²	Up to 2m	Essential	F10-111*	At low level to door opening to adjacent room CO5e	No Kairnial photo
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.9 Remove salts of effloresecence by poulticing	2m²	Up to 2m	Essential	C40-117B M40-300	Allowance. Generally to west end at low level	No Kairnial photo
~~WALLS~~	~~2.2 Fair-faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~1.5m²~~	~~Above 2m.~~	~~Essential~~	~~F10-110A~~	~~Damaged brickwork at corner between 2m up to ceiling. Reference position 1.~~	
~~WALLS~~	~~2.2 Fair-faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~3 courses x 400mm~~	~~Above 2m.~~	~~Essential~~	~~F10-110A~~	~~Above door, damaged brickwork. Recess plus adjacent area. Reference position 2.~~	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	800 no.	Up to 3.5m	Essential	F10-111*	Includes holes to cant brick cornice	1192, 1193, 1194
~~WALLS~~	~~2.2 Fair-faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~1200 x 600mm~~	~~Above 2m.~~	~~Essential~~	~~F10-110A~~	~~Above door to east wall. Reference position 3.~~	
~~WALLS~~	~~2.2 Fair-faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~150 x 150mm~~	~~Above 3m~~	~~Essential~~	~~F10-110A~~	~~Damaged brickwork at high level. Reference position 4.~~	
~~WALLS~~	~~2.2 Fair-faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~500 x 300mm~~	~~At about 3.5m~~	~~Essential~~	~~F10-110A~~	~~Above door. Damaged chased-out brickwork. Reference position 5.~~	
~~WALLS~~	~~2.2 Fair-faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~500 x 300mm~~	~~At about 3.5m~~	~~Essential~~	~~F10-110A~~	~~Damaged brickwork at high level. Reference position 6.~~	
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	3 no.	Up to 3.5m	Necessary	C50-342B	Brush down existing paintwork and leave in situ.	1167, 1169
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit	Approx area 400 x 300mm	Above 3.5m	Essential	C41-560	Infill ceiling holes at south west corner (Purcell ref position 1)	1196, 1197
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx area 400 x 400mm	Above 3.5m	Necessary	F10-111*	Repair damaged facing brickwork to LHS door on west wall (Purcell ref position 2)	1156
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1 nr. brick	Up to 3.5m	Necessary	F10-111*	Repair previous poor quality mortar repair with brickwork, below the above (Purcell ref position 3)	No Kairnial photo
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2 nr. bricks	Above 3.5m	Essential	F10-111*	Infill hole in brickwork to north wall over west door (Purcell ref position 4)	1189
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1 nr. bricks	Above 3.5m	Essential	F10-111*	Infill hole in brickwork to north wall over west door, adjacent to the above (Purcell ref position 5)	1190

Lower Ground Floor = Level LGF : Room LG-C05 & C05g (now one space)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **3/11/2021 & 28/10/2021**
SURVEYED BY: **MJBS & AB**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills**
Existing Floor to be retained and repaired.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product. Use Hilti or similar alternative.	Approx. 100 x 100mm	Above 3.5m	Necessary	F10-111*	Remove redundant pipework as far as possible prior to undertaking repair (Purcell ref position 6)	1186
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx. 2 nr. bricks	Above 3.5m	Necessary	F10-111*	Remove redundant pipework as far as possible prior to undertaking repair. Infill hole by making good brickwork to canted brick cornice (Purcell ref position 7)	1183
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2 nr. bricks	Up to 3.5m	Essential	F10-111*	Infill 2nr. service holes by cutting out and replacing damaged bricks (Purcell ref position 8)	1187
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2 nr. bricks	Up to 3.5m	Essential	F10-111*	Infill hole around retained pipework with new brickwork, to north wall (Purcell ref position 9)	1177
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	2 nr. 75mm dia. pipes	Up to 3.5m	Essential	C41-560	Seal around retained pipework where not possible to infill with brick (Purcell ref position 9)	1177
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	Approx. 100 x 100mm	Above 3.5m	Essential	C41-560	Fill former service hole to ceiling vault, above south wall at bottom of stairs (Purcell ref position 10)	1203
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	Approx. 100 x 100mm	Above 3.5m	Essential	C41-560	Fill former service hole to ceiling vault, immediately west of the above (Purcell ref position 11)	1202
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	2 nr. approx. 100 x 100mm	Above 3.5m	Essential	C41-560	Fill former service hole to ceiling, west of the above (Purcell ref position 12)	1201
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx. 200 x 200mm	Up to 3.5m	Essential	F10-111*	Infill hole over recessed door on south wall with new brickwork (Purcell ref position 13)	1195
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1 nr. brick	Up to 3.5m	Essential	C41-560	Infill hole in brickwork on south wall above door aperture (Purcell ref position 15)	1164
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	3 nr. bricks	Up to 3.5m	Essential	C41-560	Infill hole at south west corner (on south wall) with brickwork (Purcell ref position 16)	1157
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product. Use Hilti or similar alternative.	Approx 75mm dia.	Up to 3.5m	Essential	C41-560	Infill service hole above west door opening to south wall (Purcell ref position 17)	1162
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx. 400 x 800mm	Up to 3.5m	Necessary	F10-111*	Repair area of damaged facing brickwork, to south wall (Purcell ref position 18)	1166
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx. 400 x 200mm	Up to 3.5m	Necessary	F10-111*	Repair area of damaged facing brickwork, to south wall (Purcell ref position 19)	1168
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx. 400 x 200mm	Up to 3.5m	Necessary	F10-111*	Repair area of damaged facing brickwork to south wall (Purcell ref position 20)	1170
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.2 Repair cracks in plaster.	3 lm	Up to 3.5m	Necessary	M23-540*	Crack spanning width of ceiling vault (Purcell ref position 21)	No Kairnial photo

Lower Ground Floor = Level LGF : Room LG-C05a

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **18/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901. Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~10%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566*~~ ~~M23-300*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	125 no. holes	Above 3.5m	Essential	M23-540*		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	40m²	Above 3.5m	Essential	M60-510		
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.3 Remove salts of efflorescence by poulticing	1m²	Up to 3.5m	Essential	C40-220B	To centre-east window	
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.11 Defrass stonework	1m²	Up to 3.5m	Essential	C40-200B C40-201B	To centre-east window cills	
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	16m²	Up to 3.5m	Essential	M60-507*	Stone window sills & surround	
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.4 Rake out missing/defective joints and repoint fine joints with lime mortar putty~~	~~1m²~~	~~Up to 3.5m~~	~~Essential~~	~~C41-516~~ ~~C41-518~~ ~~C41-519B~~	~~TBC following paint strip~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	250 no holes	ALL	Necessary	F10-111*		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~10 x 100mm~~	~~ALL~~	~~Essential~~	~~F10-111*~~	~~Infill after remove of one timber ground. Reference position 1.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar.~~	~~1.5m total length~~	~~At 3.5m height~~	~~Essential~~	~~F10-111*~~	~~Replace cant brick cornice.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar.	Half-brick recess	At 2.5m height	Essential	F10-111*	Reference position 2.	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar.~~	~~100 x 50mm recess~~	~~At 1.6m height~~	~~Essential~~	~~F10-111*~~	~~At corner of wall and door. Reference position 3.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~approx 200 x 100mm~~	~~At 1.6m height~~	~~Necessary~~	~~F10-111*~~	~~Make good pointing around brick to high level. Reference position 4.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar.~~	~~200 x 100mm~~	~~At 1.6m height~~	~~Essential~~	~~F10-111*~~	~~Area of damaged brickwork above door (directly below cut-off service pipe). Reference position 5.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	25m²	All	Necessary	M60-507*		

Lower Ground Floor = Level LGF : Room LG-C05a

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **18/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901**
Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2m²	Up to 2m	Essential	F10-111*	Generally to lower 3 or 4 no. courses	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	10m²	All	Essential	C40-117B M40-300B	To east end and adjacent to centre-east window on the the west side	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	2m²	All	Necessary	F10-491* C41-516 C41-518 C41-	To east end and adjacent to centre-east window on the the west side	
~~WALLS~~	~~2.19 Cast iron vents to internal walls~~	~~Repair~~	~~2.19.7 Conduct paint analysis to establish paint archaeology. Following validation of paint archaeology to architect's approval remove all paint back to metal. Conduct metal repairs and redecorate (allow for polished metal finish). Grille to be removed, work carried out in workshop and reinstated to existinglocation. Install black pe insect mesh to rear of grille.~~	~~1 - 2no.~~	~~Up to 3.5m~~	~~Necessary~~	~~M60-505 M60-539 M60-540 F30-165~~	NONE	
FLOORS	Stone flags	Repair	Stone flag repair	2 no.	At floor level	Essential		1 no flag (ref LG-C05a-4) to be set as rocking in position (has been lifted to inspect void below). 1 no flag (ref LG-C05a-14) cracked and north part sank. To be reset or replaced with matching.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	5 no 100 x 100	Up to 3.5m	Necessary	F10-111*	Above door to west end in to corridor. Remove pipe in 1 instance. I opening to left of door a 1m height.	**1079, 1080, 1081, 1082, 1083, 1086**
CEILING	1.45 Concrete jack arches	Repair	1.45.6 Remove fixing if present and infill with expanding mortar and make good with plaster finish to match existing.	9 no 25mm	Above 3.5m	Essential	C41-560	Generally over ceiling	
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	3 no 50mm	Above 3.5m	Essential	C41-560	To north-west corner. If not removable, do 1.45.3.	**1135**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	100mm dia	Above 3.5m	Essential	C41-560	Above westernmost window to north wall	**1137**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	100mm dia	Above 3.5m	Essential	C41-560	North-east corner. Remove pipe and infill	**1151**

Lower Ground Floor = Level LGF : Room LG-C05a

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **18/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901**
Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	150 x 150mm	Above 3.5m	Essential	C41-560	Vertical penetration to corner	**1152**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 100mm	At 3m	Essential	F10-111*	To east wall, at north-east corner.	**1127**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 150	At 3m	Essential	F10-111*	To east wall, to south-east corner	**1125**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75mm	At 3.5m height	Essential	F10-111*	To east wall, to south-east corner	**1126**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 no 75 dia holes	At 2.5m	Essential	F10-111*	South wall, into east end cell	**1123**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 100	At 2m	Essential	F10-111*	To south-east corner	**1124**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 no 200 x 200	At 2.5m height	Essential	F10-111*	To west side of easternmost cell door	**1117 & 1118**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 75	Above 2.5m	Essential	F10-111*	Above door to cell second from east	**1113**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	3 no 25mm	At 3m height	Essential	F10-111*	To west side of third door from east end. Remove wire.	**1108 / 1109**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560 / F10-111*	Vertical penetration through cant cornice. Remove pipe. Make good cant cornice 100mm run with cant brick.	**1142**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	2no 50mm holes	Above 3.5m	Essential	C41-560	To north side between westernmost window and adjacent to east. Remove pipe if possible first.	**1139 & 1140**

Lower Ground Floor = Level LGF : Room LG-C05a

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **18/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901**
Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 50mm openings	Above 3.5m	Essential	C41-560	To north side, second window from east, adjacent to east side	**1144**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 50mm dia	Above 3.5m	Essential	C41-560	Ceiling infront of easternmost window, toward middle. No pipes.	**1147**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	2 no 50mm dia	Above 3.5m	Essential	C41-560	Ceiling infront of easternmost window, toward middle. With pipes in situ.	**1149**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3,5m	Essential	C41-560	Central, to east end	**1153**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 no 50 x 50mm holes and 100mm holes	Above 2.5m	Essential	F10-111*	To south wall , above easternmost door.	**1120, 1121**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 50mm	At 3m height	Essential	F10-111*	Above and to east of easternmost door.	**1090**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 no 100 x 75mm	Up to 3.5m	Essential	F10-111*	At west end of south wall between cell door and corridor door.	**1088, 1089**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	3 no 25mm	Up to 3.5m	Essential	C41-560	At west end of south wall	**1089**

Lower Ground Floor = Level LGF : Room LG-C05c

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Visitor Centre - Public Tours, Police Cells / Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **VIS-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **19/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills. and specification OTH-PUR-Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	70 no. holes	Above 3.5m	Essential	M23-540*	Noted some cracking to south end	**926**
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	11.5m²	Above 3.5m	Essential	M60-510		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	44m²	ALL	Necessary	M60-507*	NOTE: racking present and presently being retained in situ.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	25 no holes	ALL	Necessary	F10-111*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	3m²	Up to 500mm	Necessary	F10-491* C41-516 C41-518 C41-519B		**921, 923**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1m²	Up to 500mm	Essential	F10-111*	To low level if further damage arising from efflorescing	**921, 923**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	4m²	Up to 500mm	Essential	C40-117B M40-300B	East and West elevations	**921, 923**
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	2no.	ALL	Necessary	C50-342B	Good condition	**920**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 no 100 x 75mm	Above 2m	Essential	F10-111*	North elevation.	**916, 918**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	250 x 250	At 3m	Essential	F10-111*	North elevation. Above door.	**919**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	50 x 25mm	Above 3.5m	Essential	C41-560	North elevation, centrally	**924**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	2no 25mm dia	Above 3.5m	Essential	C41-560	North elevation, under centre of arch	**924**

Lower Ground Floor = Level LGF : Room LG-C05e

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **19/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~2 x 100mm dia~~	~~Above 3.5m~~	~~Essential~~	~~M20-566*~~ ~~M23-300*~~	~~2 areas of plaster repair~~	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	60 no. holes	Above 3.5m	Essential	M23-540*	Including 21 apparently plugged removed service holes	typical **2067**
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	13m²	Above 3.5m	Necessary	M60-510		
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.3 Remove salts of efflorescence by poulticing~~	~~1m²~~	~~Up to 2m~~	~~Essential~~	~~C40-200B~~ ~~C40-201B~~	~~To plinth detail~~	
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.11 Defrass stonework~~	~~1m²~~	~~Up to 2m~~	~~Essential~~	~~C40-200B~~ ~~C40-201B~~	~~To plinth detail~~	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	40m²	All	Essential	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	100 no holes	ALL	Necessary	F10-111*	Including to cant brick cornice	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~3m²~~	~~All~~	~~Necessary~~	~~C41-516~~ ~~C41-518~~ ~~C41-519B~~		
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	1m²	Up to 2m	Essential	F10-111*	3 to 4 courses above plinth (to west and south walls)	**2059**
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~500 x 500mm area~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Recess above door. Reference position 1.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).~~	~~13no. 100 x 10mm~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Infill after removal of timber grounds. Reference position 2.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~600mm length~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Cant brick cornice. Reference position 3.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~300 x300mm~~	~~At 2.5mm height~~	~~Essential~~	~~F10-111*~~	~~Poor quality brickwork adjacent to existing service hole. Reference position 4.~~	

Lower Ground Floor = Level LGF : Room LG-C05e

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **19/01/2022**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1 no.	Up to 3.5m	Necessary	C50-342B	Good condition	**2047**
WALLS	2.4 Plaster on Masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	1m²	Up to 300mm	Necessary	M20-566* M23-300*	Remove existing where damaged and renew with matching hard plaster to low level skirting behind door	**2044**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia	Up to 3.5m	Essential	C41-560	East wall to south of door.	**2061**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	25mm pipe in 300mm area of damage	Above 3.5m	Essential	C41-560	Midpoint of east wall at junction with wall.	**2068**
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	25mm pipe in 100mm surface damage	Above 3.5m	Essential	C41-560	South-east corner.	**2070**
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable	2 no 100mm dia	Up to 3.5m	Essential	F10-111*	West wall to south-west corner	**2049, 2050**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25 x 50mm	Up to 3.5m	Essential	C41-560	West wall at mid point. High level under cornice.	**2046**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	50mm dia	At 3m	Essential	F10-111*	Near north-west corner. Remove pipe if possible.	**2045**

Level LGF : LG-S05 (22b)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **09/03/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	Reference Position
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~60%~~	~~Above 3.5m~~	~~Essential~~	~~M23-311 M20-566~~	None	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	30 holes	Above 3.5m	Essential	M23-540*		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	5m²	Above 3.5m	Essential	M60-510	Majority not peeling.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historical paint layer	100m²	ALL	Necessary	M60-507*		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~10%~~	~~ALL~~	~~Essential~~	~~F10-111*~~	None	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	15m²	Up to 500mm above ffl	Essential	C40-117B M40-300B		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	5m²	Up to 500mm above ffl	Necessary	C41-806 / F10-491*	Around central columns mainly	
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	3 no.	Above 3.5m	Essential	C50-342B	1 partially damaged	
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.5 Make good existing concrete slab~~	~~100%~~	~~Essential~~	~~Necessary~~	~~M40-152B-M40-153A~~	Removed	
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.3 Remove existing concrete slab to perimeter and install Limecrete slab and glass insulation with stone flags over~~	~~100%~~	~~Essential~~	~~Necessary~~	~~M40-152B-M40-153A~~	Refer to limecrete proposals - done	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~1 brick~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Remove timber ground and replace with replacement brick. Reference position 1.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~		~~Up to 2m~~	~~Essential~~	~~F10-111*~~	~~Shelves removed. To be reinstated - to be confirmed. Reference position 2.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	14 bricks.	Up to 3.5m	Necessary	F10-111*	Damaged brick from partition removal. Make good with replacement brick.	Reference Position 6
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	10 bricks	Up to 3.5m	Essential	F10-111*	Damaged brickwork from removed shelves' replace and make good.	Reference Position 4
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 6 bricks	At about 3.5m	Essential	F10-111*	Repair gap in brick cornice and gap in shelves to end wall.	Reference Position 2
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	200 x 300	Up to 3.5m	Essential	F10-111*	Through into LG-015	Reference Position 1
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 100	Up to 3.5m	Essential	F10-111*		Reference Position 3

Level LGF : LG-S05 (22b)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **09/03/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	Reference Position
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560	Remove wires and infill with expanding mortar	Reference Position 5
CEILING	1.45 Concrete jack arches	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150mm dia	Above 3.5m	Essential	F10-111*	If unable to remove pipe consider infilling with expanding mortar	Reference Position 7
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	Approx 150 x 150mm	Up to 2m	Essential	F10-111*	Remove timber and infill around and in pipe	Reference Position 8
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 100 x 100mm	Up to 3.5m	Necessary	F10-111*	Infll and make good with brickwork	Reference Position 9
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	Approx 25mm dia	Up to 2m	Essential	F10-111*	Remove timber and cable and infill	Reference Position 10

Level LGF : LG-016

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01, CIR-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **17/02/2021, 06/21, 12/11/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	Reference Position
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate~~	~~TBC~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~	~~Allowances to be confirmed following removal of ceiling tiles~~	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	40m²	Above 3.5m	Essential	M60-510		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	150 no. holes	Above 3.5m	Necessary	M23-540*	Fixing holes	
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.20 Remove existing paint layers back to last historic paint layer	4m²	ALL	Essential	M60-507*	To painted stone. 5 stones; 4 springers/corbels and 1 central stone.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.1 Remove existing paint layers back to last historic layer	70m²	ALL	Necessary	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2m²	Up to 1m above FFL	Essential	F10-111*	Mainly to low level to window elevation	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	10m²	Up to 500mm	Essential	C40-117B M40-300B	Mainly to low level to window elevation	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	5m²	ALL	Necessary	F10-491*C41-516 C41-518 C41-519B	Including amount to repoint service fixing holes.	
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~10 linear m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93-308B~~	~~Allowance; removed at time of survey~~ Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	500no.	ALL	Necessary	F10-491* C41-516 C41-518 C41-519B	Former service fixings to walls.	
WALLS	2.13 Profiled timber skirting	Repair	2.13.5 Prepare and decorate existing skirting	10 linear m	Up to 2m	Necessary	P20-110A, C93-308B	Allowance; removed at time of survey	
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	300 x 300	Above 3.5m	Essential	C50-342B	Non-decorative.	
~~FLOORS~~	~~3.3 Removal of floor finishes~~	~~Repair~~	~~3.3.6 Remove sheet vinyl and backing (generally ply or hardboard), along with any radiused coving.~~	~~5%~~	~~Up to 2m~~	~~Necessary~~	~~C90-XXX~~	Already removed at time of survey	
~~FLOORS~~	~~3.3 Removal of floor finishes~~	~~Repair~~	~~3.3.8 Remove carpet and underlay~~	~~95%~~	~~Up to 2m~~	~~Necessary~~	~~C90-XXX~~	Already removed at time of survey	
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.3 Remove existing concrete slab to perimeter and install Limecrete slab and glass insulation with stone flags over~~	~~100%~~		~~Necessary~~	~~M40-152B M40-153A~~	~~Already partially removed a time of inspection. Refer to limecrete floor schedule drawing.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	3no 100 x 150mm.	Up to 3m height	Essential	F10-111*	Recesses prob for shelves since removed. 3 recesses are holes into flue.	Reference Position 16

Level LGF : LG-016

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01, CIR-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **17/02/2021, 06/21, 12/11/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	Reference Position
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	3 no. 25mm holes	At 3m above FFL	Essential	C41-560	To wall against 015. Infill with expanding mortar.	Reference Position 1
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	400 x 250 x 700mm thick	Up to 500mm	Essential	F10-111*	Low level perimeter access hole. Same as LG-015-02	Reference Position 2
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.26 Infill redundant service penetration through wall with expanding mortar product.~~	~~25mm dia~~	~~At 3m above FFL~~	~~Essential?~~	~~F10-111*~~	~~Above window. Cut pipe. Remove and infill?~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	400 x 250 x 700mm thick	Up to 500mm	Essential	F10-111*	Low level perimeter access hole in LG-017	Reference Position 3
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	200 x 100mm hole	At high level	Essential	F10-111*	50mm pipe retained. Brickwork to close hole near to pipe, then expansing mortar close around pipe.	Reference Position 4
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~Brick or mortar infill?~~	~~14 no 25mm dia holes~~	~~Up to 2m above FFL~~	~~Essential?~~	~~F10-111*~~	~~10 no. 25mm dia holes +4 to bricked up door adjacent?~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 50mm x 700mm thick	500mm above FFL	Essential	F10-111*	hole in facing brickwork with approx 50mm hole through to 017	Reference Position 6
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~Brick or mortar infill?~~	~~50mm x 700mm thick~~	~~Up to 3.5m~~	~~Essential?~~	~~F10-111*~~	~~Under aach 50mm dia hole~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	200 x 200	At high level	Essential	F10-111*	Through to 017. In corner at high level	Reference Position 8
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~150mm~~	~~At high level~~	~~Desirable~~	~~F10-111*~~	~~150mm gap in cant brick cornice and course above.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 150 x 500mm	2.5m height	Essential	F10-111*	Brickwork infill	Reference Position 15
CEILING	1.45 Concrete jack arches	Repair	1.45.6 Remove fixing if present and infill with expanding mortar and make good with plaster finish to match existing.	10no. 25mm dia holes	Above 3.5m	Necessary	C41-560	Fixing holes. Vertically through vault.	Reference Position 11
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	100mm dia set in 300mm dia damage	Above 3.5m	Essential	C41-560	Vertical penetration though vault to north-east corner. Make good finish.	Reference Position 12
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia with 150mm dia damage to arch at mouth	Above 3.5m	Essential	C41-560	At vault junction with wall 50mm dia hole. Remove cable and infill and make good plaster	Reference Position 13
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150	Up to 500mm above FFL	Essential	F10-111*	Lead pipe in wall at corner. Remove and infill with brickwork.	Reference Position 14
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~50mm dia hole~~	~~Up to 3.5m~~	~~Essential?~~	~~F10-111*~~	~~underside centre of arch through to C02. Or mastic infill?~~	
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	Vertical penetration.	Reference Position 17

Level LGF : LG-018

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Stores LG, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **17/02/2021, 06/21, 12/11/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Existing Floor to Room LG-018 to be retained and repaired. Existing floor to Room LG-C02b be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	Reference Position
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate	1m²	Above 3.5m	Essential	M20-566 M23-300*	Patches	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	40m²	Above 3.5m	Essential	M60-510		
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.1 Replacement of full run profile of plaster cornice where missing/defective.~~	~~100%~~	~~Above 3.5m~~	~~Necessary~~	~~M23-570*~~	Cant brick cornice.	
CEILING	2.2 Fair faced Brick masonry	Repair	2.2.1 Remove existing paint layers back to last historic layer	60m²	ALL	Necessary	M60-507*		
CEILING	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	4m²	ALL	Essential	F10-111*		
CEILING	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	5m²	ALL	Essential	C40-117B M40-300B		
CEILING	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	5m²	ALL	Necessary	F10-491*, C41-516 C41-518 C41-519B		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~TBC~~	~~Above 3.5m~~	~~Essential~~	~~M23-311 M20-566~~	None	
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~100%~~	~~Up to 2m~~	~~Necessary~~	~~P20-110~~	Removed at time of survey	
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.5 Prepare and decorate existing skirting~~	~~All areas except areas being replaced~~	~~Up to 2m~~	~~Necessary~~	~~M40-152B M40-153A~~	Removed at time of survey	
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.20 Remove existing paint layers back to last historic paint layer	4m²	ALL	Essential	M60-507*	To painted stone. 4no. Springers/corbels to window openings	
~~WALLS~~	~~2.19 Cast iron vents to internal walls~~	~~Repair~~	~~2.19.8 To be left in place, brushed down to remove loose paint and left ready for redecoration; **OR** to be removed for safe storage and opening closed off with matching imperial brickwork and lime mortar. To be confirmed per instance.~~	~~None~~	~~Above 3.5m~~	~~Essential~~	~~M60-505 M60-539 M60-540 I30-165~~	NONE	
~~FLOORS~~	~~3.3 Removal of floor finishes~~	~~Repair~~	~~3.3.8 Remove carpet and underlay~~	~~50%~~	~~Up to 2m~~	~~Essential~~	~~C90-XXX~~	Already removed at time of survey	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75mm	Up to 3.5m	Essential	F10-111*	into 017 at corner under cant cornice	Reference Position 1
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~150 x 150~~	~~Up to 3.5m~~	~~Desirable~~	~~F10-111*~~	~~into 019 at north-west corner. High level perimeter~~	~~Reference Position 2~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~400x 200~~	~~up to 500mm above FFL~~	~~Desirable~~	~~F10-111*~~	~~At low level into LG-019. Perimeter service hole~~	~~Reference Position 3~~

Level LGF : LG-018

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Stores LG, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **17/02/2021, 06/21, 12/11/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Existing Floor to Room LG-018 to be retained and repaired. Existing floor to Room LG-C02b be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	Reference Position
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 2 no 50mm dia above 250 x 150 area	Up to 3.5m	Essential	F10-111* / C41-560	In south-east corner infill vertical penetration and re-build brickwork below area 250 x 100	Reference Position 4
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	approx 300 x 400	Up to 3.5m	Essential	F10-111* / C41-560	Vertical riser at wall. Rebuild damaged brickwork to sides of recess at top. Assume pipes to be retained (NGB tag attached). Infill around pipes with expanding mortar through opening.	Reference Position 5
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~200 x 250mm x 1m thickness~~	~~Upt o 3.5m~~	~~Desirable~~	~~F10-111*~~	~~through to LG-019.~~	~~Reference Position 6~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150	Up to 3.5m	Essential	F10-111*		Reference Position 7
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	400x 200 x 600mm thick	up to 500mm above FFL	Necessary	F10-111*	damaged brickwork around, allow 0.5m²	Reference Position 8
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560	To vault near N wall above central window pier.	Reference Position 9
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia hole set in 200 x 250mm damaged area	Above 3.5m	Essential	C41-560	Vault to north-east corner.	Reference Position 10
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	25mm dia hole	Up to 3.5m	Essential	C41-560	Into LG-017	Reference Position 11
WALLS	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	80 no.	Above 3.5m	Necessary	M23-540*	Fixing holes to ceiling	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	500 no.	Up to 3.5m	Necessary	C41-516 C41-518 C41-519B	Fixing holes to walls	

Level LGF : LG-019

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01, CIR-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **18/02/2021, 06/21, 12/11/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Existing floor to Room LG-019 be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	Reference Position
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate~~	~~10%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~	~~To include repair of sevice fixing holes~~	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	60m	Above 3.5m	Essential	M60-510		
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.1 Replacement of full run profile of plaster cornice where missing/defective.~~	~~100%~~	~~Above 3.5m~~	~~Necessary~~	~~M23-570*~~	Not present - cant brick cornice.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.1 Remove existing paint layers back to last historic layer	60m²	ALL	Necessary	M60-507*	Done at time of survey	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	15m²	ALL	Essential	F10-111*		
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.20 Remove existing paint layers back to last historic paint layer	4m²	Up to 3.5m	Essential	M60-507*	Stone springers to window	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	5m²	ALL	Essential	C40-117B M40-300B		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	10m²	ALL	Necessary	F10-491* C41-516 C41-518 C41-519B	To window elevation at low level	
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~100%~~	~~Up to 2m~~	~~Necessary~~	~~P20-110~~	Removed at time of survey	
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.5 Prepare and decorate existing skirting~~	~~All areas except areas being replaced~~	~~Up to 2m~~	~~Necessary~~	~~P20-110~~	Removed at time of survey	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~100 x 75mm~~	~~At high level~~	~~Diserable~~	~~F10-111*~~	~~600mm thick wall. Through to LG-020~~	~~Reference position 1~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	400 x 200 x 600mm thick	Up to 500mm	Necessary	F10-111*	To perimeter low level service run. Infill. Same opening as LG-020-02 or 04	Reference position 2
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 75mm	At high level	Essential	F10-111*	Under cant cornice into C-02 wall thickness 725mm	Reference position 3
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 75mm	At high level	Essential	F10-111*	Hole through wall but obscured by steel arch fixing plare to C02a side	Reference position 4
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~200 x 150~~	~~At high level~~	~~Desirable~~	~~F10-111*~~	~~to corner under cant cornice through to LG-018. 1m thick. Infill~~	~~Reference position 5~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~100 x 75~~	~~At 3m height~~	~~Desirable~~	~~F10-111*~~	~~Possibly through to 018~~	~~Reference position 6~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~100 x 75 x 750mm deep~~	~~At high level~~	~~Desirable~~	~~F10-111*~~	~~To corner under cant cornice through to LG-018. Infill~~	~~Reference position 7~~
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	1 no 25mm dia	Above 3.5m	Essential	C41-560	Vertical hole through vault. Infill with expandig mortar	Reference position 8

Level LGF : LG-019

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01, CIR-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **18/02/2021, 06/21, 12/11/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Existing floor to Room LG-019 be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	Reference Position
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	300 x 150mm	Above 3.5m	Essential	C41-560	Vertically through vault at junction with wall. Infill with expanding mortar	Reference position 9
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	100 x 25mm	Above 3.5m	Essential	C41-560	Centre of north bay, west end. Infill with expanding mortar.	Reference position 10
CEILING	1.45 Concrete jack arches	Repair	1.45.7 Retain service run in position and infill around with expanding mortar within opening.	50mm dia	Above 3.5m	Essential	C41-560	Vertically through vault to centre of central bay. Pipe protruding. Infill around pipe.	Reference position 11
~~CEILING~~	~~1.45 Concrete jack arches~~	~~Repair~~	~~1.45.6 Remove fixing if present and infill with expanding mortar and make good with plaster finish to match existing.~~	~~6no. 25mm dia~~	~~Above 3.5m~~	~~Essential~~	~~C41-560~~	~~25mm dia holes. Penetrations through or just recess unknon.~~	Done, at time of survey
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	300 x 600	Up to 500mm	Necessary	F10-111*	Through to 018	Reference position 12

Level LGF : LG-024

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Stores LG, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-2, CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **re-survey 17/11/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	Reference Position
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate	1m²	Above 3.5m	Essential	M20-566 M23-300*, M23-311*	For patching danage repair	
CEILING	1.12 Plaster to the underside of concrete jack arches	Clean	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	50m²	Above 3.5m	Essential	M60-510		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	100 no. holes	Above 3.5m	Necessary	M23-540*	Fixing holes	
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.14 Remove paint from ashlar back to last historic paint layer	3m²	Up to 3.5m	Essential	M60-507*	If painted. 5no. Springers/corbels to window opening and central stone.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	55m²	ALL	Necessary	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	5m²	ALL	Essential	F10-111*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	10m²	ALL	Essential	C40-117B M40-300B		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	1m²	ALL	Necessary	C41-806 / F10-491*		
~~FLOORS~~	~~3.10 Granolithic screed to concrete jack arch construction~~	~~Repair~~	~~3.10.2 Regrind/ polish existing granolithic screed~~	~~75%~~	~~Up to 2m~~	~~Essential~~	~~M40-152B M40-153A~~		
~~FLOORS~~	~~3.10 Granolithic screed to concrete jack arch construction~~	~~Repair~~	~~3.10.5 Renew section of defective granolithic concrete slab/screed and polish~~	~~25%~~	~~Up to 2m~~	~~Essential~~	~~M10 XXX~~		
FLOOR	3.14 Concrete floor slab	Repair	3.14.3 Remove existing concrete slab to perimeter and install Limecrete slab and glass insulation with stone flags over	50m²	Up to 500mm above FFL	Essential	M40-152B M40-153A	Refer to limecrete schedule	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~2 x opening approx 300 x 300mm~~	~~At about 600mm above ground~~	~~Essential~~		~~Reference point 1.~~	
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	Approx 500 x 300mm	Above 3.5m	Essential	C41-560	Recessed damage to ceiling arch to north-east corner	Reference Position 1
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	200mm dia	Up to 3.5m	Essential	F10-111*		Reference Position 2
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	Approx 300 x 500	Up to 500mm above FFL	Essential	F10-111*	Low level perimeter service penetration	Reference Position 3
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1 no.	Above 3.5m	Essential	C50-342B	1 no. Currently covered. To be confirmed after fully exposed.	

Level LGF : LG-024

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Stores LG, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **STO-2, CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **re-survey 17/11/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	Reference Position
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 x Approx 150 x 150mm	Up to 3.5m	Essential	F10-111*		Reference Position 5
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 100	Up to 3.5m	Essential	F10-111*	In brick arch of opening to LG-025	Reference Position 4
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~Area approx 200 x 200mm~~	~~At low level about 3 course above ground.~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	~~Reference point 5.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~300 x 300mm~~	~~At about 1200mm above ground~~	~~Essential~~	~~F10-111*~~	~~Recessed brickwork to centre of wall. Repair and make good. Reference point 6.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 30 courses.	Up to 3m	Necessary	F10-111*	Damaged arriss to north side of opening into LG-021; replace with bullnose bricks to match, and make good.	
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	75mm dia	Above 3.5m	Essential	C41-560	infill vertical penetration with expanding mortar	Reference Position 6
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	500 x 300	Up to 500mm above FFL	Essential	F10-111*		Reference Position 7
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia	Above 3.5m	Essential	C41-560		Reference Position 8
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia	Above 3.5m	Essential	C41-560		Reference Position 9
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm da	Above 3.5m	Essential	C41-560		Reference Position 10

Level LGF : LG-025

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **02/03/2021, re-survey 17/11/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	Reference Position
CEILING	1.12 Plaster to the underside of concrete jack arches	Clean	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	54m²	Above 3.5m	Essential	M60-510		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	50 no. holes	Above 3.5m	Necessary	M23-540*	Fixing holes	
WALLS	2.1 Masonry (stone ashlar)	Clean	2.1.14 Remove paint from ashlar back to last historic paint layer	4m²	Up to 3.5m	Essential	M60-507*	5no. springers and corbels to window opening	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historical paint layer	65m²	ALL	Necessary	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2m²	ALL	Essential	F10-111*	Mainly to north-east corner	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	10m²	ALL	Essential	C40-117B M40-300B		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	5m²	ALL	Necessary	F10-491*, C41-516, C41-518, C41-519B		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	150 no.	ALL	Necessary	F10-491*, C41-516 C41-518 C41-519B		
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.5 Prepare and decorate existing skirting~~	~~All areas except areas being replaced~~	~~Up to 2m~~	~~Necessary~~	~~P20-110~~	Removed at time of inspection.	
~~FLOORS~~	~~3.10 Granolithic screed to concrete jack arch construction~~	~~Repair~~	~~3.10.2 Regrind/ polish existing granolithic screed~~	~~100%~~	~~Up to 2m~~	~~Essential~~	~~M40-152B M40-153A~~		
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.3 Remove existing concrete slab to perimeter and install Limecrete slab and glass insulation with stone flags over~~	~~100%~~	~~Low level~~	~~Essential~~	~~M40-152B M40-153A~~	Slab removed	
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.Remove defective plaster and leave as fair faced brickwork~~	~~Approx 25% of wall face~~	~~Up to about 850mm~~	~~Essential~~	~~M23-311, M20-566~~	~~To external wall elevation and to other walls; all to low level.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~0.5m²~~	~~Up to 3.5m~~	~~Essential~~	~~F10-110A~~	~~Repair brickwork over door opening~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	600 x 300	Up to 3.5m	Essential	F10-111*		Reference Position 1
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	150 x 200	Up to 3.5m	Essential	F10-111*		Reference Position 2
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	500 x 300	Above 3.5m	Essential	C41-560		Reference Position 3
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	300 x 500	Up to 500mm above FFL	Necessary	F10-111*	Rebuild and infill poor quality brickwork	Reference Position 4

Level LGF : LG-025

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **02/03/2021, re-survey 17/11/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	Reference Position
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	75mm hole in 200mm dia area	Above 3.5m	Essential	C41-560	Cut out foam as much as possible and infill with expanding mortar	Reference Position 5
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	300 x 250mm	Above 3.5m	Essential	C41-560	Cut back foam as much as possible and infill with expanding mortar	Reference Position 6

Lower Ground Floor = Level LGF : Room LG-038b (LG-CO4 continued to west)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **16/2/2021 & 12/10/2021**
SURVEYED BY: **MJBS & AB**
GENERAL NOTES: **Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901. Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	3m²	Above 3.5m	Essential	M20-566* M23-300*	Allowance pending reinspection after loose/ peeling paint removed
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster to be removed.~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	Approx 84m2 (28m x 3m)	Above 3.5m	Essential	M60-510	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.2 Repair cracks in plaster.	5lm	Above 3.5m	Necessary	M23-535*	Allowance to fill cracks noted across ceiling vault generally.
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	Approx. 200nr. holes	ALL	Necessary	M23-540*	Fill holes to ceiling generally where numerous service fixings removed.
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.3 Fill cracks to cornice.	10lm	Above 3.5m	Necessary	M23-535*	Fill cracks to existing cornice to both sides of corridor towards west end.
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.20 Remove existing paint layers back to last historic paint layer	15m²	Above 3.5m	Essential	M60-507*	To window surrounds generally, including 12 no. stones; 9 springers and corbels and 3 column stones.
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Cleaning~~	~~2.1.4 Rake out missing/defective joints and repoint fine joints with lime mortar putty~~	~~2m²~~	~~Up to 3.5m~~	~~Essential~~	~~C41-516 C41-518 C41-519B~~	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	100% (approx. 87.5m2)	ALL	Essential	M60-532B	Including brick arch
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~3m²~~	~~ALL~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	~~Allowance TBC following paint strip~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~3m²~~	~~Up to 2m~~	~~Essential~~	~~F10 110A~~	~~No significant, visible defects. Allowance retained due to areas of external wall obscured by perimeter boxing.~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.9 Remove salts of efflorescence by poulticing~~	~~4m²~~	~~Up to 3.5m~~	~~Essential~~	~~C40 117B M40 300~~	~~Generally high level due to water ingress.~~
FLOORS	3.2 Timber floor boards to suspended timber floors	Repair	3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.	Approx. 4m2 (10%)	n/a	Essential	K20-110A	Covered by protection at time of survey in February/ October 2021

Lower Ground Floor = Level LGF : Room LG-038b (LG-CO4 continued to west)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **16/2/2021 & 12/10/2021**
SURVEYED BY: **MJBS & AB**
GENERAL NOTES: **Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901. Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~8 lin m~~	~~N/A~~	~~Essential~~	~~P20-110~~	~~None present. Allowance to reinstate missing sections (at west end of corridor, predominantly to north wall)~~ Rev11:For skirting repairs, refer to reports issued to
CEILING	1.45 Concrete jack arches	Repair	1.45.7 Retain service run in position and infill around with expanding mortar within opening. Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	250 x 250mm	Above 3.5m	Essential	C50-560	Reference Position 1. Where retained pipework passes through vault over windows on north wall.
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	400mm x 1 course	Up to 3.5m	Necessary	F10-111*	Reference Position 2. Fill high level hole to south wall
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.26 Infill redundant service penetration through wall with expanding mortar product. Make good surface finish.	2 nr. approx 30x30mm holes	Above 3.5m	Essential	C50-560	Reference Position 3. Fill 2nr. high level holes through cant brickwork to south wall to ensure fire separation.
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx. 1m2 (225mm depth)	Up to 2m	Necessary	F10-111*	Reference Position 4. Infill wall behind retained vent on north wall (up to cill level) to match adjacent window.
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx. 1 brick	Above 3.5m	Essential	F10-111*	Reference Position 5. Infill high level hole in south wall behind missing section of cant brickwork to ensure fire separation (above door to LG-C04).
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-coloured mortar to match (less than 25mm dia) (Small area of damage due to removal of redundant fixtures and fittings)	500 nr. holes at 0-25mm dia	ALL	Necessary	M23-540*	Mainly where high level service cable run fixings removed.
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2 courses x 2m length	Up to 2m	Necessary	F10-111*	Allowance to renew areas of low level facing brickwork (bottom 2 courses) where heavily eroded to facilitate fitting of tiled skirting to wall face.
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	North and west elevations	ALL	Essential	M23-311 M20-566	As scoped separately. All removed to north and west elevations. Replacement with new plaster TBC.
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new	Approx 15 no. bricks	ALL	Necessary	F10-111*	Reference Position 6. Repair damaged brickwork to north wall where cross corridor wall removed.
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new	Approx 15 no. bricks	ALL	Necessary	F10-111*	Reference Position 7. Repair damaged brickwork to south wall where cross corridor wall removed.
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Retain service run in position and infill around with expanding mortar within opening. Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	250 x 250mm	Above 3.5m	Essential	C50-560	Reference Position 8. Where retained pipework passes through vault over windows on north wall.
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new	3 no. bricks	ALL	Necessary	F10-111*	Reference Position 9. To north wall towards west end of space.
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new	1 no. brick	Up to 2m	Necessary	F10-111*	Reference Position 10. To south wall towards west end of space.

Lower Ground Floor = Level LGF : Room LG-038b (LG-CO4 continued to west)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **16/2/2021 & 12/10/2021**
SURVEYED BY: **MJBS & AB**
GENERAL NOTES: **Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901. Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	1 nr. hole max 50mm dia.	Above 3.5m	Essential	C50-560	Reference Position 11. To south wall towards west end of space.

Level LGF : LG-C01g

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **11/03/2021, resurvey 07/10/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-GWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	PHOTOGRAPH REPORT REFERENCE POSITION
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate	3 areas of 100mm dia	Above 3.5m	Essential	M20-566* M23-311*	Later altered flat soffit to east end over ramped floor; board marked concrete.	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	90m²	Above 3.5m	Essential	M60-510	Later altered flat soffit to east end over ramped floor; board marked concrete.	
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	1m²	Above 3.5m	Essential	C41-560	Gap at join between flat soffit and arched vault. Infill with matching and make good finish.	Reference Position 1
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 x 300 x 300mm	Above 3.5m	Essential	C41-560	At edge of arch/vault at junction with wall to both sides, opposite one another. Presently filled with expanded foam. Reference point 1.	Reference Position 1
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	250 holes	Above 3.5m	Essential	M23-540*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	175m²	Up to 3.5m	Necessary	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	4m²	Up to 1m.	Essential	F10-111*	Mostly at low level and in portculiis area	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	25m²	Up to 1m	Essential	C40-117B M40-300	At low level	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	20m²	Up to 1m	Necessary	F10-491*, C41-516 C41-518 C41-519B	At low level	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~5 linear m~~	~~ALL~~	~~Essential~~	~~F10-111*~~	~~Cant brick cornice. Remove and replace damaged brick.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	500no.	ALL	Necessary	F10-491*, C41-516 C41-518 C41-519B		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	3m x 100mm wide	Up to 3.5m	Essential	F10-111*	Damaged brickwork after removal of partition. Replace with matching brickwork.	Reference Position 2
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	18 course of half-bricks	Up to 3.5m	Essential	F10-111*	Damaged brickwork after removal of partition. Replace with matching brickwork.	Reference Position 3
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1 brick	At 3.5m	Essential	F10-111*	Service hole through to LG-S10	Reference Position 4
CEILING	1.45 Concrete jack arch	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	1 no. 25mm dia	Above 3.5m	Essential	C41-560	Pipe vertically through jack arch.	Reference Position 5
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Half brick	At 3.5m	Essential	F10-111*	Service hole through to LG-S10	Reference Position 6
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	1 no 50mm dia	Above 3.5m	Essential	C41-560	Penetration vertically through jack arch	Reference Position 7

Level LGF : LG-C01g

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **11/03/2021, resurvey 07/10/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-GWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	PHOTOGRAPH REPORT REFERENCE POSITION
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	1 no 50mm dia	Above 3.5m	Essential	C41-560	Penetration vertically through jack arch	Reference Position 8
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	2 x 100 x 100mm area repairs	At 1.5m and 2m heights	Essential	F10-111*	Holes in wall; assumed to be pentrations into LG-040.	Reference Position 9
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	14 courses	Up to 3m height	Essential	F10-111*	To central pier between arches, north side. Infill gaps and replace with bullnose.	Reference Position 30
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	14 courses	Up to 3m height	Essential	F10-111*	To central pier between arches, south side. Infill gaps and replace with bullnose.	Reference Position 28
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~300 x 300mm area~~	~~At about 3.5m~~	~~Essential~~	~~F10-111*~~	~~Above arches to centre. Recessed and damaged. Reference point 6.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~150 x 150mm area~~	~~At 3m height~~	~~Essential~~	~~F10-111*~~	~~Damaged brick. Reference point 7~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~6 courses~~	~~Up to 3m height~~	~~Essential~~	~~F10-111*~~	~~Replace with bullnose. Reference point 8~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	11 courses x 300mm	Up to 3.5m	Essential	F10-111*	At angle of wall corner where wall removed. Damaged bullnose.	Reference Position 29
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	0.5 x 1m area	Up to 3.5m	Necessary	F10-111*	Previously badly patched and infilled area at high level. Replace with new matching brickwork.	Reference Position 10
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	200 x 200	Up to 3.5m	Essential	F10-111*	Remove remnants of existing pipes and infill.	Reference Position 11
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar	Approx 50 x 150	Up to 3.5m	Essential	C41-560 / F10-111*	Above cant brick cornice. Consider combination of brickwork fill with mortar.	Reference Position 12
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	500 x 200mm	Up to 3.5m	Essential	F10-111*	Infill large hole through to LG-040. At about 3m above FFL.	Reference Position 13
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	200 x 100mm	Up to 3.5m	Essential	F10-111*	Remove remnants of existing pipe and infill.	Reference Position 14
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	approx 50mm dia	Up to 3.5m	Essential	C41-560	Retain pipe in situ and infill within	Reference Position 15
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	300 x 300mm total area	At 2m height	Essential	F10-111*	4 no penetrations. Above door adjacent to pipe and service holes.	Reference Position 16
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	200 x 200mm	Up to 3.5m	Essential	F10-111*	Hole above door to LG-040. Infill.	Reference Position 17
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	200 x 300mm	Above 3.5m	Essential	C41-560	Cut out existing expanding foam and infill with expnading mortar and make good finish	Reference Position 18
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1 no. 25mm dia. Replace 1 brick facing area.	At 3.5m	Essential	F10-111*	Horizontal penetration in to LG-040. Consider expanding mortar as alternative to brick.	Reference Position 19

Level LGF : LG-C01g

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **11/03/2021, resurvey 07/10/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-GWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	PHOTOGRAPH REPORT REFERENCE POSITION
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1 no. 25mm dia. Replace 1 brick facing area.	Up to 3.5m	Essential	F10-111*	Horizontal penetration in to LG-040. Consider expanding mortar as alternative to brick.	Reference Position 20
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar	1 no. 25mm dia. Replace 1 brick facing area.	Up to 3.5m	Essential	C41-560	Horizontal penetration.	Reference Position 21
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	400 x 200mm	Up to 3.5m	Essential	F10-111*	At high level. Large hole through to LG-001	Reference Position 22
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	200 x 300mm	Above 3.5m	Essential	C41-560	Cut out existing expanding foam and infill with expnading mortar and make good finish to previous damage to arch.	Reference Position 23
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	150 x 250mm	Up to 3.5m	Necessary	F10-111*	Infill brickwork at approx 3m above FFL	Reference Position 24
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	100 x 250mm	Up to 3.5m	Necessary	F10-111*	Infill brickwork at approx 1500 above FFL	Reference Position 25
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	75 x 100mm	Up tp 3.5m	Essential	F10-111*	Infill brickwork at high level	Reference Position 26
CEILING	1.45 Concrete jack arch	Repair	1.45.7 Retain service run in position and infill around with expanding mortar within opening.	To perimeter gap of hole 25mm dia	Above 3.5m	Essential	F10-111*	Around pipe penetration at centre of ceiling arch.	Reference Position 27
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	300mm x 1m	Up to 3.5m	Necessary	F10-111*	Damaged surface brickwork after removal of partition wall at high level, through to LG-039	Reference Position 31
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	300mm x 1m	Up to 3.5m	Necessary	F10-111*	Damaged surface brickwork after removal of partition wall at high level, through to LG-039	Reference Position 32
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~About 0.5m² / 12 courses and up to 500mm~~	~~Up to 1m~~	~~Essential~~	~~F10-111*~~	~~At door opening to CO1 on west side and east side. Reference point 12.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~3 courses~~	~~Up to 1m~~	~~Essential~~	~~F10-111*~~	~~Bullnose replacements.Reference point 13.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~3 bricks approx~~	~~At 1m~~	~~Essential~~	~~F10-111*~~	~~Recess in brickwork to west wall, middle. Reference point 14.~~	

Level LGF : Room LG-C01n

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **New Protected Core**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **11/03/2021 re-visit 11/10/21**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-GWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	Photographic reference positions
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate	0.5m²	Above 3.5m	Essential	M20-566* M23-311*	Patches to central areas of arch, adjacent to entrance through to C01	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	60m²	Above 3.5m	Essential	M60-510		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	350 holes	Above 3.5m	Essential	M20-566 M23-300*	Removed service run fixing holes	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	85m²	ALL	Necessary	M60-507*		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~500mm linear in total~~	~~ALL~~	~~Necessary~~	~~F10-110A~~	~~Cant brick cornice. Remove and replace damaged brick.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	530 holes	ALL	Necessary	C41-516, C41-518, C41-519B	80 to cant brick cornice level	
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Recess in structure of arch/vault. Infill with matching and make good finish.	300 x 150mm	Above 3.5m	Essential	C41-560	Penetration to concrete arch above cornice.	Reference Position 6
~~Walls~~	~~2.2 Fair faced brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~150 linear mm~~	~~At 1.5m height~~	~~Necessary~~	~~C41-516, C41-518, C41-519B~~	~~Small area of repointing required. Reference position 1.~~	
~~Walls~~	~~Services~~		~~2 metal service boxes fixed to wall. To be removed.~~	~~2 no. 300 x 300~~	~~At 1.5m height~~	~~Desirable~~	~~xxxxx~~	~~Reference position 2.~~	
~~Walls~~	~~2.2 Fair faced brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~4 no x area 150 x 150mm~~	~~Approx 4m, to ceiling.~~	~~Essential~~	~~F10-110A~~	~~Areas poorly infilled with cement mortar. Remove and replace with brickwork. Reference position 3.~~	
~~Walls~~	~~2.2 Fair faced brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~2 no walls at 300mm x 3.5m~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Cut brickwork at removal of previous wall partition to both north and south sides of corridor.~~	~~Reference Positions 4~~
Walls	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	300 x 1500mm	Up to 1500mm height	Necessary	F10-111*	To make good edge at structural alteration to opening to C01. Please refer to structural alterations LG-C01n-BW03 and LG-C01n-BW04 for allowance counted here.	Reference Position 5
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.9 Remove frame and grille, lay infill replacement brickwork flush to surrounding wall and make good to match existing wall finish.	1 no. Size approx 500 x 150mm	Up to 3.5m	Essential	C50-342B	Significantly damaged. Remove and store, and brick-up opening.	Reference Position 9
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1 no. Size approx 500 x 150mm	Up to 3.5m	Essential	C50-342B	Partially damaged.	Reference Position 10

Level LGF : Room LG-C01n

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **New Protected Core**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **11/03/2021 re-visit 11/10/21**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-GWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	Photographic reference positions
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50 x 75mm	Above 3.5m	Essential	C41-560	Penetration to concrete arch above cornice.	Reference Position 8
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	500 x 200mm	Up to 3.5m	Essential	F10-111*	At high level. Remove pipe and damaged square section (if possible) within penetration into LG-015.	Reference Position 11
CEILING	1.45 Concrete jack arch	Repair	1.45.7 Retain service run in position and infill around with expanding mortar within opening.	100 x 50	Above 3.5m	Essential	C41-560	Penetration to top of riser	Reference Position 12
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	1 no. 50mm diameter	Above 3.5m	Essential	C41-560	Penetration vertically through arch adjacent to north edge	Reference Position 13
WALL	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	300 x 500mm	Up to 3.5m	Essential	F10-111*	At high level to north side.	Reference Position 14
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25 x 75mm	Above 3.5m	Essential	C41-560	Penetration to arch at south edge	Reference Position 15
WALL	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	300 x 400mm	Up to 3.5m	Necessary	F10-111*	To corner where cornice birck is falling. Re-set cant cornice and infill with brickwork.	Reference Position 16
WALL	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	150 x 150 x 500mm deep	Up to 3.5m	Essential	F10-111*	Infill brick at high level to reveal of window	Reference Position 17
WALL	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	150 x 500	Up to 3.5m	Essential	F10-111*	Infill brick at high level to reveal of window	Reference Position 18
WALL	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	75 x 150	Up to 3.5m	Essential	F10-111*	Infill brickwork to west reveal of door opening at approx 2.5m height	Reference Position 19
WALL	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	150 x 150	Up to 3.5m	Essential	F10-111*	Infill brickwork to east reveal of door opening at approx 3m height	Reference Position 20
WALL	2.2 Fair faced Brick masonry	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	apporx 75mm dia	Above 3.5m	Essential	F10-111*	Check existing infill for type and condition, remove loose or foam infill. Infill with expanding mortar.	Reference Position 21

Level LGF : Room LG-C02

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **New Protected Core**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **11/02/2021. Re-surveyed 04/21 to incorporate substation area, re-surveyed 14/07/21, 30/09/21**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-GWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	PHOTOGRAPH REPORT REFERENCE POSITION
~~Ceiling~~	~~3.3 Removal of floor finishes~~	~~Repair~~	~~3.3.8 Remove carpet and underlay~~	~~15%~~	~~Up to 2m~~	~~Essential~~	~~C90-XXX~~	Removed.	
~~Floor~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.3 Remove existing concrete slab to perimeter and install limecrete slab and glass insulation with stone flags over~~	~~100%~~	~~Up to 2m~~	~~Necessary~~	~~M40-152B~~ ~~M40-153A~~	Slab removed	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate	100 no.	Above 3.5m	Essential	M20-566 M23-300*	Allowance for patching up holes. Some already done at time of survey.	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	125m²	Above 3.5m	Essential	M60-510		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	210m²	Up to 3.5m	Necessary	M60-507*		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	600no.	ALL	Necessary	C41-516 C41-518 C41-519B		
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.20 Remove existing paint layers back to last historic paint layer	10m²	Up to 3.5m	Essential	M60-507*	To painted assorted window lintels, cills, springers, corbels and central window pier, spiral stair surround.	
Walls	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approximately 4 no.	Approx 4m, at junction of wall and ceiling	Necessary	F10-111*	Infill opening and include 4 new cant bricks to match at perimeter cornice at junction of wall and ceiling. Reference position 1.	Reference Position 1
Walls	2.2 Fair faced brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	Area approximately 2 x 4m.	Up to 2m	Essential	C40-117B, M40-300B		
Walls	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Area approximately 2.5m high by 250mm wide.	Approx 4m, to ceiling.	Necessary	F10-111*	Replace damaged brickwork remaining after removal of old partition wall.	Reference Position 2
Walls	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Area approximately 3.5m high by 250mm wide x 150mm deep.	Approx 4m, to ceiling.	Necessary	F10-111*	Replace damaged brickwork remaining after removal of old partition wall. Wall steps out by half brick in plane; retain step and make good.	Reference Position 3
Walls	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Area approximately 300mm x 300mm	Approx 3m.	Necessary	F10-111*	Located at springing of arch to east side of opening.	Reference Position 4
Walls	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 15 no. half-bricks	Up to 2m	Necessary	F10-111*	Replace cut bricks at removal of previous partition	Reference Position 5
Walls	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	150 x 200mm area	At 3.5m	Essential	F10-111*	Former service opening at high level. Infill with brickwork.	Reference Position 6
Walls	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	150 x 400mm	At 3.5m	Essential	F10-111*	Remove foam and infill with brickwork	Reference Position 7
Walls	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2 no. 50mm dia	At 3m height	Essential	F10-111*	Circular service holes. Cut out existing and infill with new brickwork (or consider expanding mortar infill as alternative as existing pipe runs across face of one hole).	Reference Position 8

Level LGF : Room LG-C02

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **New Protected Core**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **11/02/2021. Re-surveyed 04/21 to incorporate substation area, re-surveyed 14/07/21, 30/09/21**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-GWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	PHOTOGRAPH REPORT REFERENCE POSITION
Walls	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approximately 25 courses, half-brick wide.	Up to approx 4m, to ceiling	Necessary	F10-111*	Make good wall where brickwork partition removed. Toothed in bricks, subsequently cut, to be removed and replaced. Original coursing to be made good.	Reference Position 9
~~Walls~~	~~2.2 Fair faced brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~100mm wide~~	~~At approx 4m, at ceiling level~~	~~Necessary~~	~~F10-111*~~	~~Reference position 9. Repair gap in cant brick cornice. 1-2 no required.~~	
Walls	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approximately 10 no. courses	Up to approx 4m, to ceiling	Necessary	F10-111*	Make good wall where brickwork partition removed. Remains of cut bricks stills attached to wall. Original coursing to be made good if required.	Reference Position 10
Walls	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	250 x 300mm	At about 3m height	Essential	F10-111*	Opening to south side with electric cable curled within.	Reference Position 11
Ceiling	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	400 x 400mm	Above 3.5m	Essential	C41-560	Area includes previous concrete infill around 2 no 50mm pipe penetrations. Cut our foam filler and infill with expanding mortar, and make good finish to area.	Reference Position 12
Walls	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	150 x 400	At approx 4m, at ceiling level	Essential	F10-111*	Repair wide gap in cant brick cornice; replace with approx 4 no. bricks. (suspected penetration)	Reference Position 13
~~Walls~~	~~2.2 Fair faced brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~Approximately 3 linear m~~	~~Up to approx 4m, to ceiling~~	~~Necessary~~	~~xxxx~~	~~Reference position 13. Remove existing square bricks at corner of opening, replace with angled brick to match.~~	
~~Walls~~	~~2.2 Fair faced brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~100mm wide gap~~	~~At approx 4m, at ceiling level~~	~~Necessary~~	~~xxxx~~	~~Reference position 14 (6 instances) Repair gap in cant brick cornice with new brick to match.~~	
Walls	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 2 bricks	At approx 2.5m height	Necessary	F10-111*	Infill small opening to south side of corridor with new brickwork	Reference Position 14
~~Walls~~	~~2.2 Fair faced brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~Approximately 4m high x 100mm wide~~	~~Up to approx 4m, to ceiling~~	~~Necessary~~	~~xxxx~~	~~Reference position 15. Remove timber ground(s) from wall where partition removed and replace with half brick. Replace cant brick at cornice.~~	
Walls	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approximately 15 courses of half-bricks including 150 x 100mm area at cornice	Up to approx 4m, to ceiling	Necessary	F10-111*	Make good wall where partitioned removed. Approx 15 half bricks and 150mm gap in cant brick cornice to be repaired.	Reference Position 15
Walls	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	150 x 400mm	Up to 500mm	Necessary	F10-111*	Worn brickwork at low level to west arriss of door opening; replace.	Reference Position 16
Walls	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1 half brick	Approx 3m	Necessary	F10-111*	Reference position 17. Located on wall face below springing of arch to east side of opening.	Reference Position 17
Walls	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Area approximately 150mm x 100mm	Approx 3m	Essential	F10-111*	Penetration through to LG-019 at high level under cant cornice.	Reference Position 18
Walls	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approximately 15 courses of half-bricks	Up to 2.5m	Necessary	F10-111*	Make good wall where partitioned removed. Approx 15 half bricks and 150mm gap in cant brick cornice to be repaired.	Reference Position 19

Level LGF : Room LG-C02

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **New Protected Core**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **11/02/2021. Re-surveyed 04/21 to incorporate substation area, re-surveyed 14/07/21, 30/09/21**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-GWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	PHOTOGRAPH REPORT REFERENCE POSITION
~~Walls~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~150 x 75mm opening~~	~~At 3m height~~	~~Essential~~	~~F10-111*~~	~~Above door to 20. DO NOT PROGRESS DUE TO M&E PENETRATION IN THIS LOCATION~~	~~Reference Position 20~~
WALLS	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	200 x 200	Up to 3.5m	Essential	F10-111*	Infill with new brickwork	Reference Position 21
~~WALLS~~	~~2.2 Fair faced brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~300 x 150~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Under archway opening into LG-021 tank room. Enlarged M&E penetration shown in this position.~~	~~Reference Position 22~~
WALLS	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	400 x 150	Up to 3.5m	Essential	F10-111*	At high level through cant cornice	Reference Position 23
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	75 x 50	Above 3.5m	Essential	F10-111*	Infill vertical hole through arch with expanding mortar	Reference Position 24
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50 x 150	Above 3.5m	Essential	C41-560	Crack at springing of arch at corner of reveal	Reference Position 25
WALLS	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	50mm dia	At 2.5m height	Essential	F10-111*	Pentration through to LG-020.	Reference Position 26

Level LGF : Room LG-C02a

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES:
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **13/04/2021, resurveyed 01/10/21**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-GWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	PHOTOGRAPH REFERENCE
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate~~	~~0.5m²~~	~~Above 3.5m~~	~~Essential~~	~~M20-566~~ ~~M23-300*~~	~~Reference position 20~~	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	300 no.	Above 3.5m	Necessary	M20-566* M23-311*		
CEILING	1.45 Concrete jack arch	Repair	1.45.6 Remove fixing if present and infill with expanding mortar and make good with plaster finish to match existing.	35 no	Above 3.5m	Essential	C41-560		
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	1.5m linear	Above 3.5m	Essential	C41-560	Crack to ceiling at junction between main arch and window arch.	Reference position 6.
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	1.5 linear m	Above 3.5m	Essential	C41-560	Crack to ceiling at junction between main arch and window arch. (Already done at time of latest survey.)	Reference Position 12
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	65m²	Above 3.5m	Essential	M60-510		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	50m²	ALL	Necessary	M60-507*		
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.20 Remove existing paint layers back to last historic paint layer	9m²	ALL	Necessary	M60-507*	To painted stone frame, cills and to bay construction.	
WALLS	2.2 Fair faced brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	10m²	Up to 500mm	Essential	C40-117B, M40-300	Mainly to courtyard elevation, Along 15m run.	
WALLS	2.2 Fair faced brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2m²	Up to 500mm	Essential	F10-111*	Replacement brickwork	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	5m²	To low level mostly	Necessary	C41-516 C41-518 C41-519B	Repointing	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in situ repair in natural coloured mortar to match (less than 25mm dia) (Small areas of damage, removal of redundant fixtures and fittings)	450 no.	At high level	Necessary	F10-111*	Fixing holes generally	
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.3 Remove existing concrete slab to perimeter and install Limecrete slab and glass insulation with stone flags over~~	~~100%~~	~~Low level~~	~~Essential~~	~~M40-152B~~ ~~M40-153A~~	~~Floor removed. Refer to limecrete schedule~~	
WALLS	2.2 Fair faced Brick masonry	Repair	1.45.7 Retain service run in position and infill around with expanding mortar within opening.	150 x 150mm	At 3.5m	Necessary	F10-111*	Retain pipe and infill around	Reference Position 1
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	200 x 200mm	At 3.5m	Necessary	F10-111*	Remove foam insulation and infill with replacement brickwork. Reference position 2.	Reference Position 2
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~1 brick~~	~~At 3.5m~~	~~Necessary~~	~~F10-111*~~	~~Remove cored cant brick at cornice and replace. Reference position 3.~~	

Level LGF : Room LG-C02a

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES:
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **13/04/2021, resurveyed 01/10/21**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-GWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	PHOTOGRAPH REFERENCE
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	500 x 500mm	Up to 3.5m	Essential	F10-111*	Opening in brickwork to W of fireplace. Infill with replacement brickwork.	Reference Position 4
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	1m x 1.5m	Up to 3.5m	Essential	F10-111*	Make good facing brickwork where fireplace angled wall partition has been removed and steel arch inserted.	Reference Position 5
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	20 courses x 400mm wide	Up to 3.5m	Essential	F10-111*	Brickwork to S wall at removal of partition. Replacement brickwork including 600mm length of cant cornice. Reference position 7.	Reference Position 7
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	75 x 75mm	At 3.5m	Necessary	F10-111*	Cut power cable in situ to E side of window. Remove and infill with replacement brickwork. Reference position 8.	Reference Position 8
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~Stone indent required~~	~~100 x 50 x 75mm approx~~	~~At 3m~~	~~Necessary~~		~~Damage to stone window surround to E side of window. Reference position 9.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~50 x 50mm~~	~~At 2.5m height~~	~~Necessary~~	~~F10-111*~~	~~Recess in wall, replacement brickwork required. Reference position 10.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	350mm x 3.5m	Up to 3.5m	Essential	F10-111*	Wall face following partition removal. Bricks cut through frogging. Replacement brickwork required.	Reference position 11.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	100 x 100mm	At 3.5m	Essential	F10-111*	Recess in brickwork just under cornice.	Reference position 13.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	350mm x 3.5m	Up to 3.5m	Esential	F10-111*	Wall face following partition removal. Bricks cut through frogging. Replace/repair.	Reference position 14.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	350mm x 3.5m	Up to 3.5m	Essential	F10-111*	Wall face following partition removal. Bricks cut through frogging. Replacement brick including half brick infill to E at 2.5m height.	Reference position 15.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	400mm x 3m	Up to 3.5m	Essential	F10-111*	Wall face following partition removal. Bricks cut through frogging.	Reference position 16.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	150 x 300mm	500 above ffl	Essential	F10-111*	Remove lead pipe and infill brickwork.	Reference Position 17
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	350 x 2000mm	Up to 3.5m	Essential	F10-111*	Wall face following partition removal (Continuous with adjacent ref 2 above).	Reference Position 18
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	350 x 3.5m	Up to 3.5m	Essential	F10-111*	Wall face following partition removal.	Reference Position 19
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	150 x 300mm	At 1m height	Necessary	F10-111*	Remove pipe and infill with replacement brickwork.	Reference Position 22

Level LGF : Room LG-C02a

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES:
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **13/04/2021, resurveyed 01/10/21**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-GWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**
Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	PHOTOGRAPH REFERENCE
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	2 no. half brick x 600mm high	Low level	Necessary	F10-111*	To both sides of door frame (window opening altered to door historically).	Reference position 23
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	2 no. Approx 400 x 250mm	At low level	Essential	F10-111*	Damaged brick to corners of door opening. Arrisess of angle brick especially. Replacements required; 4 courses to E, 2 courses to W.	Reference position 24
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	100 x 150	Up to 3.5m	Essential	F10-111*	Penetration adjacent to partition wall removal brickwork, at about 2.5m height.	Reference position 26
CEILING	1.45 Concrete jack arch	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	25mm dia	Above 3.5m	Essential	C41-560	Adjacent to new arched steel plate	Reference Position 27

Level LGF : Room LG-C03 (including former substation area)

REVISION: 11 PROPOSED ROOM USES: **Circulation**
STATUS: FOR CONSTRUCTION HERITAGE SIGNIFICANCE: **High**

SURVEY DATE: **03/03/2021, resurveyed 06/10/21**
SURVEYED BY: **MJBS**

Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-GWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.

DATE ISSUED: 05/09/2025 ROOM TYPE: **CIRC**

GENERAL NOTES: **Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	PHOTOGRAPH REFERENCE
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	90m²	Above 3.5m	Essential	M60-510		
Ceiling	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	300no.	Above 3.5m	Necessary	M23-540*		
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historical paint layer	70m²	All	Essential	M60-507*		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~0.5m²~~	~~Up to 500mm~~	~~Essential~~	~~F10-111*~~	~~To south end~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	270 no holes	ALL	Necessary	C41-516 C41-518 C41-519B		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~4no x 10 x 100mm~~	~~At 2.5m height~~	~~Essential~~	~~C41-516 C41-518 C41-519B~~	~~Remove timber grounds and make good. Reference position 2.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~100 x 100mm~~	~~At 2.1m height~~	~~Essential~~	~~F10-111*~~	~~Reference position 3.~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~100 x 100mm~~	~~At 3m height~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	~~Remove timber grounds under pipe. Reference position 5.~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	4m² along 10m run plus 4m²	Up to 300mm	Essential	C40-117B M40-300	At low level. Effluorescing. 4m² to 6m run to North side and 1m² to west side of west window reveal.	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	6m²	Up to 300mm	Necessary	C41-516 C41-518 C41-519B	At low level	
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Cleaning~~	~~2.1.1 General light clean of internal ashlar dressings~~	~~20m²~~	~~Up to 3.5m~~	~~Necessary~~	~~C40-200B C40-201B~~	~~To stone of outer face of spiral stair~~	
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.3 Remove salts of efflorescence by poulticing	6m²	Up to 600mm	Essential	C40-220B	All to outer face of spiral stair ashlar	
~~Walls~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.19 Brush down with phosphur bronze brush in preparation for subsequent decoaration~~	~~9m²~~	~~Up to 3.5m~~	~~Necessary~~	~~M60-510~~	~~Brush down stone around window, frames and jambs.~~	
Walls	2.1 Masonry (stone ashlar)	Repair	2.1.20 Remove existing paint layers back to last historic paint layer	9m²	Up to 3.5m	Necessary	M60-532B	To painted stone to spiral and window surrounds to Princess St corridor.	
Walls	2.1 Masonry (stone ashlar)	Repair	2.1.6 Cosmetic in situ repair in coloured mortar to match (less than 25mm dia)	20 no.	Up to 3.5m	Necessary	C41-516 C41-518 C41-519B	To stair spiral	

Level LGF : Room LG-C03 (including former substation area)

REVISION: 11 PROPOSED ROOM USES: **Circulation**
STATUS: FOR CONSTRUCTION HERITAGE SIGNIFICANCE: **High**

SURVEY DATE: **03/03/2021, resurveyed 06/10/21**
SURVEYED BY: **MJBS**

Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-GWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.

DATE ISSUED: 05/09/2025 ROOM TYPE: **CIRC**

GENERAL NOTES: **Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	PHOTOGRAPH REFERENCE
Ceiling	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	1 no. 50mm dia hole	Above 3.5m	Essential	C41-560		Reference Position 1
Ceiling	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	200 x 100 hole	Above 3.5m	Essential	C41-560	Ceiling arch at junction with wall. Replace brickwork.	Reference Position 2
~~Walls~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~12 no. bricks~~	~~Above 2m~~	~~Necessary~~	~~F10-111*~~	~~Bullnose replacements and 4 no. cant bricks. Reference Position new 3.~~	
Walls	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	600 x 300mm area	At 3.5m	Essential	F10-111*	Remove pipe and infill with brickwork.	Reference Position 4
Walls	2.19 Cast iron vents to internal walls		2.19.12 Remove draw hatch and frame and set aside, lay infill replacement brickwork flush to surrounding wall and make good with to match	300 x 300	Up to 3.5m	Essential	F10-111*	Remove frame and infill with brickwork	Reference Position 5
~~Walls~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~3 no. bricks~~	~~At 2m~~	~~Essential~~	~~F10-111*~~	~~Cut off steel channel in cementitious mortar and blwk hole adjacent. Remove and infill. Reference Position new 5.~~	
~~Walls~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~1/2 no brick~~	~~At 2m~~	~~Essential~~	~~F10-111*~~	~~Cut off steel channel in cementitious mortar. Remove and infill. Reference Position new 6.~~	
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1 no.	Up to 3.5m	Essential	C50-342B	At high level in lobby area through to LG-028	Reference position 6.
Walls	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	300mm wide x 2.5m high.	Up to 3.5m	Essential	F10-111*	Where historic corridor dividing wall removed. Include bullnose replacements to corner.	Reference Position 7
Walls	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	300mm dia	Up to 3.5m	Essential	F10-111*	Cut large circular duct back to line of wall and infill with brickwork.	Reference Position 23
Walls	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	100mm dia	Up to 3.5m	Essential	F10-111*	Cut pipe back from face of wall and infill with new brickwork	Reference Position 24
Walls	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	100 x 75	Up to 2m	Essential	F10-111*	Penetration at about 2m above FFL into LG-C03c	Reference Position 8
Walls	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	400 x 200	Up to 3.5m	Essential	F10-111*	Penetration at cornice level through into LG-C03c	Reference Position 9

Level LGF : Room LG-C03 (including former substation area)

REVISION: 11 PROPOSED ROOM USES: **Circulation**
STATUS: FOR CONSTRUCTION HERITAGE SIGNIFICANCE: **High**

SURVEY DATE: **03/03/2021, resurveyed 06/10/21**
SURVEYED BY: **MJBS**

Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-GWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.

DATE ISSUED: 05/09/2025 ROOM TYPE: **CIRC**

GENERAL NOTES: **Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	PHOTOGRAPH REFERENCE
Walls	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	150 x 100	Up to 3.5m	Essential	F10-111*	Infill opening below pipe at high level above doorway into LG-C03c	Reference Position 10
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1m²	Up to 3.5m	Essential	F10-111*	Damaged brick remaining after removal of partition.	Reference Position 11
~~Walls~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~220mm wide x 3.5m high, and 1 course cant brick~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~To south side. Full height bullnose replacement. New cant brick to high level. Remove existing damaged~~	
~~Walls~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~200mm run x 2 courses~~	~~Up to 3.5m~~	~~Desirable~~	~~F10-111*~~	~~Damaged cant brick cornice. Reference Position New 9~~	
~~Walls~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~50 x 50mm~~	~~At 2.5m height~~	~~Essential~~	~~F10-111*~~	~~Replace 2 bricks and make good. Reference Position New 12~~	
~~Walls~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~2 bricks~~	~~At 2.5m height~~	~~Necessary~~	~~F10-111*~~	~~Damaged brickwork to window reveal arris. Angled special brick. Reference Position New 13~~	
~~Walls~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~xxxx~~	~~At 2m.~~	~~Necessary~~	~~F10-111*~~	~~Remove timber ground and infill with brickwork. To East window reveal. Reference Position New 14~~	
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.12 Remove draw hatch and frame and set aside, lay infill replacement brickwork flush to surrounding wall and make good with to match	150 x 400	Up to 3.5m	Essential	F10-111*	Above door to LG-029	Reference Position 13
Walls	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	75 x 100	Up to 3.5m	Essential	F10-111*	At high level through wall to LG-029, to right side under cornice.	Reference Position 14
~~Walls~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~2 bricks~~	~~At 2m~~	~~Necessary~~	~~F10-111*~~	~~Damaged brickwork to West side of window reveal. Reference Position New 15~~	
Walls	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	100 x 75	Up to 3.5m	Essential	F10-111*	Infill brickwork at 25mm dia penetration through to LG-030 above door	Reference Position 16
Walls	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	3 no openings total 300 x 300	Up to 3.5m	Essential	F10-111*	3 no. openings infill with brickwork	Reference position 17
Walls	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	150 x 150	Up to 3.5m	Essential	F10-111*	Cut pipe back from face of wall and infill with new brickwork	Reference position 18
~~Walls~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.8 Indent new section of profiled stone ashlar, shim/pin, repoint~~	~~50 x 50mm~~		~~Necessary~~	~~F10-111*~~	~~Steel channel cut off. Remove cementitious mortar and repair stone. Reference Position New 17~~	
~~Walls~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~New stone / indent~~	~~2 no. 100 x 225mm~~	~~At about 3m height~~	~~Necessary~~	~~xxxxx~~	~~New stones required. Reference Position New 18~~	

Level LGF : Room LG-C03 (including former substation area)

REVISION: 11 PROPOSED ROOM USES: **Circulation**
STATUS: FOR CONSTRUCTION HERITAGE SIGNIFICANCE: **High**

SURVEY DATE: **03/03/2021, resurveyed 06/10/21**
SURVEYED BY: **MJBS**

Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-GWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.

DATE ISSUED: 05/09/2025 ROOM TYPE: **CIRC**

GENERAL NOTES: **Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	PHOTOGRAPH REFERENCE
Walls	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	350 x 3.5m high	Up to 3.5m	Essential	F10-111*	Damaged brickwork left after removal of previous partition. Retain stepped brickwork at head, but neaten and make good.	Reference Position 19
Walls	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	350 x 3.5m high	Up to 3.5m	Essential	F10-111*	Damaged brickwork left after removal of previous partition. Retain stepped brickwork at head, but neaten and make good.	Reference Position 20
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.8 Insert new section of profiled stone ashlar, shim/pin, repoint.	Approx 8 no. 100 x 75mm	Up to 3.5m	Essential		Removed brickwork partition teethed into stone. Stone indents to infill, cut bricks to be removed.	Reference Position 21
Walls	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	250 x 200 x 100	2.5m high	Essential	F10-111*	2 courses removed to pier.	Reference Position 22
Ceiling	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	20 no.	Above 3.5m	Essential	C41-560	Two pentration examples shown	Reference Position 25

Level LGF : LG-C01

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **25/06/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate	20m²	Above 3.5m	Essential	M20-566 M23-300*	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	235m²	Above 3.5m	Essential	M60-510	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~	
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of cornice being removed~~	~~Above 3.5m~~	~~Essential~~	~~M60-505* M60-507*~~	
WALLS	2.1 Masonry (stone ashlar)	Cleaning	2.1.1 General light clean of internal ashlar dressings	32m²	Up to 3.5m	Necessary	C40-200B C40-201B	To unpainted stone - particular to spiral stairs - external face only
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.3 Remove salts of efflorescence by poulticing	3m²	Up to 3.5m	Essential	C40-220B	At low level
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.4 Rake out missing/defective joints and repoint fine joints with lime mortar/putty~~	~~25%~~	~~ALL~~	~~Essential~~	~~C41-516 C41-518 C41-519B~~	
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	15m²	Up to 3.5m	Essential	M60-510	To painted stone
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	300m²	ALL	Necessary	M60-507*	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	30m²	Up to 1m.	Essential	F10-111*	At low level
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	30m²	ALL	Essential	C40-117B M40-300	At low level
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	30m²	ALL	Necessary	C41-516 C41-518 C41-519B	At low level
WALLS	2.15 Freestanding stone column, capital and base	Cleaning	2.15.1 General light clean of internal ashlar dressings	24m²	Up to 3.5m	Necessary	C41-516 C41-518 C41-519B	5 no. Columns. Unpainted stone.
WALLS	2.15 Freestanding stone column, capital and base	Repair	2.15.3 Remove salts of efflorescence by poulticing	3m²	Up to 3.5m	Essential	C40-220B	At low level
~~WALLS~~	~~2.15 Freestanding stone column, capital and base~~	~~Repair~~	~~2.15.4 Rake out missing/defective joints and repoint fine joints with lime mortar/putty~~	~~25%~~	~~Up to 3.5m~~	~~Essential~~	~~C41-509 C41-516 C41-518, C41-519B~~	~~25% of the total surface area of 6no. Columns~~
WALLS	2.15 Freestanding stone column, capital and base	Repair	2.15.6 Cosmetic in situ repair in coloured mortar to match (less than 25mm dia)	2%	Up to 3.5m	Essential	C41-509 C41-516 C41-518 C41-519B	2% of the total surface area of 6no. Columns
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1no.	Above 3.5m	Essential	C50-342B	Good condition.

Level LGF : LG-C01

REVISION: 11
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DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **25/06/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
~~FLOOR~~	~~3.9 Floor trench construction~~	~~Cleaning~~	~~3.9.1 Clean out floor trench~~	~~ALL~~	~~Up to 2m~~	~~Necessary~~	~~C50-3301B~~	~~Could not inspect 23 lin m- curently covered up~~
2	3.9 Floor trench construction	Repair	3.9.8 Remove defective/missing sections of Square patterned rectangular cast iron grating to floor trench	20 no	Up to 2m	Essential	C51-3301B	Removed at time of survey
FLOOR	3.9 Floor trench construction	Repair	3.9.9 Remove defective/missing sections of 'horse chestnut' patterned square cast iron grating to floor trench	1 no	Up to 2m	Essential	C51-3301B	Removed at time of survey
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.3 Remove existing concrete slab to perimeter and install Limecrete slab and glass insulation with stone flags over~~	~~100%~~	~~Essential~~	~~Essential~~	~~M40-152B M40-153A~~	
FLOORS	3.21 Stone thresholds to openings	Repair	3.21.1 Clean stone threshold	4 no. 1m x 300mm each	Up to 2m	Essential	M40-156B	Allowance.
FLOOR	3.21 Stone thresholds to openings	Repair	3.21.5 Provide new stone threshold to match existing	6no. 1m x 300 each	Up to 2m	Essential	M40-154B M40-155B	Allowance.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 500 x 500mm	At wall / ceiling junction level	Essential	F10-111*	Repair opening in brick and stone. Reference position old 1.
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.9 Rebuilding defective / missing section of stone ashlar masonry	Approx 500 x 500mm	At wall / ceiling junction level	Essential	C41-243, C41-353	Repair opening in brick and stone. Reference position old 1.
~~WALLS~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.1 Replacement of full run of plaster cornice where missing / defective~~	~~1 linear metre~~	~~At high level~~	~~Necessary~~	~~xxx~~	~~Plaster cornice on cant brick support. Reference point 2.~~
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.8 Insert new section of profiled stone ashlar, shim/pin, repoint.~~	~~Approx 700 x 100mm~~	~~At approx 2.5m height~~	~~Necessary~~	~~xxx~~	~~Reference point 3.~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~1m²~~	~~At wall / ceiling junction level~~	~~Necessary~~	~~xxx~~	~~Reference point 4~~
~~WALLS~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.1 Replacement of full run of plaster cornice where missing / defective~~	~~1 linear metre~~	~~At high level~~	~~Necessary~~	~~xxx~~	~~Reference point 4~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 2 courses	At window height	Necessary	F10-111*	Cant brick to reveal of window opening Reference point 5
WALLS	2.1 Masonry (stone ashlar)	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	Approx 300mm linear	At window cill height	Necessary	F10-491*, C41-516, C41-518, C41-519B	To joints between cill stones. Reference point 6
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	500mm x 3500mm	Up to 3.5m	Essential	F10-111*	Make good brickwork face at new opening formed under existing window cill. Reference position 7.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	500 x 500mm x 350mm deep approx	At high level	Essential	F10-111*	Retain hole into C01g at high level and tidy up. Reference position 1.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~400 x 100 x 350mm deep approx~~	~~At high level~~	~~Essential~~	~~F10-110A~~	~~Infill hole with replacement brickwork through thickness of wall. Reference position 2.~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~1m x 0.5m~~	~~At low level above FFL~~	~~Necessary~~	~~F10-110A~~	~~To E of door opening. Include replace 2 courses bullnose. Reference position 3.~~

Level LGF : LG-C01

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **25/06/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~75mm dia hole, approx 350mm deep~~	~~At 2.5m above FFL~~	~~Essential~~	~~F10-110A~~	~~Remove pipe and close opening with new replacement brickwork. Reference position 4.~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~3 courses x 100mm height. 350mm deep.~~	~~At 3m above FFL~~	~~Essential~~	~~F10-110A~~	~~Hole through wall into C01e. Reference position 5.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	300 x 300mm area.	At high level, just below cornice	Essential	F10-111*	Poor appearance. Reference position 6.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	50 x 50mm	At high level, just below cornice	Necessary	F10-111*	Remove foam from inside opening. Reference position 7
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~Remove cementitious plaster to lower level of wall~~	~~700 x 900mm~~	~~Up to 700mm high~~	~~xxxxxx~~	~~xxx~~	~~Remove cementitious plaster to low level of wall, and make good any damage to brickwork behind. Reference position 8.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	150 x 150mm	At 3m above FFL	Necessary	F10-111*	Remove foam from inside opening. Reference position 9.
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.16 Cosmetic in situ repair in coloured mortar to match stone and replicate lost stone form.	25mm dia - 1 no.	At 2m height	Essential	C41-509, C41-516	Penetration through stone. Reference position 10. South spiral
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.16 Cosmetic in situ repair in coloured mortar to match stone and replicate lost stone form.	30 no.	Up to 3.5m	Necessary	C41-509, C41-516	Penetration through stone. South spiral
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~1500 x 25mm~~	~~Above 1.5m~~	~~Necessary~~	~~F10-110A~~	~~N of fire hose to wall of 043. Removed services switch. Remove pattress 50 x 75 recessed into wall and make good chasing. Possibly mortar repair option instead. Reference position 11.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	At high level	Necessary	F10-111*	Below cant brick cornice. Reference position 12.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~50 x 50mm hole~~	~~At high level~~	~~Necessary~~	~~F10-110A~~	~~Located S of ref 12, under beam. Replacement brick. Reference position 13.~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~100 x 50mm~~	~~At high level~~	~~Necessary~~	~~F10-110A~~	Recess directly under cant brick cornice. Reference position 14. To be left and used for new services.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~150 x 150mm x approx 100mm depth~~	~~At 3m above FFL~~	~~Necessary~~	~~F10-110A~~	~~Reference position 15.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75mm	At high level	Necessary	F10-111*	Directly under cornice, under beam. Reference position 16.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~100 x 300mm~~	~~At 2m height~~	~~Necessary~~	~~F10-110A~~	~~Previous removed fitting chasing and pattress recess. Infill with mortar or replacement brickwork. Reference position 17.~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~2 no. 150 x 150mm x approx 200mm deep~~	~~At 3m above FFL~~	~~Necessary~~	~~F10-110A~~	~~Reference position 18.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75mm	At high level	Necessary	F10-111*	Directly under cornice, under beam. Reference position 19.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	250 x 100 x 850mm thick wall	At high level	Essential	F10-111*	Directly under cornice. Reference position 20.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~75 x 75mm~~	~~At high level~~	~~Necessary~~	~~F10-110A~~	~~Directly under cornice, under beam. Reference position 21.~~

Level LGF : LG-C01

REVISION: 11
STATUS: FOR CONSTRUCTION
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PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **25/06/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~150 x 150 x 200 deep~~	~~3 courses under beam~~	~~Necessary~~	~~F10-110A~~	~~Reference position 22.~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~150 x 150 x 200 deep~~	~~3 courses under beam~~	~~Necessary~~	~~F10-110A~~	~~Reference position 24.~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~50 x 50mm hole~~	~~At high level, under beam~~	~~Necessary~~	~~F10-110A~~	~~Reference position 25.~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~50 x 50mm hole~~	~~At high level, under beam~~	~~Necessary~~	~~F10-110A~~	~~Reference position 26.~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~150 x 150 x 200 deep~~	~~At high level, under beam~~	~~Necessary~~	~~F10-110A~~	~~Reference position 27.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.22 Cut away service run where passing through wall to nearest clip/fixing on both sides, and infill with replacement brickwork to faces of opening. Make good finish to match adjacent wall where applicable.	100 x 100mm	At high level, under beam	Essential	F10-111*	Remove pipe and infill. Same hole through brickwork as LG-043d-4. Reference position 28.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 600mm area with 200 x 300mm hole through 500m thickness	At high level	Essential	F10-111*	Under cornice, above door to LG-060, slightly to N. Reference position 29.
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.16 Cosmetic in situ repair in coloured mortar to match stone and replicate lost stone form.~~	~~12 no. 25mm dia holes~~	~~Up to 3.5m~~	~~Necessary~~	~~xxxx~~	~~Remove timber grounds and infill.~~
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.16 Cosmetic in situ repair in coloured mortar to match stone and replicate lost stone form.	50no	Up to 3.5m	Necessary	C41-509, C41-516	North stone spiral
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	150 x 150mm	At high level	Necessary	F10-111*	Under cornice. Reference position 30.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	500 x 500; 900mm deep to west wall, 350mm deep to north wall.	At high level	Essential	F10-111*	To corner; holes through to two rooms. Include 600mm run of cant brick. Reference position 31.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50 x 100 x 500 thick, and 1 no. 25mm dia hole	At 3m above FFL	Essential	F10-111*	Above door. Consider expanding mortar to circular hole. Reference position 32.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~75 x 500mm~~	~~At about 3m~~	~~Essential~~	~~F10-110A~~	~~Damaged brickwork and voussoir. Part replace an repoint. Reference position 33.~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~TBC~~	~~At high level~~	~~Necessary~~	~~F10-110A~~	~~Damaged brickwork around iron brackets. Make good around. Reference position 34.~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~50 x 75mm~~	~~At 3m height~~	~~Essential~~	~~F10-110A~~	~~Above door to S jamb. Reference position 35.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	500 x 100mm x 500mm thickness	At 3m height	Essential	F10-111*	Above door (through to conveyor room). Reference position 36.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	75 x 75mm	At about 3m	Necessary	C41-560	Located 2 courses below cornice and 1m N of grille. Reference position 37.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~300 x 300mm area.~~	~~At about 2.5m~~	~~Necessary~~	~~F10-110A~~	~~Located below grille. 2 areas of patched up brickwork with cut-off steel flats. Remove and make good. Reference position 38.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	3 no. 50 x 50mm	At about 3m	Essential	F10-111*	Brick infill at window. Reference position 39.

Level LGF : LG-C01

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PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **25/06/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~450mm x 3 courses~~	~~At 3.5m~~	~~Desirable~~	~~F10-110A~~	~~Above door to 008. Triangular shaped recess in brickwork. Replace brick and cant cornice run. Reference position 40.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm x approx 150mm deep	At about 2.5m	Essential	F10-111*	Above door to 008. Reference position 41.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~50 x 50mm~~	~~At about 2.5m~~	~~Necessary~~	~~F10-110A~~	~~Reference position 42.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 150mm x 1m deep	At about 2.5m	Essential	F10-111*	About 2.5 facing bricks area, and 1m depth through wall. Reference position 43.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 100 x 500mm deep	At about 2.5m height	Essential	F10-111*	Above door within larger opening. Remove existing pipe. Reference position 44.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~200 x 200 and 450 x 3 courses~~	~~At 3.5m~~	~~Necessary~~	~~F10-110A~~	~~2 adjacent areas of damaged brickwork above cornice. Reference position 45.~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~200 x 200 x 100 deep~~	~~At 3.5m~~	~~Necessary~~	~~F10-110A~~	~~Recess under beam, include cant brick run. Reference position 46.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 100 x 500mm deep	About 2.5m	Essential	F10-111*	Above door within larger opening. Remove redundant service. Reference position 47.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 100 x 500mm deep	About 2.5m	Essential	F10-111*	Above door within larger opening. Reference position 48.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50 x 50 x 500mm thick	Above 3m	Essential	F10-111*	Same door as ref point 48. To North side. Reference position 49.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	225 x 75 x approx 1m deep	At 3.5m	Essential	C41-560	Just below cornice. Remove redundant pipe. Reference position 50.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	2 x 50mm dia holes x 1m deep	At 3m	Essential	C41-560	Located below reference position 50. Reference position 51.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 200mm	At 3m	Necessary	F10-111*	Reference position 52.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.		At about 2.5m	Necessary	C41-560	Pipe next to new padstone. Reference position 53.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	3 courses x 400 x 100mm deep	At 3.5m height	Necessary	F10-111*	North jamb of full height opening into 005. Reference position 54.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50 x 200mm	At 3m	Necessary	F10-111*	Reference position 65.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 25mm dia holes. Approx 500mm deep.	Above 3.5m height	Essential	C41-560	Reference position 55.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	100mm dia hole. Approx 500mm deep.	Above 3.5m height	Essential	C41-560	At junction of wall and ceiling. Remove foam infill. Reference position 56.

Level LGF : LG-C01

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **25/06/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	200 x 100mm. Approx 500mm deep.	Above 3.5m height	Essential	C41-560	To ceiling arch above cornice. Reference position 57.
CEILING	1.45 Concrete jack arches	Repair	1.45.5 Infill damage to arch with expanding mortar and cut to profile of arch. Use Hilti or similar alternative. Make good with plaster finish to match existing if applicable.	0.25m²	Above 3.5m height	Necessary	C41-560	Damage to concrete arch and plaster above beam. Infill and make good. Reference position 58.
CEILING	1.45 Concrete jack arches	Repair	1.45.5 Infill damage to arch with expanding mortar and cut to profile of arch. Use Hilti or similar alternative. Make good with plaster finish to match existing if applicable.	48 no instances of 300 x 50mm	Above 3.5m height	Necessary	C41-560	Damage to arch above beam between bays, used for service route. Predominantly to west side of corridor. Make good finish. Reference position 59.
CEILING	1.45 Concrete jack arches	Repair	1.45.5 Infill damage to arch with expanding mortar and cut to profile of arch. Use Hilti or similar alternative. Make good with plaster finish to match existing if applicable.	2 no. 300 x 500	Above 3.5m height	Necessary	C41-560	Damage to arch above and through beams between bays where 100 x 75mm penetrations made. Reference position 60.
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	75 x 75mm x approx 500mm deep	Above 3.5m height	Essential	C41-560	ceiling/cornice junction. Remove cable and make good finish. Reference position 61.
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	75mm dia	Above 3.5m height	Essential	C41-560	Cut back pipe and make good opening. Reference position 62.
CEILING	1.45 Concrete jack arches	Repair	1.45.5 Infill damage to arch with expanding mortar and cut to profile of arch. Use Hilti or similar alternative. Make good with plaster finish to match existing if applicable.	240no of 50 x 50mm	Above 3.5m height	Necessary	C41-560	Recesses and damage to arch at junction with beams at springing. Reference position 63.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	1 no 25mm dia.	Above 3.5m height	Essential	C41-560	Remove pipe and infill. Reference Position 64.
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	650 no. holes	Above 3.5m	Essential	M23-540*	Fixing holes
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	70 no. holes at 100mm dia.	Above 3.5m	Essential	M20-566*, M23-300*	Patch repairs
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	1600no.	ALL	Essential	F10-111*	Fixing holes from removed services.

Level LGF Room: LG-001 (Including spaces formerly known as 02b, 02b(a) to be all knocked together)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **09/02/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule) Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	2m²	Above 3.5m	Essential	M20-566 M23-300*	For service fixing holes
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	50m²	Above 3.5m	Essential	M60-510	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~	
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**	Repair	1.13.14 Removal of defective /missing areas of plaster and renew plaster run to match.	6 lin m	Above 3.5m	Essential	M20-566*, M23-300*	
~~CEILING~~	~~1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction)~~ ~~**i.e. SMALL BEAM CASING**~~	~~Repair~~	~~1.13.6 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505 M60-507*~~	
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.1 Replacement of full run profile of plaster cornice where missing/defective.	20 lin meters	Above 3.5m	Necessary	M23-570*	
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.3 Fill cracks to cornice.~~	~~N/A~~	~~Above 3.5m~~	~~Necessary~~	~~M23-593B M23-535~~	~~Too many cracks, defects recorded under code 1.17.1~~
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of cornice being removed~~	~~Above 3.5m~~	~~Essential~~	~~M60 505* M60 507*~~	~~Include plaster to window arches. (Assumed to be brick arch with plaster decorative profile)~~
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.3 Remove salts of effloresecence by poulticing~~	~~100%~~	~~Up to 3.5m~~	~~Essential~~	~~C40-240B C40-354~~	~~12no. Ashlar corbel stones & springers to window opening.~~
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.11 Defrass stonework~~	~~100%~~	~~Up to 3.5m~~	~~Essential~~	~~C40-240B C40-354~~	~~12no. Ashlar corbel stones & springers to window opening.~~
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	9m²	Up to 3.5m	Necessary	M60-510	12no. Ashlar corbel stones & springers to window openings.
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.4 Rake out missing/defective joints and repoint fine joints with lime mortar putty~~	~~100%~~	~~Up to 3.5m~~	~~Essential~~	~~M40-152B M40-153A~~	~~12no. Ashlar corbel stones & springers to window openings.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	2m²	Up to 3.5m	Essential	F10-111*	In areas where plaster has fallen off, brickwork is damaged behind
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	10m²	Up to 3.5m	Essential	C40-117B M40-300B	To south elevation of former east room, under and adjacent to windows where plaster removed. At reference point 4.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	10m²	Up to 3.5m	Necessary	C41-516 C41-518 C41-519B	To south elevation of former east room, under and adjacent to windows where plaster removed.
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster~~	~~60%~~	~~Up to 3.5m~~	~~Essential~~	~~M23-311 M20-566~~	As re-scoped separately.

Level LGF Room: LG-001 (Including spaces formerly known as 02b, 02b(a) to be all knocked together)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **09/02/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule) Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.5 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Up to 3.5m~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.18. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	10m²	ALL	Necessary	M60-510	Most plaster removed
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1no.	Above 3.5m	Essential	C50-342B	1 no. Good condition. Decorative type.
~~FLOORS~~	~~3.2 Timber floor boards to suspended timber floors~~	~~Repair~~	~~3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.~~	~~10%. (Figure retained as per previous scoping.)~~	~~Up to 2m~~	~~Essential~~	~~K20-110A~~	~~Removed to facilitate structural alterations ongoing at time of inspection in February 21.~~
WALLS	1.17 Run profiled plaster cornices	Repair	1.17.1 Replacement of full run profile of plaster cornice where missing/defective.	Approx 500 x 500mm	Above 3.5m	Necessary	M23-570*	Make good hole at reference position 2.
~~WALLS~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.1 Replacement of full run profile of plaster cornice where missing/defective.~~	~~1m length~~		~~Necessary~~	~~M23-570*~~	~~To small room to north side. At reference position 5.~~
WALLS	1.17 Run profiled plaster cornices	Finish	Retain old wiring board to high level	Approx 600x600mm area	Above 3.5m	Necessary		At reference position 6.
WALLS	2.2 fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	2 no. 500mm wide x 2.5m - 20 courses of 2 bricks wide	Up to 3m	Essential	F10-111*	Repair and replace brickwork at removal of previous partition. Allow for 1m² pointing to inside face of arch. Opening into C01. At reference position 7.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	200 x 500 x 600 deep	At high level.	Essential	F10-111*	Above door to C01j. Reference Position 1
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	2 no 100mm dia holes	At high level.	Essential	C41-560	To North-east corner. 2no 100 dia pipes cut off from riser on wall. Lay brickwork nearer to pipes. Reference Position 8.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	200 x 500 and 300 x 600 infill	Up to 1m	Essential	F10-111*	2 openings to riser, historic. Reference Position 3.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	500 x 500mm	Up to 500mm	Essential	F10-111*	Former perimeter service run. Reference Position 9
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150mm	Up to 1m	Essential	F10-111*	Opening into 004. Reference Position 10.

Level LGF Room: LG-004

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **WCs**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **WC - 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **09/02/2021, re-survey 04/21, re-survey 07/07/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule) Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate	8m²	Above 3.5m	Essential	M20-566* M23-300*	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	80m²	Above 3.5m	Essential	M60-510	
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**	Repair	1.13.14 Removal of defective /missing areas of plaster and renew plaster run to match.	5 linear m	Above 3.5m	Essential	M20-566*, M23-300*	
~~CEILING~~	~~1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**~~	~~Repair~~	~~1.13.6 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505 M60-507*~~	
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.3 Fill cracks to cornice, prepare and decorate	25 linear m	Above 3.5m	Essential	M23-593B M23-535*	
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of cornice being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~	
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~75%~~	~~Above 3.5m~~	~~Essential~~	~~M23-311 M20-566~~	As re-scoped separately.
WALLS	2.4 Plaster on masonry walls	Repair	2.4.18. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	Approx 100m²	ALL	Necessary	M60-510	
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~none~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93-308B~~	Removed due to construction work at time of inspections.
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.5 Prepare and decorate existing skirting~~	~~All areas except areas being replaced~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93-308B~~	Removed due to construction work at time of inspections.
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1no.	Above 3.5m	Essential	C50-342B	Good condition.
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~About 300 x 300mm~~	~~Above 3.5mm~~	~~Essential~~		~~Remove protruding pipe and make good hole and plaster finish.~~
~~WALLS~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.1 Replacement of full run profile of plaster cornice where missing/defective.~~	~~About 300 x 300mm~~	~~Above 3.5m~~	~~Necessary~~		~~Remove protruding pipe and make good hole and plaster finish.~~
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	16m²	Up to 3.5m	Necessary	M20-566*	Where removed as part of construction works. Includes amount for 30no. 100mm dia patching.
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	400no.	Up to 3.5m	Necessary	M23-540*	
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50 x 200 mm	Above 2m	Essential	F10-111*	Hole in brickwork above door. Fanlight. Replacement brickwork. Reference position 1
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75mm hole	At approx 3m	Essential	F10-111*	Recess above doorway. Infill. Reference position new 2
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 100mm	At about 3.5m	Essential	F10-111*	Corner infill under cornice. Infill with brickwork and make good plaster. Reference position new 3

Level LGF Room: LG-004

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **WCs**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **WC - 02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **09/02/2021, re-survey 04/21, re-survey 07/07/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule) Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75mm hole	At about 1m above ffl.	Essential	F10-111*	To south wall through to LG-001. Reference Position 4.
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	400 x 300mm	Up to 500mm	Essential	F10-111*	Perimeter former service opening at low level to south-west corner. Reference Position 5
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	400 x 300mm	Up to 500mm	Necessary	F10-111*	Perimeter former service opening at low level to north-west corner. Reference Position 6
WALLS	2.2 Fair faced brickwork	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	350 x 150mm	At about 1m above ffl.	Essential	F10-111*	Loose and poor brickwork to fireplace. Reference Position 7
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	3 no. 75 x 100mm	Over 3.5m	Essential	C41-560	Service pipes through. Make good plaster finish. Reference position 8.
WALLS	2.10 Glazed and unglazed ceramic tiles to wall dados (chequerboard, diaper, triangular)	Repair	2.10.14 Remove modern tile and dispose	300 x 500mm	Up to 1.5m	Essential	C20-110B in OTH-PUR-TH-ZZ-SPE-A-0332	Remove modern tiling. Reference Position 9.
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.12 Fill hole in plaster (up to 25mm) and make good finishing coat	220 no.	Over 3.5m	Essential	M20-692, M20-695, M20-697, M23-570*	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	8 no. 100mm patches	Over 3.5m	Essential	M20-566*, M23-300*	
WALLS	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	70no.	Over 3.5m	Necessary	M23-540*	

Level LGF: LG-015

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **09/02/2021 revisit 15/04/2021/ re-survey 30/06/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule).**
Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.
Heavy signs of effloresence.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate	4m²	Above 3.5m	Essential	M20-566* M23-300*	Check to include 1m² comment. Include patching of 5 x 100mm areas.
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	40m²	Above 3.5m	Essential	M60-510	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~	
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**	Repair	1.13.14 Removal of defective /missing areas of plaster and renew plaster run to match.	1 linear metre	Above 3.5m	Essential	M20-566*, M23-300*	
CEILING	1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) i.e. SMALL BEAM CASING	Repair	1.13.5 Remove peeling paint layers from plaster (part area).	2m²	Above 3.5m	Essential	M60-510	Brush down with phosphur bronze brush
~~CEILING~~	~~1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction) **i.e. SMALL BEAM CASING**~~	~~Repair~~	~~1.13.6 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505 M60-507*~~	
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.1 Replacement of full run profile of plaster cornice where missing/defective. Plaster run on cant brick profile	4.5 lin meters	Above 3.5m	Necessary	M23-570*	
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.3 Fill cracks to cornice.	7.5 linear m	Above 3.5m	Necessary	M23-593B M23-535*	
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of cornice being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~	
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration~~	~~100% - confirm amount m²~~	~~Up to 3.5m~~	~~Necessary~~	M60-510	~~1no. Column 2no. springers to window opening~~
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster~~	~~75%~~	~~Above 3.5m~~	~~Essential~~	~~M23-311 M20-566~~	To external wall only. As re-scoped separately.
WALLS	2.4 Plaster on masonry walls	Repair	2.4.18. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	50m²	ALL	Necessary	M60-510	
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~4 lin m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93-308B~~	~~Removed to facilitate construction works~~ Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349
WALLS	2.13 Profiled timber skirting	Repair	2.13.5 Prepare and decorate existing skirting	All areas except areas being replaced	Up to 2m	Necessary	P20-110A, C93-308B	Removed to facilitate construction works

Level LGF: LG-015

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **09/02/2021 revisit 15/04/2021/ re-survey 30/06/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule).**
Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.
Heavy signs of effloresence.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
~~FLOORS~~	~~3.3 Removal of floor finishes~~	~~Repair~~	~~3.3.6 Remove sheet vinyl and backing (generally ply or hardboard), along with any radiused coving.~~	~~100%~~	~~Up to 2m~~	~~Necessary~~	~~C90 XXX~~	
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~100mm dia hole~~	~~At about 4m height~~	~~Necessary~~	~~F10-110A~~	~~North-west corner. Hole at high level. Infill hole with brick and plaster.~~
WALLS	2.2 Fair faced brickwork	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	2 no 25mm holes	At approx 3m height	Essential	F10-111*	Two conjoined holes. Infill and make good plaster finish. Reference position 1.
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 200 x approx 500mm deep	Up to 500mm	Essential	F10-111*	Former perimeter service route. Leave plaster arch intact. Reference position 2.
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75 x 500mm deep	At 3m	Essential	F10-111*	Reference position 3.
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 200 x 750mm deep	At approx 3.5m height	Essential	F10-111*	Penetration through into corridor, under plaster cornice. Reference position 4.
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	200 x 200 x 750mm deep	At approx 3.5m height	Essential	F10-111*	Penetration through into corridor. Infill brickwork and make good plaster. Reference position 5.
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	500 x 200 x 800mm deep	At approx 3.5m height	Essential	F10-111*	Penetration through into LG-S05. Reference position 6.
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	100mm dia hole	Above 3.5m	Essential	C41-560	To north-west corner. Make good plaster and cornice. Reference position 7.
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no. 300 dia holes, each in 500 x 500mm area of surface damage	Above 3.5m	Essential	C41-560	To centre of northern bay arch. Reference position 8.
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	25mm dia hole	Above 3.5m	Essential	C41-560	Remove protruding cable and make good. Reference position 9.
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no 25mm dia holes	Above 3.5m	Essential	C41-560	Vertically at north-east corner. Infill and make good. Reference position 10.
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia hole in 75 x 75 area of surface damage	Above 3.5m	Essential	C41-560	Reference position 11.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	200no.	ALL	Necessary	C41-516 C41-518 C41-519B	Fixing holes from removed services.
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	75no x up to 25mm dia holes	Above 3.5m	Essential	M23-540*	Fixing holes from removed services.

Level LGF : LG-017 (inlcuding areas LG-C02c & LG-017a)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01, CIR-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **30/06/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule).**
Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate	1m²	Above 3.5m	Essential	M20-566* M23-300*	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	180 no. holes	Above 3.5m	Necessary	M23-540*	Fixing holes
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	52m²	Above 3.5m	Essential	M60-510	Beams included within area.
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~	
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.1 Replacement of full run profile of plaster cornice where missing/defective.~~	~~32 lin meters~~	~~Above 3.5m~~	~~Necessary~~	~~M23-570*~~	None. Cant brick cornice present
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of cornice being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~	None. Cant brick cornice present
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	4m²	ALL	Essential	M60-510	To painted stone. 4no. Springers/corbels to window openings
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.1 Remove existing paint layers back to last historic layer	80m²	ALL	Necessary	M60-507*	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	3m²	Up to 500mm	Essential	F10-111*	Mostly external wall (north) up to 500mm
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	10m²	ALL	Essential	C40-117B M40-300B	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	5m²	ALL	Necessary	C41-516 C41-518 C41-519B	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	400no.	Up to 3.5m	Essential	F10-111*	
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~40 lin m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93-308B~~	~~Removed at time of survey~~ Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349
WALLS	2.13 Profiled timber skirting	Repair	2.13.5 Prepare and decorate existing skirting	All areas except areas being replaced	Up to 2m	Necessary	P20-110A, C93-308B	Removed at time of survey
~~FLOORS~~	~~3.3 Removal of floor finishes~~	~~Repair~~	~~3.3.6 Remove sheet vinyl and backing (generally ply or hardboard), along with any radiused coving.~~	~~15%~~	~~Up to 2m~~	~~Necessary~~	~~C90-XXX~~	Already removed at time of survey
~~FLOORS~~	~~3.3 Removal of floor finishes~~	~~Repair~~	~~3.3.8 Remove carpet and underlay~~	~~15%~~	~~Up to 2m~~	~~Necessary~~	~~C90-XXX~~	Already removed at time of survey
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.11 Leave draw hatch and frame in situ, lay infill recessed replacement brickwork, brush down loose paint in preparation for decoration.	1 no.	Up to 3m height	Necessary		Draw hatch above fireplace.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2 bricks	At 3.5m	Necessary	F10-111*	Replace cant brick cornice above door opening. **Check duplication**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	1.5 linear m	Up to 3.5m	Necessary	C41-516 C41-518 C41-519B	Cracks to brickwork above door in inside face. **Check**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2 no half-brick	Up to 3m height	Essential	F10-111*	Infill with replacement brickwork where partition removed. **Check duplication**

Level LGF : LG-017 (inlcuding areas LG-C02c & LG-017a)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01, CIR-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **30/06/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule).**
Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~10 courses full brick~~	~~Up to 3m height~~	~~Essential~~	~~F10-110A~~	~~Cut brick /recesses where previous partition toothed-in removed. Replacement brickwork required and make good.~~**~~Check duplication~~**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x75mm	High level	Essential	F10-111*	into 018 (same as hole 018-02).under cant cornice. Reference Position 1.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	400 x 300mm	Up to 500mm	Essential	F10-111*	into 018 (same as 018-03). Reference Position 2.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~150mm run~~	~~At 3.5m high~~	~~Desirable~~	~~F10-110A~~	~~Gap in cant brick cornice. Reference position 3.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	25mm dia hole	3m height	Essential	F10-111*	Through to 018. Reference Position 4.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~2 x 50 x 50mm holes~~	~~At 3.5m~~	~~Essential~~	~~F10-110A~~	~~Into outer room over arch. Reference Position 5.~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~150 x 150mm~~	~~High level~~	~~Desirable~~	~~F10-110A~~	~~In corner at high level under cornice. 50mm dia adjacent covered over; outline visible and open to ante-room. Reference position 6.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50mm dia 700mm deep	At 600mm above FFL	Essential	F10-111*	To corner through to 016. Reference Position 7.
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.9 Remove frame and grille, lay infill replacement brickwork flush to surrounding wall and make good to match existing wall finish.	200 X 150mm	At approx 600mm above FFL	Essential	C50-342B	Vent brick to fireplace - suspected not cast iron. Remove and brick up. Reference position 9.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	150 X 75mm x 700mm depth	At high level	Essential	C41-560	Include 25mm dia pipe in opening. Tagged pipe. Reference Position 10.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 X 300 X 700mm deep	At low level	Essential	F10-111*	Perimeter services hole. Reference Position 11.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	200 x 150 x 600mm thick	At high level	Essential	F10-111*	Under cornice within cupboard. Through to 018. Reference Position 12.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~150 x 150mm~~	~~At high level~~	~~Essential~~	~~F10-110A~~	~~Under cant brick cornice between cupboard and main space. Reference Position 13.~~
WALLS	2.2 Fair faced Brick masonry	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia and 75mm cant brick run	At high level	Essential	C41-560	Damage to cant brick and vertical through slab. Reference position 14.
WALLS	2.2 Fair faced Brick masonry	Repair	1.45.1 Retained / unremovable service run within opening but cut back flush to both sides. Infill with expanding mortar around service pipe/duct within opening and infill with intumescent mastic sealant within pipe/duct. Use Hilti or similar alternative.	300 x 300mm area	At high level	Essential	C41-560	Vertical hole through cant brick cornice and above. Replace area including 300mm run of cant brick plus above in void and remove pipe. Reference Position 15.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	~~15mm dia becoming 50 x 75mm into cupboard. 300mm thick.~~	~~At high level~~	~~Desirable~~	~~F10-110A~~	~~To cupboard side. Infill brickwork. Reference Position 16.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150 x 700	At high level	Essential	F10-111*	To south-west corner. Into C02a (hidden by steel arch to corridor side). Reference Position 17.

Level LGF : LG-017 (inlcuding areas LG-C02c & LG-017a)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01, CIR-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **30/06/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule).**
Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150 x 700	At high level	Essential	F10-111*	As 17, through to 016. Reference Position 18.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 X 50mm x 700mm deep	At high level	Essential	F10-111*	Centre of vault through arch, to 016. Reference Position 19.
WALLS	1.45 Concrete jack arch	Repair	1.45.1 Retained / unremovable service run within opening but cut back flush to both sides. Infill with expanding mortar around service pipe/duct within opening and infill with intumescent mastic sealant within pipe/duct. Use Hilti or similar alternative.	25mm dia hole	At high level	Essential	C41-560	Vertically through cant brick cornice. Reference Position 20.
CEILING	1.45 Concrete jack arch	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 x 25mm dia holes in 200 x 200 area of damage	Above 3.5m	Essential	C41-560	Adjacent to 20, to vault arch. Reference Position 21.
CEILING	2.10 Glazed and unglazed ceramic tiles to wall dados (chequerboard, diaper, triangular)	Repair	2.10.14 Remove modern tile and dispose	1500 x 300	Up to 1200mm	Necessary	C20-110B in OTH-PUR-TH-ZZ-SPE-A-0332	Modern tile splashback to corner.

Level LGF : LG-043 (incorporating LG-C01j (09b))

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **WCs, Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **WC - 02, CIR-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **04/03/2021, re-survey 04/21, re-survey 30/06/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate	1m²	Above 3.5m	Essential	M20-566* M23-300*	Between arches to south side. Reference Position 6.
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	50 no	Above 3.5m	Necessary	M23-540*	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	45m²	Above 3.5m	Essential	M60-510	
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.1 Replacement of full run profile of plaster cornice where missing/defective.~~	~~TBC~~	~~Above 3.5m~~	~~Necessary~~	~~M23-570*~~	None
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.3 Fill cracks to cornice.~~	~~TBC~~	~~Above 3.5m~~	~~Necessary~~	~~M23-593B M23-535~~	None
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of cornice being removed~~	~~Above 3.5m~~	~~Essential~~	~~M60-505* M60-507*~~	None
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.6 Cosmetic in situ repair in natural mortar to match (less than 25mm dia)	25 no.	Up to 3.5m	Essential	C41-509 C41-518	10 no. stones to springers to external windows and to internal window into corridor CO1.
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	6m²	Up to 3.5m	Essential	M60-510	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historical paint layer	75m²	ALL	Necessary	M20-507	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	3m² to height of 500mm	Up to 500mm	Essential	F10-111*	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	14m²	Up to 500mm	Essential	M40-152B M40-153A	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	5m²	Up to 500mm	Necessary	C41-516 C41-518 C41-519B	Along East and South-east elevations
WALLS	2.13 Profiled timber skirting	Repair	2.13.5 Prepare and decorate existing skirting	All areas except areas being replaced	Up to 2m	Necessary	P20-110	None present at time of survey. Room being used for temporary storage of aggregate.
~~WALLS~~	~~2.15 Freestanding stone column, capital and base~~	~~Cleaning~~	~~2.15.1 General light clean of internal ashlar dressings~~	~~100%~~	~~Up to 3.5m~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	~~2 no. Columns~~
WALLS	2.15 Freestanding stone column, capital and base	Repair	2.15.3 Remove salts of efflorescence by poulticing	6.5m²	Up to 500m.	Essential	C40-220B	1 no column and 1 pilaster
WALLS	2.15 Freestanding stone column, capital and base	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	4m²	Up to 3.5m	Necessary		

Level LGF : LG-043 (incorporating LG-C01j (09b))

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **WCs, Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **WC - 02, CIR-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **04/03/2021, re-survey 04/21, re-survey 30/06/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
~~WALLS~~	~~2.19 Cast iron vents to internal walls~~	~~Repair~~	~~2.19.7 Conduct paint analysis to establish paint archaeology. Following validation of paint archaeology to architect's approval remove all paint back to metal. Conduct metal repairs and redecorate (allow for polished metal finish). Grille to be removed, work carried out in workshop and reinstated to existinglocation. Install black pe-insect mesh to rear of grille.~~	~~NONE~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505 M60-539 M60-540 I-30-165~~	None present.
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.3 Remove existing concrete slab to perimeter and install Limecrete slab and glass insulation with stone flags over~~	~~100%~~	~~Essential~~	~~Essential~~	~~M40-152B M40-153A~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	125 no.	ALL	Essential		Including underside of brick arch
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~150 x 100 total~~	~~Up to 500mm~~	~~Essential~~	~~F10-110A~~	~~3 locations of gap in cant brick cornice to be replaced and made good. Reference point 3.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x100 x 500 deep	At 1m	Essential	F10-111*	Reference Position 1
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150	At high level	Essential	F10-111*	Reference Position 2
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	3 no 25mm dia	At high level	Essential	F10-111*	At gap in cant brick.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50 x 50 x 100	At high level	Essential	F10-111*	High level to corner with east wall. Reference Position 4.
~~CEILING~~	~~1.45 Ceiling jack arch~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~75 x 75mm hole x 450mm deep~~	~~Above 3.5m~~	~~Essential~~	~~TBC~~	~~high level to junction of door and adjacent arch through arch. Reference Position 5.~~
CEILING		Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x100 x 500 deep	At 1m	Essential	F10-111*	Reference Position 7. To right of door opening.

Level LGF: LG-043c (12b)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Various**
HERITAGE SIGNIFICANCE: **Very High - High**
ROOM TYPE: **UPR-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **04/03/2021, 04/21 and 30/06/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	500 holes	Above 3.5m	Essential	M23-540*	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	82.5m²	Above 3.5m	Essential	M60-510	
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.1 Replacement of full run profile of plaster cornice where missing/defective.~~		~~Above 3.5m~~	~~Necessary~~	~~M23-570*~~	None
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.3 Fill cracks to cornice.~~		~~Above 3.5m~~	~~Necessary~~	~~M23-593B M23-535~~	None
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of cornice being removed~~	~~Above 3.5m~~	~~Essential~~	~~M60-505* M60-507*~~	None
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.6 Cosmetic in situ repair in natural-coloured mortar to match (less than 25mm dia)	125 no.	Up to 3.5m	Necessary	C41-509 C41-518	6 no. springers to window openings, quoins and piers in stone between flanking windows
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	24m²	Up to 3.5m	Necessary	M60-510	6 no. springers to window openings, quoins and piers in stone between flanking windows
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historical paint layer	77m²	ALL	Necessary	M60-507*	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar	3 bull nose bricks	ALL	Essential	F10-111*	Insert bricks and make good 2-3 bullnose specials. At old reference position 1.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).~~	~~35 no.~~	~~ALL~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	~~Timber grounds to opening, remaining after removal of partition. Remove and make good. Old Reference point 2.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Half brick	ALL	Essential	F10-111*	Infill brick recess. Old Reference point 3.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2 no bullnose bricks	At 2m	Essential	F10-111*	Infill brick recess with bullnose specials. Old reference point 4.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~3 x half bricks~~	~~At 2.1m~~	~~Essential~~	~~F10-110A~~	~~Infill recess at 3 points. Old reference point 5.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	250 x 250mm approx	At 3.5m	Essential	F10-111*	Damaged brick recess adajcent to apex of arch. Old reference point 6.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).~~	~~5 no.~~	~~ALL~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	~~Timber grounds to opening, remaining after removal of partition. Old reference point 7.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2 x half-brick	At 3m height	Essential	F10-111*	Half brick recess to both reveals. Old reference point 8.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	Approx 12m x 3 courses high	Up to 3 courses	Necessary	F10-491*	To 3 courses above floor level to north, south and east walls
~~WALLS~~	~~2.15 Freestanding stone column, capital and base~~	~~Cleaning~~	~~2.15.1 General light clean of internal ashlar dressings~~	~~100%~~	~~Up to 3.5m~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	~~5 no. Columns~~
~~WALLS~~	~~2.15 Freestanding stone column, capital and base~~	~~Repair~~	~~2.15.4 Rake out missing/defective joints and repoint fine joints with lime mortar/putty~~	~~20%~~	~~Up to 3.5m~~	~~Necessary~~	~~C41-509 C41-516 C41-518, C41-519B~~	~~20% of the total surface area of 5no. Columns~~

Level LGF: LG-043c (12b)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Various**
HERITAGE SIGNIFICANCE: **Very High - High**
ROOM TYPE: **UPR-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **04/03/2021, 04/21 and 30/06/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
WALLS	2.15 Freestanding stone column, capital and base	Repair	2.15.6 Cosmetic in situ repair in natural-coloured mortar to match (less than 25mm dia)	See above and note	Up to 3.5m	Necessary	C41-509, C41-516, C41-518, C41-519B	Included within masonry amount stone hole infill above.
WALLS	2.15 Freestanding stone column, capital and base	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	16m²	Up to 3.5m	Necessary	M60-510	3 no. Columns, 2 pilasters
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1 no.	Low level	Essential	C50-342B	To north end. Good condition.
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.3 Remove existing concrete slab to perimeter and install Limecrete slab and glass insulation with stone flags over~~	~~100%~~	~~Low level~~	~~Essential~~	~~M40-152B M40-153A~~	Refer to separate limecrete schedule
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 100 x 480 thick	Above 1m	Essential	F10-111*	To east of door opening. Reference position 1.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150	At 3.5m high	Essential	F10-111*	Top of wall under centre of arch. Remove cementitious plaster and infill. Reference position 2.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 400 x 650mm deep	At 3.5m high	Essential	F10-111*	At corner with central arch wall. 650mm deep to one wall, unknown depth to south wall. Infill to south wall only. Reference position 3.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150 x 480	At 3.5m high	Essential	F10-111*	At south-east corner. At high level with ceiling. Infill brickwork. Reference position 4.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75	At 3.5m height	Essential	F10-111*	Adjacent to Reference Position 4. Reference Position 5.
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.6 Cosmetic in situ repair in natural coloured mortar (less than 25mm dia)	3 no. holes. 150 x 75, 100 x 50, 150 x 50.	At high level	Desirable	C41-509 C41-518	Group. At top of wall above door arch. Reference Position 6.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75 x 500	At high level	Essential	F10-111*	Top corner wall junction. Infill. Reference Position 7.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~150 x 150 x 500mm thick~~	~~At 3.5m high~~	~~Essential~~	~~F10-110A~~	To centre of wall. Reference Position 8. **Already Completed.**
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	150 x 50	At 3.5m high	Essential	F10-111*	At high level to wall against centre wall. Pipe protruding. Reference Position 9.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 100 x 500mm thick	At 3.5m high	Essential	F10-111*	Reference Position 10.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 for holes / 2.2.23 for pipes	Area 300 x 400mm contains 6no 25mm dia holes	A3 3.5m high	Essential	F10-111*	Service pipes and dmaaged brickwork above arch apex. Lost face of brickwork. Replace brickwork arch voissoirs 2/3. Pipes may be embedded sheaths of anchor fixings. Reference Position 11.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	1 brick	At high level	Essential	F10-111*	Damaged brickwork at high level of column between arches. Replace 1 brick and make good. Reference Position 12.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150 x 850 thick	At high level	Essential	F10-111*	West wall. Hole at high level in corner. Immediately under cornice. Reference Position 13.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~75 x 75.~~	~~At high level~~	~~Essential~~	~~F10-110A~~	~~Replace damaged half brick (immediately adjacent to 13). Reference Position 14.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150 x 500mm thick	At 3.5m height	Essential	F10-111*	To middle of south wall under centre of arch, Reference Position 15.

Level LGF: LG-043c (12b)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Various**
HERITAGE SIGNIFICANCE: **Very High - High**
ROOM TYPE: **UPR-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **04/03/2021, 04/21 and 30/06/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~75 x 75 x 100 deep approx~~	~~At aaprox 3m height.~~	~~Necessary~~	~~F10-110A~~	~~Under 15. Replace brick. Reference Position 16.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	25 x 75mm recess	At about 1m height	Desirable	F10-111*	Adjacent to and including drilled brick. 1 brick replacement. Reference Position 17.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	75mm dia	Above 3.5m.	Essential	C41-560	Hole through ceiling jack arch. Above door arch. Reference Position 18. **Already completed.**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	75 x 150mm	Above 3.5m.	Essential	C41-560	Adjacent to 18. Hole in plaster. Repair. **Already completed.**
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	75mm dia	Above 3.5m.	Essential	C41-560	Hole to arch. Infill and make good. Reference Position 19. **Already completed**.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia hole	Above 3.5m.	Essential	C41-560	Hole to arch. Infill and make good. Reference Position 20.
CEILING	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50 x 100mm x 850mm thick	Above 3.5m	Essential	F10-111*	At high level under cant brick cornice. Reference Position 21

Level LGF : LG-020 (incorporating 20a)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01, CIR-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **10/02/2021 revised 16/04/2021, re-surveyed 24/06/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule).**
Existing floor to Room LG-020 be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	80 no. holes	Above 3.5m	Necessary	M23-540*	Fixing holes
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat~~	~~20 no. 25 x 25mm holes~~	~~Above 3.5m~~	~~Desirable~~	~~M23-540*~~	~~Remove timber grounds and infill. In ceiling alongside beam.~~
CEILING	1.45 Concrete jack arches	Repair	1.45.7 Retain service run in position and infill around with expanding mortar within opening.	1 no 25-50mm hole	Above 3.5m	Essential	C41-560	Tagged servive protruding from centre of ceiling. Reference Position 14.
CEILING	1.45 Concrete jack arches	Repair	1.45.3 Existing service run cut back within penetration from soffit face of arch. Infill with expanding mortar, Use Hilti or similar alternative. Make good with plaster finish to match adjacent if applicable.	3 no 25-50mm dia holes	Above 3.5m	Essential	C41-560	Reference positions 16.
CEILING	1.45 Concrete jack arches	Repair	1.45.5 Infill damage to arch with expanding mortar and cut to profile of arch. Use Hilti or similar alternative. Make good with plaster finish to match existing if applicable.	300 x 300mm	Above 3.5m	Essential	C41-560	Damaged area near to north-east corner. Reference Position 15.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	150 x 50mm area	Above 3.5m	Essential	C41-560	Vertical penetration with damage to surface around opening. To peripheral 20a space, to centre of arch by mid-beam. Reference Position 13.
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	50m²	Above 3.5m	Essential	M60-510	Brush down ceiling with phosphor bronze brush & scraping off of any loose paint. Includes area for beams.
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.14 Remove paint from ashlar back to last historic paint layer	5 stones - 2.5m²	Up to 3.5m	Essential	M60-507*	5no. stones; 2 springers, 2 corbels, 1 pier to window opening
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	40m²	ALL	Necessary	M60-507*	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1m²	Up to 1m	Essential	F10-111*	Reference position 17. To external elevation at low level below windows.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	10m²	Up to 1m	Essential	C40-117B M40-300B	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	2m²	ALL	Necessary	C41-806	
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.~~	~~n/a~~	~~Above 3.5m~~	~~Essential~~	~~M23-311 M20-566~~	As re-scoped separately. All to be removed.
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/ missing section and splice in new section of profiled timber skirting.~~	~~26 lin m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A~~	~~None present at time of inspection June 21.~~ Rev11:For skirting repairs, refer to reports issued to Purcell-EWN-001349
WALLS	2.13 Profiled timber skirting	Repair	2.13.5 Prepare and decorate existing skirting	26 lin m	Up to 2m	Necessary	P20-110A	None present at time of inspection February 21.
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1no.	Above 3.5m	Essential	C50-342B	Board covered; grille possibly behind. Board to be removed to allow inspection.

Level LGF : LG-020 (incorporating 20a)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01, CIR-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **10/02/2021 revised 16/04/2021, re-surveyed 24/06/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule).**
Existing floor to Room LG-020 be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar.	30 no. bricks	Up to 1.3m high to both sides of opening	Necessary	F10-111*	To pointed brick arch between LG-20 and 20a. Replace 10no. bricks to arch and replace brickwork to sides of opening.
~~FLOORS~~	~~3.3 Removal of floor finishes~~	~~Repair~~	~~3.3.6 Remove sheet vinyl and backing (generally ply or hardboard), along with any radiused coving.~~	~~40%~~	~~Up to 2m~~	~~Essential~~	~~C90-XXX~~	~~**To proposed LGF Room: LG-C02, LG-020a**~~
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.3 Remove existing concrete slab to perimeter and install Limecrete slab and glass insulation with stone flags over~~	~~100%~~	~~Up to 2m~~	~~Essential~~	~~M40-152B M40-153A~~	~~**To proposed LGF Room: LG-C02, LG-020a**~~
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.5 Make good existing concrete slab~~	~~100%~~	~~500mm x 2500mm~~	~~Necessary~~	~~M40-152B M40-153A~~	~~**Gap in floor between rooms LG-020 and LG-020a**~~
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.5 Make good existing concrete slab~~	~~40%~~	~~Up to 2m~~	~~Essential~~	~~M40-152B M40-153A~~	~~**To proposed LGF Room: LG-C02, LG-020a**~~ ~~20no. cracks approx.require attention.~~
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~50mm dia hole x 350mm depth, set in 100 x 100mm surface damage~~	~~Up to 3.5m height~~	~~Essential~~	~~F10-111*~~	~~Through to LG-021. Reference position 1.~~
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~150 x 150mm x 700mm thick~~	~~At 3.5m height~~	~~Essential~~	~~F10-111*~~	~~Through to LG-019. Reference position 2.~~
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~150 x 150mm x 650mm thick~~	~~At 3.5m height~~	~~Essential~~	~~F10-111*~~	~~Through to LG-021. Reference position 3.~~
WALLS	2.2 Fair faced brickwork	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	200 x 300 x 700mm thick	At floor level up to 500mm	Essential	F10-111*	Former perimeter pipe services run into 19. Reference position 4.
WALLS	2.2 Fair faced brickwork	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	200 x 300 x 700mm thick	At floor level up to 500mm	Essential	F10-111*	Perimeter pipe services run into 21. Reference position 5.
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~25mm dia~~	~~At 3.5m height~~	~~Essential~~	~~F10-111*~~	~~At high level in corner by cant cornice. Remove existing pipe and infill. Reference position 6.~~
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~50 x 50 x 225mm deep~~	~~At 3.5m height~~	~~Essential~~	~~F10-111*~~	~~In corner at high level. Reference position 7.~~
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50 x 100 x 225mm deep	At 2.5m height	Essential	F10-111*	Above door within wall arch. Remove protruding timber and infill. Reference position 8.
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75 x approx 900mm	At 3.5m height	Essential	F10-111*	At high level to corner into corridor. Reference position 9.
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~4 no 25 x 50mm holes x approx 100mm deep~~	~~At 1-3m~~	~~Necessary~~	~~F10-111*~~	~~Recesses left by shelving removal. Infill. Reference position 10~~
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~2 no. 50 x 50mm x 225mm deep~~	~~At 2.5m height~~	~~Essential~~	~~F10-111*~~	~~Holes through wall to West of corridor opening. Reference position 11.~~
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar~~	~~2no 150mm dia opening x 225mm deep~~	~~At 3m~~	~~Essential~~	~~F10-111*~~	~~Existing cold water riser pipe. 2 penetrations. Reference position 12.~~

Level LGF : LG-021 (including 21a as partition removed)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01, CIR-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **10/02/2021 services re-visit 16/04/21, re-survey 24/06/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	120 no. holes	Above 3.5m	Necessary	M23-540*	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	48m²	Above 3.5m	Essential	M60-510	Brush down ceiling with phosphor bronze brush & scraping off of any loose paint. Includes area for beams.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	85m²	ALL	Necessary	M60-507*	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	15m²	Up to 1.5m	Essential	F10-111*	Mainly to low level and external elevation. Note replacement bullnoses to north-west corner at low level.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	15m²	ALL	Essential	C40-117B M40-300B	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	15m²	ALL	Necessary	C41-806	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	200no.	ALL	Essential	F10-111*	
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.1 Removal of defective/ missing area of plaster. Remove.~~	~~10%~~	~~Up to 2m~~	~~Essential~~	~~M23-311 M20-566~~	As re-scoped separately. To area around windows.
WALLS	2.13 Profiled timber skirting	Repair	2.13.5 Prepare and decorate existing skirting	All areas except areas being replaced	Up to 2m	Necessary	P20-110A	None present at time of inspection in February 2021.
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.14 Remove paint from ashlar back to last historic paint layer	6 stones - 3m²	Up to 3.5m	Essential	M60-507*	6no. stones; 2 springers, 2 corbels, 2 pier to window opening
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1no.	Above 3.5m	Essential	C50-342B	In good condition.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2.5 lin m x 400mm	Up to 2.5m	Necessary	F10-111*	Brickwork to reveals of opening acrh. Alternate course bricks to be replaced up to height of arch springing
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.3 Remove existing concrete slab to perimeter and install Limecrete slab and glass insulation with stone flags over~~	~~100%~~	~~At low level~~	~~Essential~~	~~M40-152B M40-153A~~	Slab removed
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.5 Make good existing concrete slab~~	~~25%~~	~~At low level~~	~~Essential~~	~~M40-152B M40-153A~~	Slab removed
WALLS	2.2 Fair faced brickwork	Repair	2.2.21 Retain tagged service run through wall and leave. Tidy up brickwork around opening.	300 x 75 x 580mm thick	At 3.5 height	Essential	F10-111*	Perimeter service hole at high level. Under cant brick cornice. Reference position 1.
WALLS	2.2 Fair faced brickwork	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	400 x 200 x 580mm thick	Up to 500mm above FFL	Essential	F10-111*	Perimeter former service hole. Reference position 2.
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~75 x 100 x 580mm thick~~	~~At 3.5m height~~	~~Essential~~	~~F10-111*~~	~~At high level under ceiling arch. Reference position 3.~~
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~75 x 75 x 580mm thick~~	~~At 3m height~~	~~Essential~~	~~F10-111*~~	~~Through wall filled with foam. Remove and infill. Reference position 4.~~

Level LGF : LG-021 (including 21a as partition removed)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01, CIR-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **10/02/2021 services re-visit 16/04/21, re-survey 24/06/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
WALLS	2.2 Fair faced brickwork	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	150 x 150 x 700mm thick	At 3.5m height	Essential	F10-111*	In room 21a. At corner to high level. Reference position 5.
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~50 x 50 x 250mm thick~~	~~At 3.5m height~~	~~Essential~~	~~F10-111*~~	~~In room 21a. To corner at high level under cant brick cornice. Reference position 6.~~
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~300 x 100 x 250mm thick~~	~~At 3.5m height~~	~~Essential~~	~~F10-111*~~	~~In room 21a. To top corner through north wall. Reference position 7.~~
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~100 x 75mm x 600mm depth~~	~~At 3.5m height~~	~~Essential~~	~~F10-111*~~	~~At top corner, into LG-020. Remove pipe and infill. Reference position 8.~~
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 70 x 600mm depth	At 3.5m height	Essential	F10-111*	Disturbed area. At high level under arch, to left of grille. Reference position 9.
WALLS	2.2 Fair faced brickwork	Repair	2.2.21 Retain tagged service run through wall and leave. Tidy up brickwork around opening.	300 x 75 x 580mm thick	At 3.5 height	Essential	F10-111*	Under cant brick cornice. Infill with replacement brickwork. Into LG-20. Reference position 10.
WALLS	2.2 Fair faced brickwork	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	400 x 200 x 580mm thick and 500 x 500 area of facing brick	Up to 500mm above FFL	Essential	F10-111*	Perimeter former service hole into LG-20. Reference position 11.
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~50mm dia, 580mm deep.~~	~~At 2.5m height~~	~~Essential~~	~~F10-111*~~	~~To centre of pointed arch. Infill brickwork. Reference position 12.~~
CEILING	1.45 Concrete jack arches	Repair	1.45.7 Retain service run in position and infill around with expanding mortar with opening.	1 no. 25mm hole	Above 3.5m	Essential	C41-560	To north side Reference position 13.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	1 no. 25-50mm hole	Above 3.5m	Essential	C41-560	To south side. Reference position 18.
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~18 no. holes of 50 x 75mm~~	~~Up to 3.5m~~	~~Essential~~	~~F10-111*~~	~~Recesses for shelving, some with timber grounds. Remove and make good Reference position 14.~~
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~3 no. 75 x 50 x 100 deep recesses~~	~~Up to 3m~~	~~Essential~~	~~F10-111*~~	~~Above and left of fireplace. Infill brickwork. Reference position 15.~~
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~75 x 75 x 100mm deep approx~~	~~At 1.5m high~~	~~Essential~~	~~F10-111*~~	~~Remove timber ground / pattress and infill with replacement brickwork. Reference position 16.~~
WALLS	2.2 Fair faced brickwork	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	150 x 150mm x 100 deep	At 2m high	Essential	F10-111*	Area of damaged brickwork to south side of door opening to 24. Reference position 17.
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~100 x 300.~~	~~At 2.5m height~~	~~Essential~~	~~F10-111*~~	~~Above door into corridor. Reference Position 19.~~

Level LGF: LG-026

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01, CIR-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **10/02/2021 services revisit 20/04/2021 re-survey 9 24/06/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	90 no. holes	Above 3.5m	Necessary	M23-540*	Fixing holes from removed services.
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	44m²	Above 3.5m	Essential	M60-510*	Brush down ceiling with phosphor bronze brush & scraping off of any loose paint. Includes area for beams.
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.14 Remove paint from ashlar back to last historic paint layer	6 stones	ALL	Essential	M60-507*	6 no. stones; 2 springers, 2 corbels, 2 central corbel/springer to window openings
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	45m²	ALL	Necessary	M60-507*	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2m²	Up to 500mm	Essential	F10-111*	To external wall, particularly at arrisses where lost. Around north-west corner perimeter penetration. Reference Position 13.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	5m²	Up to 1m	Essential	C40-117B M40-300B	To South-east corner. Up to 500mm to fireplace wall.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	2m²	Up to 1m	Necessary	C41-806	To external wall and south wall
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	225no.	ALL	Necessary	F10-111*	Fixing holes from removed services.
WALLS	2.13 Profiled timber skirting	Repair	2.13.5 Prepare and decorate existing skirting	All areas except areas being replaced	Up to 2m	Necessary	P20-110A	None present at time of inspection February 21.
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.3 Remove existing concrete slab to perimeter and install Limecrete slab and glass insulation with stone flags over~~	~~100%~~	~~Up to 2m~~	~~Essential~~	~~M40-152B M40-153A~~	Slab removed
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1 no.	Above 3.5m	Essential	C50-342B	1 no. in good condition.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 9 no. bricks	Up to ceiling	Necessary	F10-111*	Make good ceiling and wall where partition walls have been removed. Reference Position 10.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	2m²	Up to ceiling	Necessary	F10-111*	Re-point brickwork to arch at opening to corridor. Reference Position 11.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 20 no bricks	Up to ceiling	Necessary	F10-111*	Replace bricks missing and re-point to reveals at arch to corridor. Reference Position 12.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~Approx 2 x 300 x 300mm~~	~~At 2m height~~	~~Necessary~~	~~F10-111*~~	~~2 no square holes to front right. Infill with brick and re-point~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~75 x 225 x 580mm thick~~	~~At 3.5m level.~~	~~Essential~~	~~F10-111*~~	~~At high level under cornice. Remove protruding pipe. Reference position 1.~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~100 x 150 x 580mm thick~~	~~At 3m~~	~~Essential~~	~~F10-111*~~	~~Set 300mm below position 1. Reference position 2.~~

Level LGF: LG-026

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01, CIR-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **10/02/2021 services revisit 20/04/2021 re-survey 9 24/06/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	300 x 200 x 100mm thick	At low level	Essential	F10-111*	Poor condition; through to LG-025. Reference position 3.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 150 x 580mm thick	At 3m	Essential	F10-111*	Through into LG-027. Reference position 4.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 200 x 100mm thick	At low level	Essential	F10-111*	Through to LG-027. Reference position 5.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150 x 700mm thick	At 3.5m height	Essential	F10-111*	At top corner. From corridor. Remove just visible pipe in corner. Reference position 6.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150 x 600mm thick	At 3.5m height	Essential	F10-111*	At corner under cornice. Through East wall into LG-027. Reference position 7.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	50mm dia holes	Above 3.5m	Essential	C41-560	To corner, vertically through ceiling arch. Reference position 8.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75 x 100mm deep	Up to 3m	Necessary	F10-111*	Half brick infill repair. Remove timber grounds (6no) if present. Reference position 9.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~50 x 75 x 100 deep~~	~~At 2m height~~	~~Necessary~~	~~F10-111*~~	~~Recess in brickwork. Infill and make good. Reference position 10.~~
WALLS	2.10 Glazed and unglazed ceramic tiles to wall dados (chequerboard, diaper, triangular)	Repair	2.10.1 General light clean of internal ceramic tiles	$3m^2$	Up to 2m	Necessary	C40-191B	Tiling to fireplace
WALLS	2.10 Glazed and unglazed ceramic tiles to wall dados (chequerboard, diaper, triangular)	Repair	2.10.6 Remove defective tile, backing and grout from adjacent tiles, fix new tile on bedding and regrout.	6 no tiles	Up to 2m	Necessary	M40-138B, M40-139B	Damaged tiles to fireplace

Level LGF: LG-027 (INCORPORATING 27a AS SPACES KNOCKED TOGETHER)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01, CIR-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **09/02/2021 service hole revisit 14/04/2021. Resurvey 24/06/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule).**
Existing floor to Room LG-027a to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	25 no. holes	Above 3.5m	Necessary	M23-540*	Fixing holes
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	48m²	Above 3.5m	Essential	M60-510	Brush down ceiling with phosphor bronze brush & scraping off of any loose paint. Includes area for beams.
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.14 Remove paint from ashlar back to last historic paint layer	7 stones - 4m²	ALL	Essential	M60-507*	7no. stones; 2 springers, 2 corbels, 3 pier to window opening
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	40m²	ALL	Necessary	M60-507*	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~2m²~~	~~ALL~~	~~Essential~~	~~F10-111*~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.9 Remove salts of efflorescence by poulticing~~	~~2m²~~	~~ALL~~	~~Essential~~	~~C40-117B~~ ~~M40-300B~~	
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	1m²	ALL	Necessary	C41-806	Re-point to underside of arch of opening into corridor
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	200no.	ALL	Necessary	F10-111*	Former service fixings to walls.
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.3 Remove existing concrete slab to perimeter and install Limecrete slab and glass insulation with stone flags over~~	~~100%~~	~~Essential~~	~~Essential~~	~~M40-152B~~ ~~M40-153A~~	Slab removed
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	approx 64 courses of single brick width to reveals of opening	Up to 4m	Essential	F10-111*	Door opening through to corridor. Remove remaining bullnose brick to jambs and cut brick to make jambs flat. Replace damaged bricks and allow 1m² repointing to arch soffit. Reference item 16.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~0.5m²~~	~~Above 3.5m~~	~~Necessary~~	~~F10-111*~~	~~Make good cant brick opening to corner at high level and damaged brickwork below. Reference item 2.~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~Approx 300 x 300mm~~	~~At approx 3m in height.~~	~~Necessary~~	~~F10-111*~~	~~Repair hole in wall at corner. Reference item 3.~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~1 no.~~	~~At approx 3.5m height~~	~~Necessary~~	~~F10-111*~~	~~Repair cant brick damaged by services junction box, above window. Reference item 4.~~
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1 no	Above 3.5m	Essential	C50-342B	1 no. Good condition.
WALLS	2.2 Fair faced brickwork	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	200mm dia x 450 depth	Above 3.5m	Essential	F10-111*	To high level in corner, through to LG-027b. Replace core-drilled facing bricks. Reference position 1.
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~100 x 225mm x 450 depth~~	~~At approx 2.5m~~	~~Essential~~	~~F10-111*~~	~~Remove pipe. Reference position 2.~~
WALLS	2.2 Fair faced brickwork	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	200 x 450 x 450mm depth	At low level	Essential	F10-111*	Perimeter service run. Remove cementitious mortar repair around existing opening. Reference position 3.

Level LGF: LG-027 (INCORPORATING 27a AS SPACES KNOCKED TOGETHER)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area, Circulation**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01, CIR-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **09/02/2021 service hole revisit 14/04/2021. Resurvey 24/06/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule).**
Existing floor to Room LG-027a to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
WALLS	2.2 Fair faced brickwork	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.	2 courses x 150mm	At approx 3.5m height	Essential	F10-111*	Hole in wall appearing to run vertically. Reference position 4.
WALLS	2.2 Fair faced brickwork	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	2 no. 100 x 100 x depth of wall	At	Essential	F10-111*	Reference position 5.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	approx 50mm dia	Above 3.5m	Essential	C41-560	Hole set within surface damage. Reference position 6.
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	2 no. openings: 50 x 75 and 100 x 150mm, through depth of wall.	At approx 3.5m height	Essential	F10-111*	Reference position 7. New infill to wall at high level.
WALLS	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	200 x 300 x depth of wall	At low level	Essential	F10-111*	Reference position 8. similar to RP-3.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	1 no 25mm dia vertically through arch, within damaged area 200 x 200mm.	Above 3.5m	Essential	C41-560	To corner. Reference position 9.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no. 50mm dia, set within 100 x 100mm areas.	Above 3.5m	Essential	C41-560	To corner with beam in two locations. Reference position 10.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	1 no 25mm dia hole	Above 3.5m	Essential	C41-560	Reference position 11.
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat~~	~~25 x 25mm~~	~~Above 3.5m~~	~~Necessary~~	~~M23-540*~~	~~Timber grounds in ceiling. Assumed not full depth penetrations. Reference position 12.~~
CEILING	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	Half brick	At 3.5m	Essential	F10-111*	Through into 26. Reference Position 13.
CEILING	2.2 Fair faced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	1 brick	At 3m	Essential	F10-111*	Through into corridor. Reference position 14.
CEILING	2.2 Fair baced brickwork	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.		At 2.5m	Essential	F10-111*	Through into corridor, Reference Position 15.

Level LGF: LG-027b+c COMBINED INTO ONE SPACE

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **23/06/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate~~	~~Confirm m²~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~	~~Allowance for patching up holes~~
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of plaster being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	40m²	Above 3.5m	Essential	M60-510	Brush down 100% of ceiling with phosphor bronze brush & scraping off of any loose paint. Includes area for beams.
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.14 Remove paint from ashlar back to last historic paint layer	6 stones. Approx 3m²	ALL	Essential	M60-507*	6no.stones to window opening; 2 corbels, 2 springers, 2 central corbel/springer
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer.	63m²	ALL	Necessary	M60-507*	Not modern brickwork to wall arch infills.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2m²	ALL	Essential	F10-111*	To external wall at low level
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.9 Remove salts of effloresence by poulticing	3m²	ALL	Essential	C40-117B M40-300B	To external wall at low level
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.4 Rake out missing/defective joints and repoint joints with lime mortar	3m²	ALL	Necessary	C41-806	To external wall at low level
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	6 no. holes approx 300 x 300mm x 200mm deep	At about 3.5m height	Essential	F10-111*	Infill penetration holes to perimeter walls where steel removed. Include for cant brick cornice run. Reference position 1.
WALLS	2.19 Cast iron vents to internal walls	Repair	2.19.8 Remove grille leaving frame in situ, lay infill recessed replacement brickwork and paint face black, re-fix grille, brush down loose paint in preparation for decoration.	1 no.	Above 3.5m	Essential	C50-342B	1 no.. Good condition.
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	2 no. 50mm dia	Above 3.5m	Essential	C41-560	South side. Holes set within 200 dia damaged area. Reference position 12.
~~CEILING~~	~~1.45 Concrete jack arches~~	~~Repair~~	~~1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.~~	~~50no. up to 25mm dia holes~~	~~Above 3.5m~~	~~Essential~~	~~C41-560~~	Done at time of survey
~~CEILING~~	~~1.45 Concrete jack arches~~	~~Repair~~	~~1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.~~	~~25mm dia. 5 no.~~	~~Above 3.5m~~	~~Essential~~	~~C41-560~~	Done at time of survey
WALLS	2.2 Fair faced brickwork	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	400 x 200 x 450 deep	Up to 500mm	Essential	F10-111*	Perimeter service hole at low level. Reference position 2.
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~100 x 225mm x 450 depth~~	~~At approx 2.5m~~	~~Essential~~	F10-111*	~~Remove pipe. Same hole as LG-027-RP2. Reference position 3.~~

Level LGF: LG-027b+c COMBINED INTO ONE SPACE

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **PLA-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **23/06/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Existing floor to be removed.Refer to Purcell Limecrete Floor Plans for new floor requirement.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~200mm dia opening~~	~~High level~~	~~Essential~~	F10-111*	~~Hole to high level at corner under cant cornice. Assumed continuation of 27-RP-01. Reference position 4.~~
WALLS	2.2 Fair faced brickwork	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	250 x 450 cementious mortar surrround	Low level	Essential	F10-111*	Remove cement mortar and infill. Continuation of 28-RP-11. Reference position 5.
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~100 x 100~~	~~High level~~	~~Essential~~	F10-111*	~~Continuation of 28-RP-10. Reference position 6.~~
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~150 x 100~~	~~High level~~	~~Essential~~	F10-111*	~~Brick infill to high level with ceiling. Reference position 7.~~
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~2 courses~~	~~High level~~	~~Essential~~	F10-111*	~~Brick infill. Bullnose replacement at corner. Reference position 8.~~
~~WALLS~~	~~2.2 Fair faced brickwork~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~50 x 100 x depth of wall 500mm~~	~~High level~~	~~Essential~~	F10-111*	~~Continuation from hole 28-RP-09. Reference position 9.~~
WALLS	2.2 Fair faced brickwork	Repair	2.2.6 Cosmetic in situ repair in (natural) coloured mortar to match (less than 25mm dia) (Small areas of damage, removal of redundant fixtures and fittings)	200no	Up to 3.5m	Essential	F10-111*	
WALLS	2.2 Fair faced brickwork	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	100 x 100	At 3.5m	Essential	F10-111*	At high level just under cant cornice. Repair half-brick. Reference position 10.
WALLS	2.2 Fair faced brickwork	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1/2 brick	At 1m above FFL.	Essential	F10-111*	Directly under RP-10. Replace 1no half brick. Reference position 11.

Level LGF: LG-028_Area P1A Substation

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area**
HERITAGE SIGNIFICANCE: **Medium**
ROOM TYPE: **PLA-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **23/06/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **The internal repair schedules should be read in conjunction with VHS ROOMS & ROOM TYPE REPAIRS INC.**
METHODOLOGY SPECIFICATION OTH-PUR-TH-ZZ-SPE-A-5901.

ELEMENT	I	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.15 Fill hole (up to 100mm dia) Hilti Firestop Systems Binder CP 637 Firestop System to achieve 90 minute fire resistance. Following inspection and documentation, scaled hole to then receive renew with traditional two coat plaster to match existing.~~	~~0-5 holes (100mm dia)~~	~~Above 3.5m~~	~~Essential~~	~~TBC~~	
CEILING	1.12 Plaster to the underside of concrete jack arches		1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	10-20 holes	Above 3.5m	Essential	M23-540	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14 Remove areas of peeling or loose paint layers from plaster.	121m²	Above 3.5m	Necessary	M60-510*	Brush down 100% of ceiling with phosphor bronze brush & scraping off of any loose paint. Includes area for beams.
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate~~	~~5%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566~~ ~~M23-300*~~	~~Allowance for patching up holes~~
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.14 Remove paint from ashlar back to last historic paint layer	13 no stones. Approx 6m²	ALL	Essential	M60-507*	Springers and corbels to window openings
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	Approx 45m²	ALL	Necessary	M60-507*	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with double skin (225mm) depth of salvaged bricks from site.~~	~~300x300mm~~	~~Above 2.0m~~	~~Essential~~	~~F10-111*~~	~~4 no.openings of this size - check superseded by individual items~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with double skin (225mm) depth of salvaged bricks from site.~~	~~150x150mm~~	~~Above 2.0m~~	~~Essential~~	~~F10-111*~~	~~2 no.openings 150x150mm - check superseded by individual items!~~
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.4.1 Removal of plaster~~	~~Confirm m²~~	~~ALL~~	~~Essential~~	~~M20-566*~~	Already removed at time of latest survey
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.9 Remove salts of efflorescence by pouliticing~~	~~10%~~	~~ALL~~	~~Essential~~	~~C40-117B~~ ~~M40-300B~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~10%~~	~~ALL~~	~~Necessary~~	~~C41-806~~	
~~FLOORS~~	~~3.3 Removal of floor finishes~~	~~Repair~~	~~3.3.8 Remove carpet and underlay~~	~~100%~~	~~Up to 2m~~	~~Essential~~		
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 25 courses.	Up to about 3.5m	Necessary	F10-111*	To room 28f. Make good wall between doors and at opposite wall. Remains of bricks protrude. Remove damaged bricks and repair. Reference position 19.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~Half brick~~	~~At doorhead height~~	~~Necessary~~	~~F10-111*~~	~~Replace half brick to left side of doorway.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in situ repair in natural coloured mortar to match (less than 25mm dia) (Small areas of damage, removal of redundant fixtures and fittings)	350 no	Up to 3.5m	Necessary	C41-516 C41-518 C41-519B	Fixing holes to walls generally.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.22 Cut away service run where passing through wall to nearest clip/fixing on both sides, and infill with replacement brickwork to faces of opening. Make good finish to match adjacent wall where applicable.	400 x 800 x 750 mm deep through wall	At ceiling level	Essential	F10-111*	Infill with brickwork at mouth of openining after removal of pipes. Reference position 1.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.22 Cut away service run where passing through wall to nearest clip/fixing on both sides, and infill with replacement brickwork to faces of opening. Make good finish to match adjacent wall where applicable.	200 x 300 x 750 deep	At 3.5m	Essential	F10-111*	Remove cementitious mortar at mouth of opening and pipe. Reference position 2.

Level LGF: LG-028_Area P1A Substation

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Plant Area**
HERITAGE SIGNIFICANCE: **Medium**
ROOM TYPE: **PLA-01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **23/06/2021**
SURVEYED BY: **MJBS**
GENERAL NOTE: **The internal repair schedules should be read in conjunction with VHS ROOMS & ROOM TYPE REPAIRS INC. METHODOLOGY SPECIFICATION OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	I	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.25 Form 60 mins FR boxing around opening.	150 x 300 x 750mm deep	At 3.5m	Essential	K10-266 in doc OTH-PUR-TH-ZZ-SPE-A-5926	Around rectangular heritage duct. Use British Gypsum Glasroc Firecase F. Reference position 3.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	250 x 400 x 750mm deep	At 3.5m	Essential	F10-111*	At junction of ceiling. Do not include for cant brick replacement. Reference position 4.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	100 x 100 x 750mm deep	Above door	Essential	F10-111*	Reference position 5.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 300 x 750mm depth	At 3.5m	Essential	F10-111*	To right of door opening. Do not include cant brick cornice. Reference position 6.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~75 x 100~~	~~2.5m~~	~~Essential~~	~~F10-111*~~	~~Badly infilled brick after removal of partition. To S side of door. Reference position 7.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 300 x 750mm depth	At 3.5m	Essential	F10-111*	Brick infill at mouth of hole at high level. Reference position 8.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible.. Use Hilti or similar alternative.	150 x 250 x 500mm deep	At 3.5m	Essential	C41-560	To corner at high level. Reference position 9.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.~~	~~150 x 150 x 500mm deep~~	~~3.5m high~~	~~Essential~~	~~F10-111*~~	~~Brick infill. Refecnce position 10.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.24 Retain existing opening. Tidy up and make good brickwork at mouth of opening. Clear debris inside opening.	100 x 300 x 500mm deep	Low level	Essential	F10-111*	Former pipe perimeter opening. Infill with brickwork. Cementitious plaster to surround, approx 500 x 500. Reference position 11.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	300 x 300mm x depth pocket approx 300mm	At 3.5m	Essential	F10-111*	Brick infill at mouth of opening. Do not include cant brick cornice. At junction of wall and ceiling. Reference position 12.
WALLS	2.2 Fair faced Brick masonry	Rpair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	1700 x 200mm	At 1.5m	Necessary	F10-111*	Remove delaminating beam from wall at brick-up fireplace, and make good any damaged brickwork. Reference position 17.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.23 Retain service run through wall and infill with expanding mortar around service pipe/duct within opening, and infill with intumescent mastic sealant within pipe/duct if accessible. Use Hilti or similar alternative.~~	~~200mm dia~~	~~At 1.5m~~	~~Essential~~	C41-560	~~Infill duct for former HV cables through external wall. Reference position 18.~~
CEILING	1.45 Concrete jack arches	Repair	1.45.6 Remove fixing if present and infill with expanding mortar and make good with plaster finish to match existing.	4 no up to 25mm dia	Above 3.5m	Essential	C41-560	Holes through slab for water pipe hanging. Reference Position 13. Centrally to ceiling in a line leading from doorway from 027b+C.
~~CEILING~~	~~1.45 Concrete jack arches~~	~~Repair~~	~~1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.~~	~~3 no. 50mm dia~~	~~Above 3.5m~~	~~Essential~~	C41-560	Service holes through. Completed at time of survey
~~CEILING~~	~~1.45 Concrete jack arches~~	~~Repair~~	~~1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.~~	~~4 no. 25mm dia~~	~~Above 3.5m~~	~~Essential~~	C41-560	Group of 4 through slab - Completed at time of survey
~~CEILING~~	~~1.45 Concrete jack arches~~	~~Repair~~	~~1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.~~	~~5 no.~~	~~Above 3.5m~~	~~Essential~~	C41-560	Completed at time of survey
~~CEILING~~	~~1.45 Concrete jack arches~~	~~Repair~~	~~1.45.6 Remove fixing if present and infill with expanding mortar and make good with plaster finish to match existing.~~	~~175 no. up to 25mm dia.~~	~~Above 3.5m~~	~~Essential~~	C41-560	Completed at time of survey.

Lower Ground Floor = Level LGF : Room LG-C04

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **02/16/2021 & 06/10/2021**
SURVEYED BY: **MJBS/ AB**
GENERAL NOTES: **Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901. Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	5m2	Above 3.5m	Essemtial	M20-566* M23-300*	Allowance pending reinspection after loose/ peeling paint removed
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	Approx 84m2 (28m x 3m)	Above 3.5m	Essential	M60-510	
~~CEILING~~	~~1.12 Plaster to the underside of concrete jack arches~~	~~Repair~~	~~1.12.4 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All except areas of plaster to be removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~	
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.1 Replacement of full run profile of plaster cornice where missing/defective.~~	~~25%~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~	
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All except areas of cornice to be removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~	
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.20 Remove existing paint layers back to last historic paint layer	Approx 4m2	Up to 3.5m	Essential	M60-507*	To stonework above/ around 4nr. windows/1 nr. external double door
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.4 Rake out missing/defective joints and repoint fine joints with lime mortar putty~~	~~4m²~~	~~Up to 3.5m~~	~~Essential~~	~~C41-516 C41-518 C41-519B~~	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.2 Repair cracks in plaster.	12lm	Above 3.5m	Necessary	M23-535*	Allowance to fill cracks noted across ceiling vault generally.
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	Approx. 400nr. holes	ALL	Necessary	M23-540*	Fill holes to ceiling vault generally where numerous service fixings removed.
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	2 courses x 5m length	Up to 2m	Necessary	F10-111*	Allowance to renew areas of low level facing brickwork (bottom 2 courses) where heavily eroded to facilitate fitting of tiled skirting to wall face.
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historic paint layer	Approx 165m2	All	Essential	M60-532B	
~~WALLS~~	~~2.2 Fair-faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~7m²~~	~~Up to 2m~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	

Lower Ground Floor = Level LGF : Room LG-C04

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **02/16/2021 & 06/10/2021**
SURVEYED BY: **MJBS/ AB**
GENERAL NOTES: **Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901. Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
~~WALLS~~	~~2.2 Fair-faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~7m²~~	~~All~~	~~Essential~~	~~F10-110A~~	
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.9 Remove salts of efflorescence by poulticing	5m²	Up to 2m	Essential	C40-117B M40-300	Allowance pending reinspection after paint removal.
~~WALLS~~	~~2.2 Fair-faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~200 linear mm~~	~~At 4m height, at junction with ceiling~~	~~Necessary~~		~~Reference position 1. Repair 200mm gap in cant brick cornice, and make good.~~
~~WALLS~~	~~2.2 Fair-faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~300mm x 300mm~~	~~At 4m height, at junction with ceiling~~	~~Necessary~~		~~Reference position 2. Repair hole in cant brick cornice, and make good.~~
CEILING	1.45 Concrete jack arches	Repair	1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.	300mm x 300mm	At 4m height, at junction with ceiling	Essential	C50-560	Reference position 2. Repair hole in concrete arch, above hole in cant brick cornice. Make good plaster.
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approximately 12 courses (12 bricks)	Up to 4m height, at junction with ceiling	Necessary	F10-111*	Reference position 3. Remove bricks protruding from wall remaining from removed partition. Replace with matching brick and make good reveal.
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approximately 18 courses (18 bricks)	Up to 4m height, at junction with ceiling	Necessary	F10-111*	Reference position 4. Remove cement/ brick squaring-off from bullnose at reveal. Replace with approx 18 courses bullnose brick where required.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approximately 15 courses (15 bricks)	Up to 4m height, at junction with ceiling	Necessary	F10-111*	Reference position 5. Damaged angle arrisses to corner bricks at window reveal. Allow for approx 15 courses replacement.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approximately 10 courses (10 bricks)	Up to 4m height, at junction with ceiling	Necessary	F10-111*	Reference position 6. Remove bricks protruding from wall remaining from removed partition. Replace with matching brick and make good.
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~Approximately 2 courses~~	~~At approx 1m height.~~	~~Necessary~~		~~Reference position 7. Replace 2 no. bullnose bricks at reveal of opening where thin horizontal cuts made to edge.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 600mm x 300mm area	At approx 2m height	Necessary	F10-111*	Reference position 8. Repair recess in brickwork to include bullnose detail.

Lower Ground Floor = Level LGF : Room LG-C04

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025
PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **CIR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **02/16/2021 & 06/10/2021**
SURVEYED BY: **MJBS/ AB**
GENERAL NOTES: **Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901. Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule)**

Existing Floor to be removed. Refer to Purcell Limecrete Floor Plans for new floor requirement.

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR MEDIUM LEVEL OF REPAIR	HEIGHT ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 300 x 100mm area	At approx 3.5m height	Necessary	F10-111*	Reference position 9. Repair hole in brickwork, and make good.
~~STEPS~~	~~2.1 Masonry~~	~~Repair~~	~~2.1.8 Indent new section of stone ashlar, shim/pin, repoint.~~	~~Approx 100 x 100mm area~~	~~On bottom step~~	~~Necessary~~		~~Reference position 10. Repair stone surround to handrail post at bottom step right hand side. Make good with matching mortar.~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 3.5m x 225mm area	Up to 4m height, at junction with ceiling	Necessary	F10-111*	Reference position 11. Make good face of retained brick nib from floor to ceiling level. Top part of protruding wall to be lowered by approx. 5nr. courses to accommodate overhead services.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 8 courses of half brick infill.	Up to 4m height, at junction with ceiling	Necessary	F10-111*	Reference position 12. Infill missing bricks where previous partition removed, and make good.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 12 courses of half brick infill.	Up to 4m height, at junction with ceiling	Necessary	F10-111*	Reference position 13. Infill missing bricks where previous partition removed, and make good.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 12 courses of half brick infill.	Up to 4m height, at junction with ceiling	Necessary	F10-111*	Reference position 14. Replace damaged brickwork; Due to adjacent bullnose approx 50% special bricks will be required.
WALLS	2.2 Fair-faced Brick masonry	Repair	2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)	Approx 3.5m x 225mm area	Up to 3m height.	Necessary	F10-111*	Reference position 15. Make good face of retained section of cross corridor partition wall.

Level LGF : LG-043d (14b)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Stores LG**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **STO-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **05/03/2021, re-survey 04/21, re-survey 30/06/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Existing Floor to be retained and repaired.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	48m²	Above 3.5m	Essential	M20-566 M23-300*	Including underside of arches
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.1 Replacement of full run profile of plaster cornice where missing/defective.~~	~~TBC~~	~~Above 3.5m~~	~~Necessary~~	~~M23-570*~~	None present
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.3 Fill cracks to cornice.~~	~~TBC~~	~~Above 3.5m~~	~~Necessary~~	~~M23-593B M23-535~~	None present
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of cornice being removed~~	~~Above 3.5m~~	~~Essential~~	~~M60-505* M60-507*~~	None present
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.6 Cosmetic in situ repair in natural-coloured mortar to match (less than 25mm dia)~~	~~20%~~	~~Up to 3.5m~~	~~Essential~~	~~C41-509 C41-518~~	~~5 no. springers to window openings~~
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	2.5m²	Up to 3.5m	Essential		5 no. springers to window openings
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.19 Remove existing paint layers back to last historical paint layer	75m²	ALL	Necessary	M60-507*	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~5%~~	~~ALL~~	~~Essential~~	~~F10-110A~~	None
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.9 Remove salts of efflorescence by poulticing~~	~~5%~~	~~ALL~~	~~Essential~~	~~M40-152B M40-153A~~	
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~5%~~	~~ALL~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	
~~WALLS~~	~~2.15 Freestanding stone column, capital and base~~	~~Cleaning~~	~~2.15.1 General light clean of internal ashlar dressings~~	~~100%~~	~~Up to 3.5m~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~	~~2 no. Columns~~
~~WALLS~~	~~2.15 Freestanding stone column, capital and base~~	~~Repair~~	~~2.15.4 Rake out missing/defective joints and repoint fine joints with lime mortar/putty~~	~~20%~~	~~Up to 3.5m~~	~~Necessary~~	~~C41-509 C41-516 C41-518, C41-519B~~	None
WALLS	2.15 Freestanding stone column, capital and base	Repair	2.15.6 Cosmetic in situ repair in natural coloured mortar to match (less than 25mm dia)	5 no holes	Up to 3.5m	Necessary	C41-509 C41-516 C41-518 C41-519B	
WALLS	2.15 Freestanding stone column, capital and base	Repair	2.15.19 Brush down with phospur bronze brush in preparation for subsequent decoration	4m²	Up to 3.5m	Necessary	~~C41-201B C41-203B~~	

Level LGF : LG-043d (14b)

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Stores LG**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **STO-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **05/03/2021, re-survey 04/21, re-survey 30/06/21**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Existing Floor to be retained and repaired.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS
~~WALLS~~	~~2.19 Cast iron vents to internal walls~~	~~Repair~~	~~2.19.7 Conduct paint analysis to establish paint archaeology. Following validation of paint archaeology to architect's approval remove all paint back to metal. Conduct metal repairs and redecorate (allow for polished metal finish). Grille to be removed, work carried out in workshop and reinstated to existinglocation. Install black pe insect mesh to rear of grille.~~	~~TBC~~	~~Above 3.5m~~	~~Essential~~	~~M60-505 M60-539 M60-540 F30-165~~	None
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.6 Cosmetic in-situ repair in natural-colour mortar (25mm dia) (Small areas of damage, removal of redundant fixtures and fittings).	100 no.	ALL	Necessary	C41-516 C41-518 C41-519B	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.12 Fill hole in plaster (up to 25mm) and make good finishing coat	105 no	Above 3.5m	Necessary		
~~FLOORS~~	~~3.2 Timber floor boards to suspended timber floors~~	~~Repair~~	~~3.2.2 Remove defective missing sections of floorboards and renew with butt jointed timber boarding to match the existing.~~	~~10% (assumed)~~	~~N/A~~	~~Essential~~	~~K20-110A~~	~~Floorboards removed at time of inspection~~
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150 x 500mm deep	Above 3.5m	Essential	F10-111*	To south wall. Reference Position 1.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75 x 500mm deep	Above 3.5m	Essential	F10-111*	To top corner between south and east walls. Reference Position 2.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	150 x 150 x 500mm deep	Above 3.5m	Essential	F10-111*	To south wall, west bay. Reference Position 3.
WALLS	2.2 Fair faced Brick masonry	Repair	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75 x 900mm deep	Above 3.5m	Essential	F10-111*	Under cornice to west side. Existing pipe in penetration - remove. Reference Position 4.
~~CEILING~~	~~1.45 Concrete jack arch~~	~~Repair~~	~~1.45.2 Infill with expanding mortar for slab repair through penetration, no service run retained. Use Hilti or similar alternative. Make good with plaster finish to match adjacent soffit if applicable.~~	~~1 no.~~	~~Above 3.5m~~	~~Essential~~	~~TBC~~	~~Reference Position 5.~~

Level LGF: LG-C011

REVISION: 11
STATUS: FOR CONSTRUCTION
DATE ISSUED: 05/09/2025

PROPOSED ROOM USES: **Circulation**
HERITAGE SIGNIFICANCE: **High**
ROOM TYPE: **COR 01**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

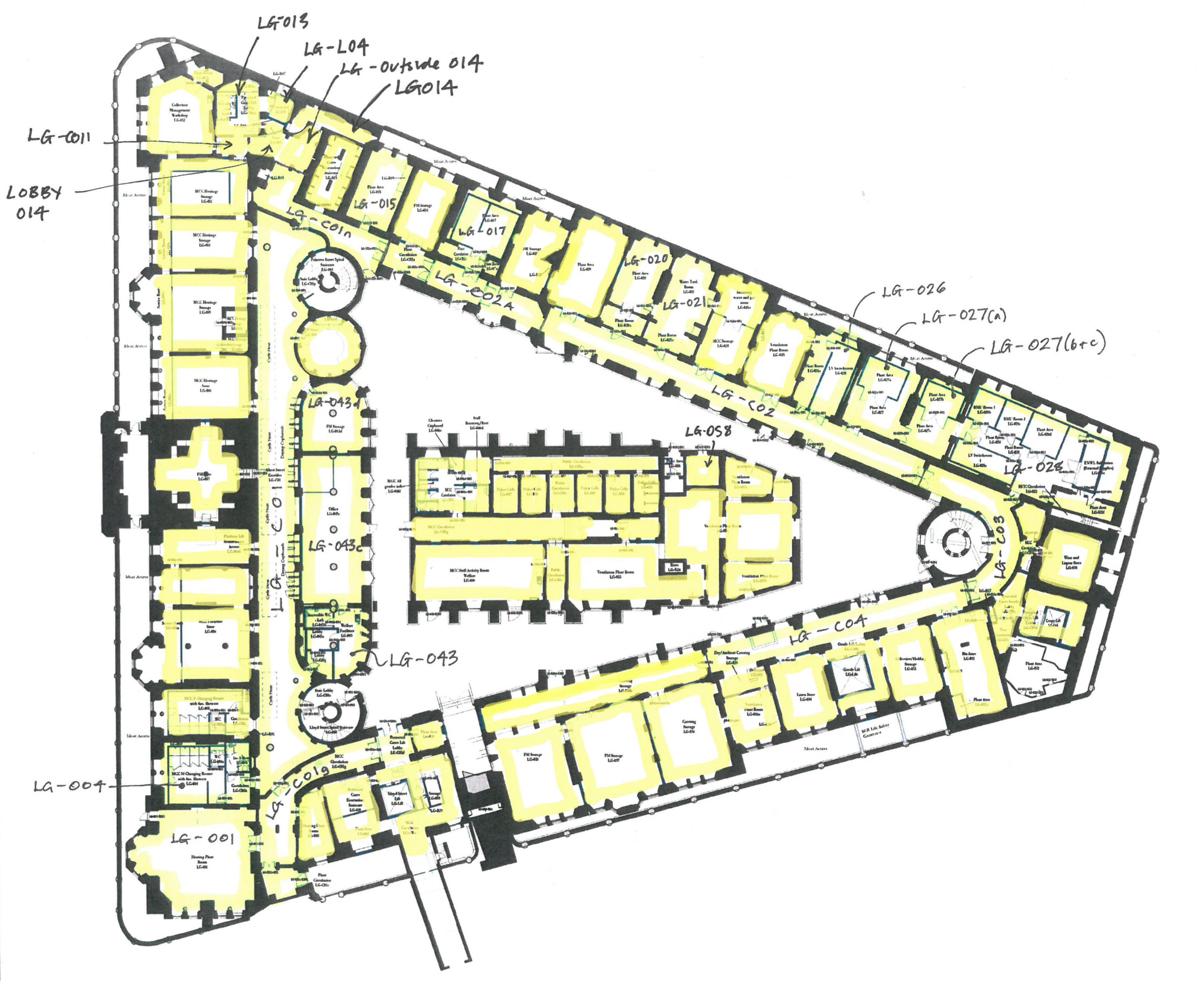
SURVEY DATE: **28/02/2022**
SURVEYED BY: **MJBS**
GENERAL NOTE: **Any reference to "prepare & decorate" within a repair type code below should be ignored as this scope of works is covered in (OTH-PUR-TH-ZZ-SCH-A-5804 Fit out and Decorations Schedule). Refer to drawings OTH-PUR-TH-LG-DWG-A-5098 and -5099 for penetration infills, and specification OTH-PUR-TH-ZZ-SPE-A-5901.**

ELEMENT	DESCRIPTION	REPAIR / FINISH / CLEANING	REPAIR OR FINISH TYPE	ALLOWANCE FOR LEVEL OF REPAIR	HEIGHT ZONE ABOVE FINISH FLOOR LEVEL	ESSENTIAL / NECESSARY / DESIRABLE	NBS REF	COMMENTS	KAIRNIAL PHOTOGRAPH REFERENCE NUMBER
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster, prepare and decorate	2m²	Above 3.5m	Essential	M20-566* M23-300* M23-311*		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.14. Remove peeling paint or loose paint layers from plaster with phospur bronze brush	5m²	Above 3.5m	Essential	M60-510		
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.1 Replacement of full run profile of plaster cornice where missing/defective.~~	~~TBC~~	~~Above 3.5m~~	~~Necessary~~	~~M23-570*~~	~~Could not inspect due to suspended ceiling~~	
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.3 Fill cracks to cornice.	1 lin m	Above 3.5m	Necessary	M23-593B M23-535*		
WALLS	2.4.1 Removal of plaster	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster.	17m²	Up to 3.5m	Necessary	M20-566*	Removed at time of survey	
~~CEILING~~	~~1.17 Run profiled plaster cornices~~	~~Repair~~	~~1.17.5 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~All areas except areas of cornice being removed~~	~~Above 3.5m~~	~~Essential~~	~~M60-505* M60-507*~~		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.7 Carefully remove areas of defective imperial brickwork and rebuild with new brickwork in lime mortar (single area)~~	~~10%~~	~~ALL~~	~~Essential~~	~~F10-110A~~		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.9 Remove salts of efflorescence by poulticing~~	~~10%~~	~~ALL~~	~~Essential~~	~~C40-117B M40-300~~		
~~WALLS~~	~~2.2 Fair faced Brick masonry~~	~~Repair~~	~~2.2.4 Rake out missing/defective joints and repoint joints with lime mortar~~	~~10%~~	~~ALL~~	~~Necessary~~	~~C41-516 C41-518 C41-519B~~		
~~FLOORS~~	~~3.3 Removal of floor finishes~~	~~Repair~~	~~3.3.8 Remove carpet and underlay~~	~~100%~~	~~Up to 2m~~	~~Essential~~	~~C90-XXX~~	Already removed at time of survey	
~~FLOOR~~	~~3.14 Concrete floor slab~~	~~Repair~~	~~3.14.3 Remove existing concrete slab to perimeter and install Limecrete slab and glass insulation with stone flags over~~	~~100%~~	~~Essential~~	~~Essential~~	~~M40-152B M40-153A~~	Timber floor	
WALLS	2.2 Fair faced Brick masonry	Repairs	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	75 x 75mm	Above 2.5m	Essential	F10-111*	West wall, central, above door	No image
WALLS	2.2 Fair faced Brick masonry	Repairs	2.2.26 Infill redundant service penetration through wall with expanding mortar product.	12mm	Above 3m	Essential	C41-560	North wall	No image
WALLS	2.2 Fair faced Brick masonry	Repairs	2.2.20 Lay replacement brickwork to face at mouth of opening only, and make good finish to match adjacent wall where applicable.	50 x 100	Above 3m	Essential	F10-111*	East wall, toward south-easat corner. Hole in brickwork, possible penetration.	No image

APPENDIX

3.0 APPENDIX

- 3.01 Level LGF plans showing room titles and areas surveyed
- 3.02 Site photographic reports of BWIC service holes


LG-013
LG-L04
LG-Outside 014
LG014
LG-011
LOBBY 014
LG-004
LG-001
LG-015
LG-017
LG-020
LG-021
LG-026
LG-027(a)
LG-027(b+c)
LG-028
LG-058
LG-043d
LG-043c
LG-043
LG-C01a
LG-C01b
LG-C01c
LG-C02
LG-C02A
LG-C03
LG-C04

OTH LOWER GROUND FLOOR BWIC SERVICES DESCOPING

LG-025

Wednesday, 17 November 2021

Prepared For MCC

6 Issues Identified



ISSUE 1

Assigned To LG-025

Reference Position 1

2.2.20 infill brickwork

Facing area 600 x 300



ISSUE 2

Assigned To LG-025

Reference Position 2

2.2.23 infill with brickwork and expanding to immediately around pipe

Facing area approx 150 x 200



ISSUE 3

Assigned To LG-025

Reference Position 3

1.45.2 infill with expanding mortar

Area 500 x 300



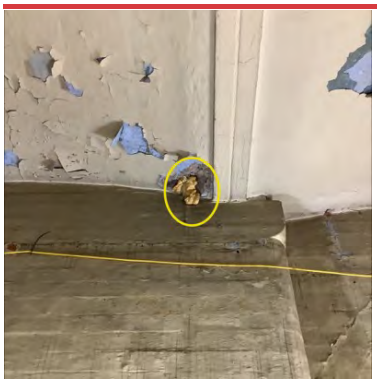
ISSUE 4

Assigned To LG-025

Reference Position 4

2.2.7 rebuild and infill poor brickwork

Area 300 x 500



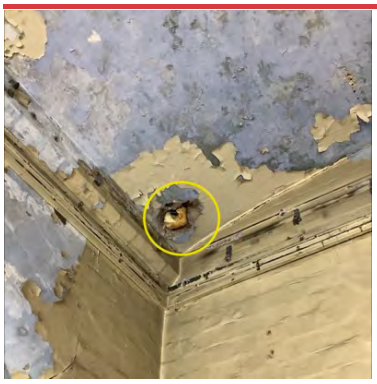
ISSUE 5

Assigned To LG-025

Reference Position 5

1.45.2 cut out expanding foam filler as infill with expanding mortar and make good ceiling finish around penetration

Approx 75mm hole in 200mm dia area



ISSUE 6

Assigned To LG-025

Reference Position 6

1.45.3 cut back foam filler as much as possible and infill with expanding mortar to flush with arch profile

Area approx 300 x 250mm

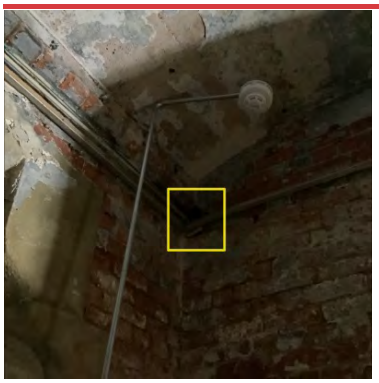
OTH LOWER GROUND FLOOR BWIC SERVICES

LG-019

Friday, 12 November 2021

Prepared For MCC

12 Issues Identified



ISSUE 1

Assigned To LG-019

Reference Position 1

2.2.20

100 x 75



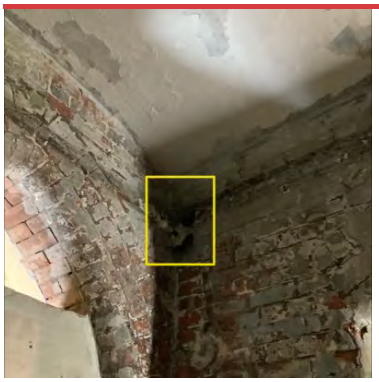
ISSUE 2

Assigned To LG-019

Reference Position 2

2.2.24

400 x 600 area



ISSUE 3

Assigned To LG-019

Reference Position 3

2.2.20

Area 100 x 75



ISSUE 4

Assigned To LG-019

Reference Position 4

2.2.20

Area 100 x 75



ISSUE 5

Assigned To LG-019

Reference Position 5

2.2.20

Area 150 x 200



ISSUE 6

Assigned To LG-019

Reference Position 6

2.2.20

Area 100 x 75



ISSUE 7

Assigned To LG-019

Reference Position 7

2.2.20

Area 100 x 75



ISSUE 8

Assigned To LG-019

Reference Position 8

1.45.2 Vertical penetration infill with expanding mortar 25mm dia



ISSUE 9

Assigned To LG-019

Reference Position 9

1.45.2 infill with expanding mortar

Area 300 x 150



ISSUE 10

Assigned To LG-019

Reference Position 10

1.45.2 Infill with expanding mortar

2 x 50mm penetrations conjoined

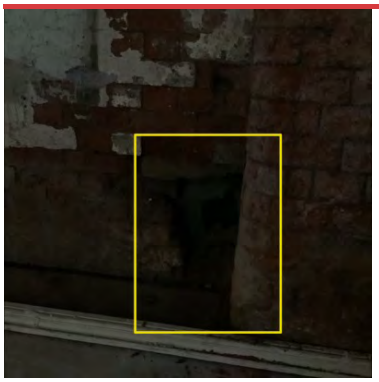


ISSUE 11

Assigned To LG-019

Reference Position 11

1.45.7 Infill around pipe with expanding mortar



ISSUE 12

Assigned To LG-019

Reference Position 12

2.2.20

Area 300 x 600

Through to 018

OTH LOWER GROUND FLOOR BWIC SERVICES DESCOPING

LG-024

Wednesday, 17 November 2021

Prepared For MCC

10 Issues Identified



ISSUE 1

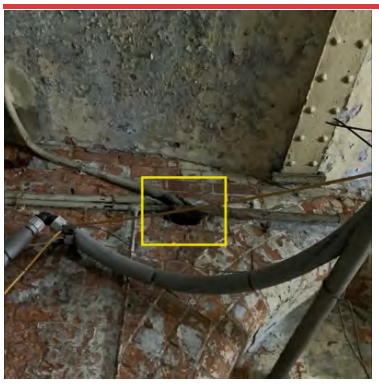
Assigned To LG-024

Reference Position 1

1.45.5

Infill with expanding mortar

Area approx 500 x 300



ISSUE 2

Assigned To LG-024

Reference Position 2

2.2.23 infill around retained pipes

Area 200 dia approx



ISSUE 3

Assigned To LG-024

Reference Position 3

2.2.20 remove cement and infill with brickwork

Facing area 300 x 500



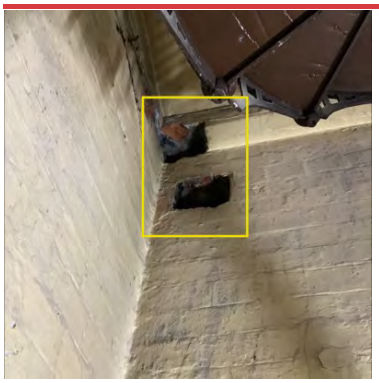
ISSUE 4

Assigned To LG-024

Reference Position 4

2.2.20 infill with brickwork

50mm dia



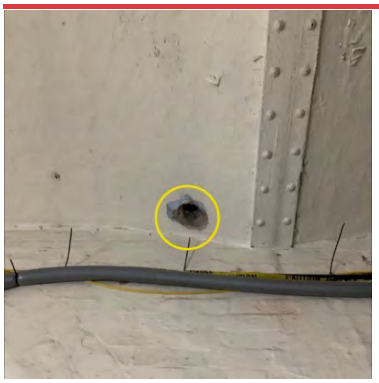
ISSUE 5

Assigned To LG-024

Reference Position 5

2.2.20 infill with brickwork

Facing area 2 no 150 x 150mm



ISSUE 6

Assigned To LG-024

Reference Position 6

1.45.2 infill with expanding mortar

75mm dia



ISSUE 7

Assigned To LG-024

Reference Position 7

2.2.24

Facing area 500 x 300



ISSUE 8

Assigned To LG-024

Reference Position 8

1.45.2 suspected vertical penetration, infill with expanding mortar

25mm dia.



ISSUE 9

Assigned To LG-024

Reference Position 9

1.45.2 suspected vertical penetration, infill with expanding mortar

50mm dia approx



ISSUE 10

Assigned To LG-024

Reference Position 10

1.45.2 remove cable and infill with expanding mortar

25mm dia

OTH LOWER GROUND FLOOR BWIC SERVICES DESCOPING

LG-018

Friday, 12 November 2021

Prepared For MCC

11 Issues Identified



ISSUE 1

Assigned To LG-018

Reference Position 1

2.2.20

75 x 75

Into 017



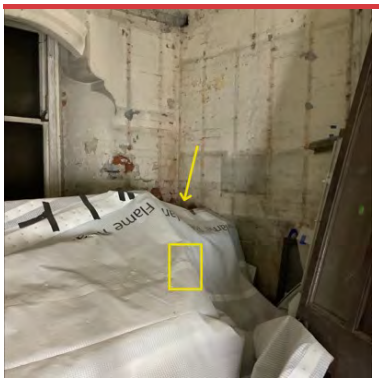
ISSUE 2

Assigned To LG-018

Reference Position 2

2.2.20 infill with brickwork

150 x 150



ISSUE 3

Assigned To LG-018

Reference Position 3

2.2.20

400 x 200

Obscured at time of photo re-visit



ISSUE 4

Assigned To LG-018

Reference Position 4

2.2.7 to brickwork approx 250 x 150 with expanding mortar above through vertical penetration



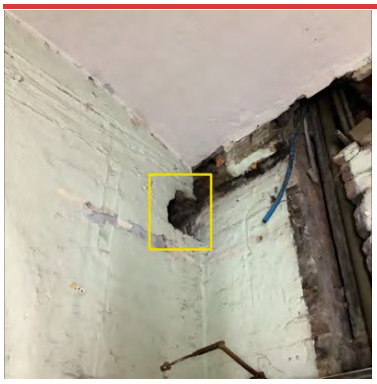
ISSUE 5

Assigned To LG-018

Reference Position 5

Rebuild damaged brickwork to sides of opening at high level. Infill around retained pipes with expanding mortar.

Area approx 300 x 400



ISSUE 6

Assigned To LG-018

Reference Position 6

2.2.20

200 x 250

Hole through to 019.



ISSUE 7

Assigned To LG-018

Reference Position 7

2.2.20

150 x 150



ISSUE 8

Assigned To LG-018

Reference Position 8

2.2.20

400 x 200 0.5msq old damaged surface brickwork

Area obscured at time of photo survey revisit



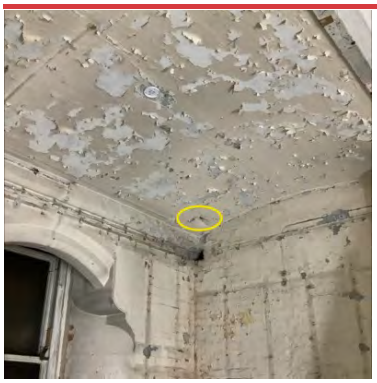
ISSUE 9

Assigned To LG-018

Reference Position 9

1.45.2 infill with expanding mortar

50mm dia



ISSUE 10

Assigned To LG-018

Reference Position 10

1.45.2

Infill with expanding mortar

25mm dia



ISSUE 11

Assigned To LG-018

Reference Position 11

2.2.26 Fill with expanding mortar

25mm dia

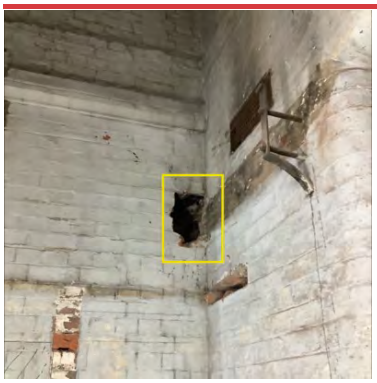
OTH LOWER GROUND FLOOR BWIC SERVICES DESCOPING

LG -S05

Wednesday, 17 November 2021

Prepared For MCC

10 Issues Identified



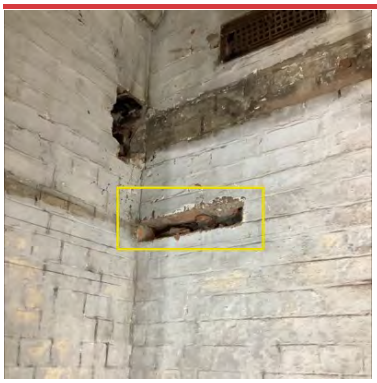
ISSUE 1

Assigned To LG-S05

Reference Position 1

2.2.20 infill with brickwork

Area 200 x 300



ISSUE 2

Assigned To LG-S05

Reference Position 2

2.2.7 infill with brickwork. Similar to other side of room. Total facing area 6 bricks.



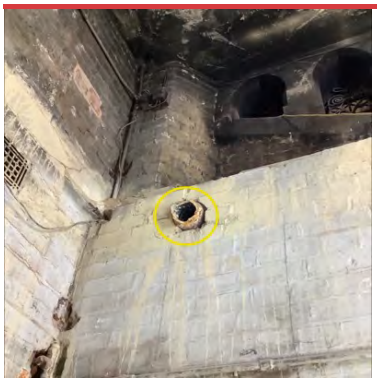
ISSUE 3

Assigned To LG-S05

Reference Position 3

2.2.20 remove cable and infill

Area approx 100 x 100

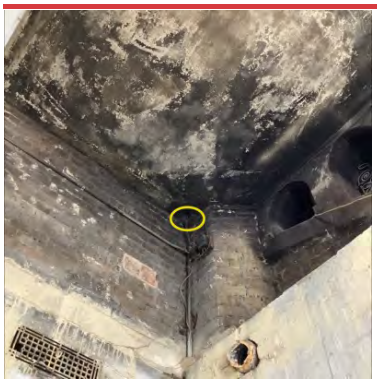


ISSUE 4

Assigned To LG-S05

Reference Position 7

2.2.20 remove pipe and infill with brickwork



ISSUE 5

Assigned To LG-S05

Reference Position 5

1.45.2 Remove wires and infill with expanding mortar

Approx 25mm dia



ISSUE 6

Assigned To LG-S05

Reference Position 6

2.2.7 infill brickwork where protruding bricks and cut bricks. 14 no half bricks area



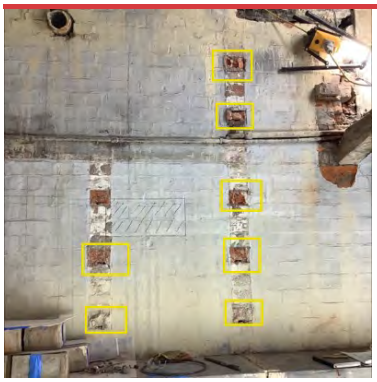
ISSUE 7

Assigned To LG-S05

Reference Position 8

2.2.23 remove timber and infill around pipe with brickwork (if hole present) and expanding mortar.

50mm dia approx



ISSUE 8

Assigned To LG-S05

Reference Position 4

2.2.7 infill with brickwork where cut at removal of shelves 10 no half brick area (including opposite side of room where shelves removed also).

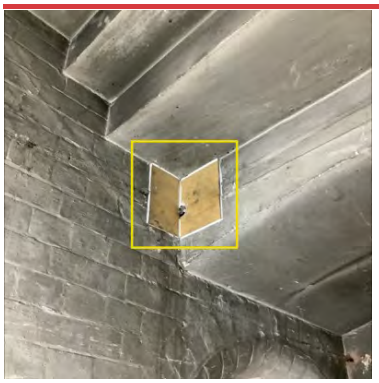


ISSUE 9

Assigned To LG-S05

Reference Position 9

2.2.7 infill with brickwork where loose brick in wall. Approx 100 x 100 facing area.



ISSUE 10

Assigned To LG-S05

Reference Position 10

2.2.20 remove timber and cable and infill with expanding mortar. 25mm dia approx

OTH LOWER GROUND FLOOR BWIC SERVICES DESCOPING

LG-016

Friday, 12 November 2021

Prepared For MCC

13 Issues Identified



ISSUE 1

Assigned To LG-016

Reference Position 1

2.2.26 infill with expanding mortar

3 no 25mm dia holes.



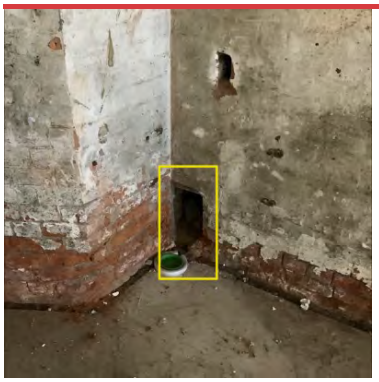
ISSUE 2

Assigned To LG-016

Reference Position 2

2.2.20

400 x 250



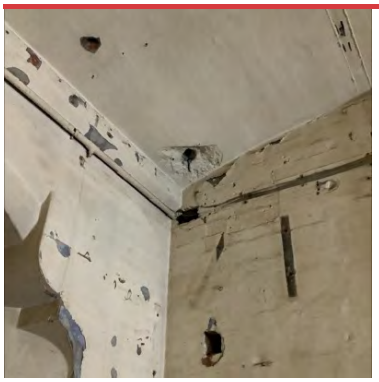
ISSUE 3

Assigned To LG-016

Reference Position 3

2.2.20

400 x 250



ISSUE 4

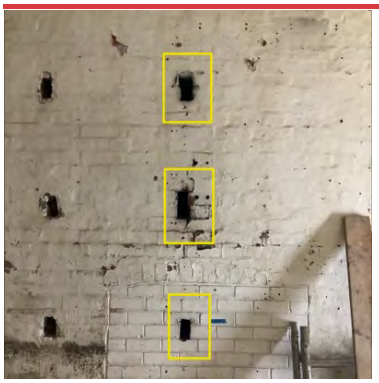
Assigned To LG-016

Reference Position 4

2.2.20

Infill with brickwork and close around retained pipe with expanding mortar

200 x 100



ISSUE 5

Assigned To LG-016

Reference Position 16

2.2.20

Holes into flue. Infill with brickwork



ISSUE 6

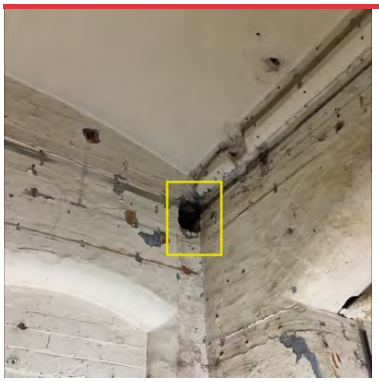
Assigned To LG-016

Reference Position 14

2.2.20

Remove lead pipe and infill with brickwork

150 x 150



ISSUE 7

Assigned To LG-016

Reference Position 8

2.2.20

200 x 200



ISSUE 8

Assigned To LG-016

Reference Position 15

2.2.20

100 x 150



ISSUE 9

Assigned To LG-016

Reference Position 11

1.45.6

10 no 25mm dia holes across all ceiling arches. Infill with expanding mortar



ISSUE 10

Assigned To LG-016

Reference Position 12

1.45.2

Infill with expanding mortar

100mm dia hole in 300mm dia arch damage



ISSUE 11

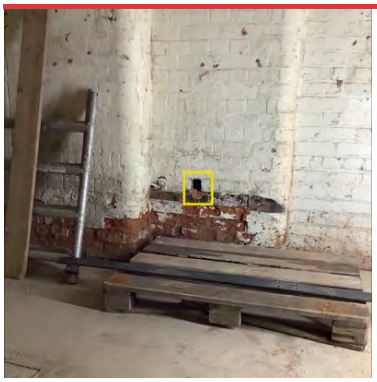
Assigned To LG-016

Reference Position 13

1.45.2

Infill with expanding mortar

50mm dia with 150mm dia damage to arch at mouth



ISSUE 12

Assigned To LG-016

Reference Position 6

2.2.20

50 x 75



ISSUE 13

Assigned To LG-016

Reference Position 17

1.45.2

Infill with expanding mortar

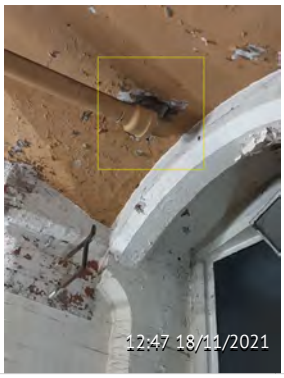
50mm dia

Manchester Town Hall

LOWER GROUND FLOOR LG-038B

Thursday, 18 November 2021

11 Issues Identified



Issue 1

Assignee LG-038b

1.45.7 infill ceiling around retained service above window on North wall



Issue 2

Assignee LG-038b

2.2.7 Fill high level hole to South wall below cant brickwork.



Issue 3

Assignee LG-038b

2.2.26 Fill 2 no. High level holes through cant brickwork on South wall



Issue 4

Assignee LG-038b

2.2.7 infill wall behind retained vent on North wall



Issue 5

Assignee LG-038b

2.2.7 Infill high level hole in South wall behind missing section of cant brickwork (above door to LG-C04)



Issue 6

Assignee LG-038b

2.2.7 Repair Brickwork to North wall where cross corridor wall removed



Issue 7

Assignee LG-038b

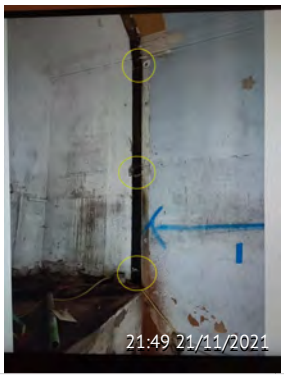
2.2.7 Repair brickwork to South wall where cross corridor wall removed



Issue 8

Assignee LG-038b

1.45.3 fill service penetration through brickwork/ vault with expanding mortar.



Issue 9

Assignee LG-038b

2.2.7 Repair 3no. Holes with brick infill (to North wall at West end)



Issue 10

Assignee LG-038b

2.2.7 Repair 1 no. Hole with brick infill to South wall at West end



Issue 11

Assignee LG-038b

Fill possible service hole in ceiling vault towards West end

OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES

LG-C01g

Thursday, 7 October 2021

Prepared For MCC

32 Issues Identified



ISSUE 2

Assigned To LG-C01g

Reference Position 2

2.2.7 3m x 100mm wide repair to existing brickwork after removal of partition



ISSUE 3

Assigned To LG-C01g

Reference Position 3

2.2.7 18 courses half brick to make good brickwork after removal of partition



ISSUE 4

Assigned To LG-C01g

Reference Position 4

2.2.7 Infill with new brickwork



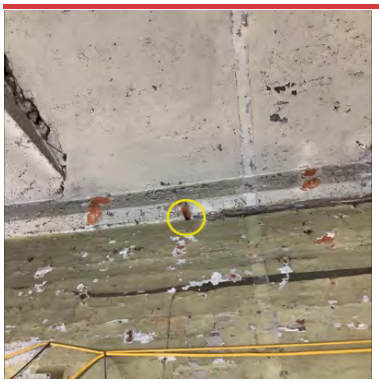
ISSUE 5

Assigned To LG-C01g

Reference Position 5

1.45.x

Cut back pipe and infill around and within pipe with expanding mortar



ISSUE 6

Assigned To LG-C01g

Reference Position 6

Infill with expanding mortar



ISSUE 7

Assigned To LG-C01g

Reference Position 7



ISSUE 8

Assigned To LG-C01g

Reference Position 8

Infill hole through slab around service pipes approx 100mm dia hole



ISSUE 9

Assigned To LG-C01g

Reference Position 9

2.2.7



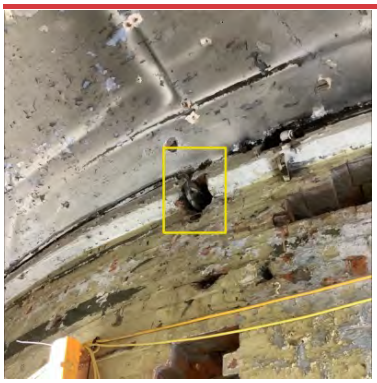
ISSUE 10

Assigned To LG-C01g

Reference Position 10

2.2.7 Poor condition patched brickwork.

Replace area approx 0.5 x 1m



ISSUE 11

Assigned To LG-C01g

Reference Position 11

2.2.7

200 x 200



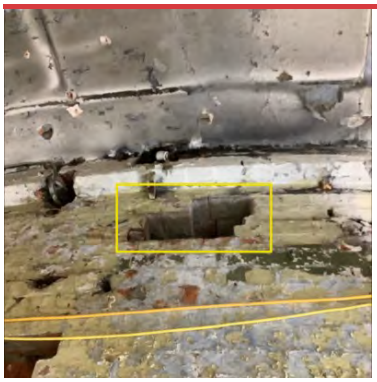
ISSUE 12

Assigned To LG-C01g

Reference Position 12

2.2.23

Area 150 x 50



ISSUE 13

Assigned To LG-C01g

Reference Position 13

2.2.7 infill with new brickwork

Approx 500 x 200mm



ISSUE 14

Assigned To LG-C01g

Reference Position 14

2.2.7 infill and remove pipe



ISSUE 15

Assigned To LG-C01g

Reference Position 15

Infill 50mm dia pipe with expanding mortar



ISSUE 16

Assigned To LG-C01g

Reference Position 16

2.2.7 infill with brickwork

Total approx 300 x 300



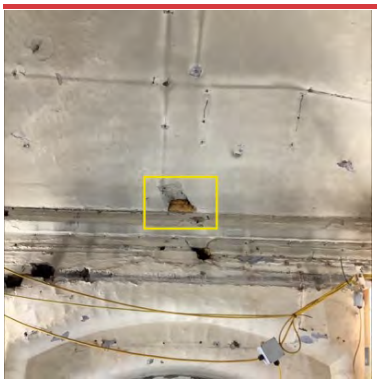
ISSUE 17

Assigned To LG-C01g

Reference Position 17

2.2.7 infill with new brickwork

200 x 200mm



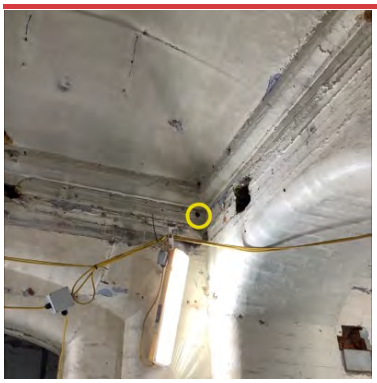
ISSUE 18

Assigned To LG-C01g

Reference Position 18

1.45.2. Cut out expanding foam and infill with expanding mortar and make good finish

Area 200 x 300mm



ISSUE 19

Assigned To LG-C01g

Reference Position 19

2.2.7 25mm dia wall hole, new brick or consider infill with expanding mortar

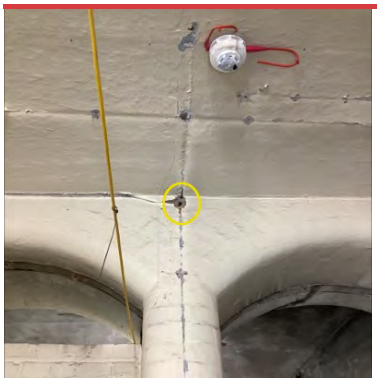


ISSUE 20

Assigned To LG-C01g

Reference Position 20

2.2.7 new brick or consider Infill with expanding mortar



ISSUE 21

Assigned To LG-C01g

Reference Position 21

2.2.23 Infill in and around pipes

100x100mm area



ISSUE 22

Assigned To LG-C01g

Reference Position 22

2.2.7

400 x 200



ISSUE 23

Assigned To LG-C01g

Reference Position 23

1.45.2 Remove foam filler and infill with expanding mortar and make good finish

Area 200 x 300



ISSUE 24

Assigned To LG-C01g

Reference Position 24

2.2.7

150 x 250



ISSUE 25

Assigned To LG-C01g

Reference Position 25

2.2.7

100 x 250mm



ISSUE 26

Assigned To LG-C01g

Reference Position 26

2.2.7

75 x 100mm

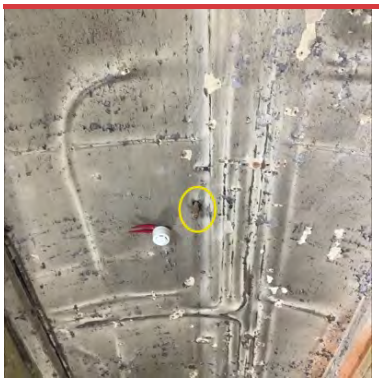


ISSUE 1

Assigned To LG-C01g

Reference Position 1

1.45.2 infill with expanding mortar



ISSUE 27

Assigned To LG-C01g

Reference Position 27

1.45.7

Infill with expanding mortar around closed off pipe



ISSUE 28

Assigned To LG-C01g

Reference Position 28

2.2.7 replace 14 courses bullnose brickwork damaged at removal of masonry partition



ISSUE 29

Assigned To LG-C01g

Reference Position 29

2.2.7 infill or replace damaged brickwork caused by removal of previous partition

11 courses x 300mm



ISSUE 30

Assigned To LG-C01g

Reference Position 30

2.2.7 14 courses bullnose damage caused by removal of previous partition. Replace and/or infill



ISSUE 31

Assigned To LG-C01g

Reference Position 31

300 x 1m brickwork replacement



ISSUE 32

Assigned To LG-C01g

Reference Position 32

2.2.7 300 x 1m replace / infill

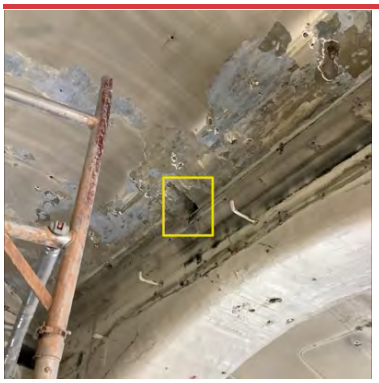
OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES

LG-C01n

Monday, 11 October 2021

Prepared For MCC

16 Issues Identified



ISSUE 1

Assigned To LG-C01n

Reference Position 6

1.45.2

300x150



ISSUE 2

Assigned To LG-C01n

Reference Position 8

1.45.2

50 x 75mm



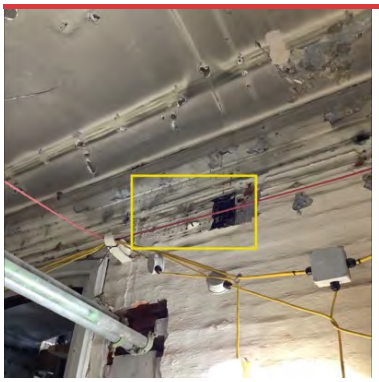
ISSUE 3

Assigned To LG-C01n

Reference Position 9

2.19.9 Damaged grill remove and infill with brickwork

500 x 150



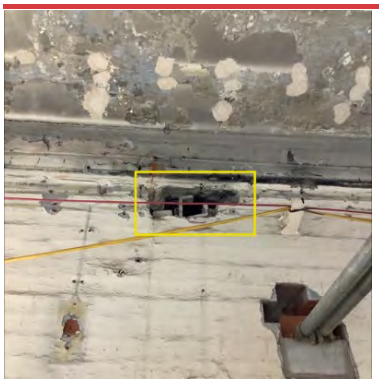
ISSUE 4

Assigned To LG-C01n

Reference Position 10

2.19.8 Retain grill and infill with brickwork

500 x 150



ISSUE 5

Assigned To LG-C01n

Reference Position 11

Remove pipe and damaged square section (if possible)

2.2.7

500 x 200



ISSUE 6

Assigned To LG-C01n

Reference Position 12

1.45.7 Infill with expanding mortar

50 x 100



ISSUE 7

Assigned To LG-C01n

Reference Position 13

1.45.2

Infill 50mm dia hole vertically through slab



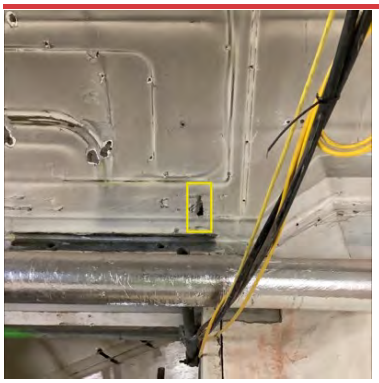
ISSUE 8

Assigned To LG-C01n

Reference Position 14

2.2.7 infill with brickwork

Area 300 x 500



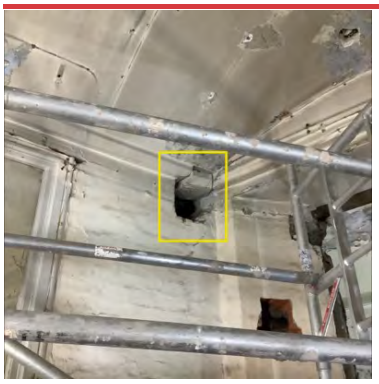
ISSUE 9

Assigned To LG-C01n

Reference Position 15

1.45.2 infill with expanding mortar

25 x 75mm



ISSUE 10

Assigned To LG-C01n

Reference Position 16

2.2.7 infill with brickwork to support re-set dropping cant cornice

300 x 400mm



ISSUE 11

Assigned To LG-C01n

Reference Position 17

2.2.7 infill brickwork through window jamb

150 x 150 x 500 thick



ISSUE 12

Assigned To LG-C01n

Reference Position 18

2.2.7 infill with brickwork

150 x 500



ISSUE 16

Assigned To LG-C01n

Reference Position 19

2.2.7 infill brickwork to reveals of opening

75 x 150



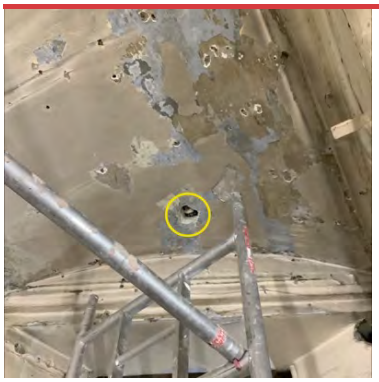
ISSUE 17

Assigned To LG-C01n

Reference Position 20

2.2.7 infill with brickwork to jambs of opening

150 x 150



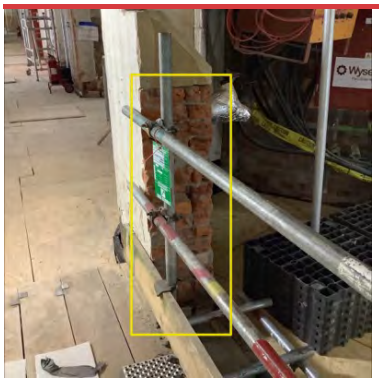
ISSUE 18

Assigned To LG-C01n

Reference Position 21

1.45.2 check existing infill for type and condition. Remove any foam. infill with expanding mortar

Approx 75mm dia



ISSUE 19

Assigned To LG-C01n

Reference Position 5

2.2.7

300 x 1500

OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES LG-C02

LG-C02

Wednesday, 14 July 2021

Prepared For MCC

26 Issues Identified



ISSUE 1

Assigned To LG-C02

Reference position 1

Infill with new brickwork

2.2.7

200 x 200



ISSUE 2

Assigned To LG-C02

Reference position 2

Replace damaged brickwork caused by removal of partition wall

2.2.7

Up to 2.5m x 250mm wide



ISSUE 3

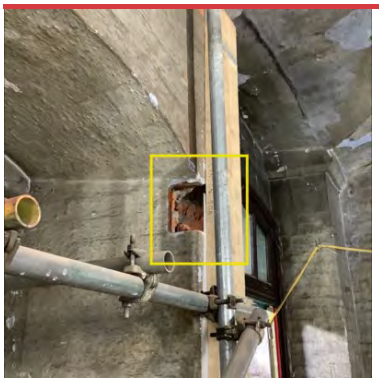
Assigned To LG-CO2

Reference position 3

Repair damaged brickwork caused by removal of partition wall

2.2.7

3.5m x 200mm x 150mm deep



ISSUE 4

Assigned To LG-CO2

Reference position 4

infill brickwork

2.2.7

300 x 300



ISSUE 5

Assigned To LG-C02

Reference Position 5

Replace damaged brickwork after removal of partition

2.2.7

Up to 2m.

Approx 15 half bricks



ISSUE 6

Assigned To LG-C02

Reference position 6

Infill with brickwork including cant brick

2.2.7

150 x 200



ISSUE 7

Assigned To LG-C02

Reference Position 7

Remove foam and infill hole with brickwork

2.2.7

100 x 400



ISSUE 8

Assigned To LG-C02

Reference Position 8

2.2.7 infill across 2 no 50mm dia openings



ISSUE 9

Assigned To LG-C02

Reference Position 9

Replace brickwork

2.2.7

Approx 25 course half bricks

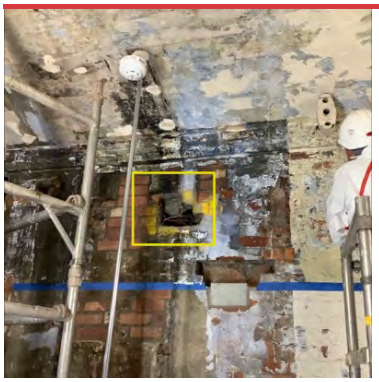


ISSUE 10

Assigned To LG-C02

Reference Position 10

2.2.7 repair with new brickwork



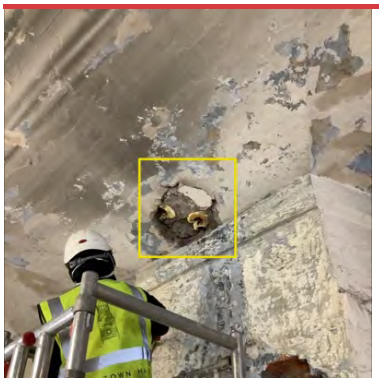
ISSUE 11

Assigned To LG-C02

Reference Position 11

2.2.7 infill with brickwork

250x 300



ISSUE 12

Assigned To LG-C02

Reference Position 12

Remove cut out foam filler and infill holes with expanding mortar.

Make good plaster.

Area 400x400



ISSUE 13

Assigned To LG-C02

Reference Position 13

Infill with brickwork

2.2.7

Area 150x 400

(Suspected penetration through behind)

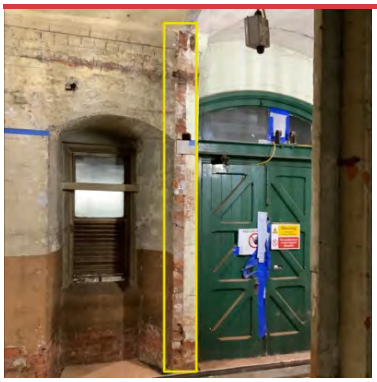


ISSUE 14

Assigned To LG-C02

Reference position 14

2.2.7 infill with brickwork approx 2 bricks



ISSUE 15

Assigned To LG-C02

Reference position 15

2.2.7 replace damaged brickwork at removal of partition

Approx 15 courses half brick including cant brick 150x 100 area



ISSUE 16

Assigned To LG-C02

2.2.7 reference Position 16

Replace with new brickwork

Area 400x 150

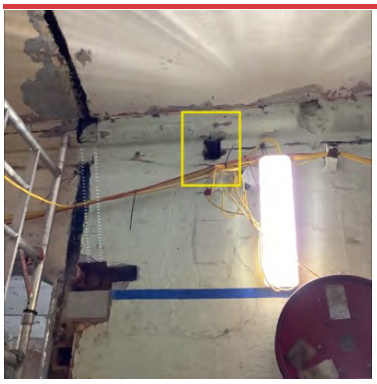


ISSUE 17

Assigned To LG-C02

Reference Position 17

2.2.7 infill with brickwork approx 1 half-brick



ISSUE 18

Assigned To LG-C02

Reference position 18 (notebook reference unnumbered between 21 and 22)

2.2.7 infill with brickwork. Penetration through to LG-019

Area 150 x 100 x (750mm deep)

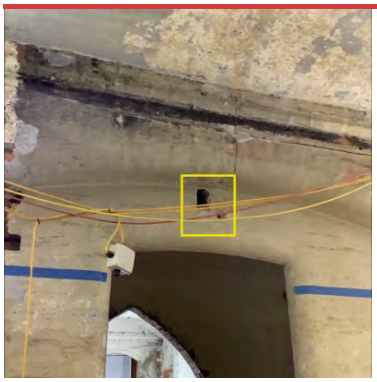


ISSUE 19

Assigned To LG-C02

Reference Position 19

2.2.7 repair/replace brickwork 15 half bricks and 150mm gap in cant cornice



ISSUE 20

Assigned To LG-C02

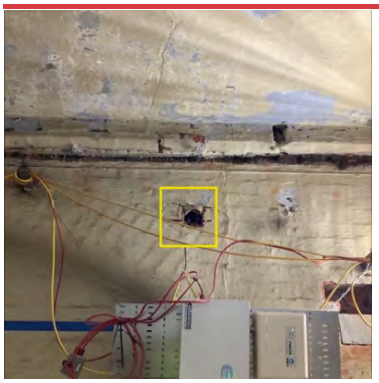
Reference Position 20

2.2.7 infill with brickwork

Approx 150 x 75 opening (750mm deep)

Infill hole adjacent with expanding mortar

DO NOT PROGRESS



ISSUE 21

Assigned To LG-C02

Reference Position 21

2.2.7 infill with new brickwork

Area approx 200 x 200



ISSUE 22

Assigned To LG-C02

Reference Position 22 into tank room

Enlarged M&E penetration in this position.

DO NOT PROGRESS



ISSUE 23

Assigned To LG-C02

Reference Position sketchbook 23

2.2.7 infill with new brickwork

Area 400 x 150



ISSUE 24

Assigned To LG-C02

Reference Position 24

Infill vertical hole in arch with expanding mortar

Approx 75 x 50 through slab depth



ISSUE 25

Assigned To LG-C02

Reference Position 25

Infill with expanding mortar approx 50x150



ISSUE 26

Assigned To LG-C02

Reference Position 26

Penetration through to LG-020

2.2.7 approx 50mm diameter

OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES

LG-C02A

Friday, 1 October 2021

Prepared For MCC

21 Issues Identified



ISSUE 1

Assigned To LG-C02A

Reference Position 18

2.2.7 replace with new brickwork

350mm x 2m

Remove foam filler to side of steel arch at cornice level



ISSUE 2

Assigned To LG-C02A

Reference Position 27

Cut back pipe and infill



ISSUE 3

Assigned To LG-C02A

Reference Position 4

2.2.7 infill with new brickwork. Remove pipe.

500 x 500



ISSUE 4

Assigned To LG-C02A

Reference Position 5

2.2.7 new brickwork

1m x 1500mm



ISSUE 5

Assigned To LG-C02A

Reference Position 7

2.2.7

20 courses x 400mm wide



ISSUE 6

Assigned To LG-C02A

Reference Position 8

2.2.7 Remove cable and infill with new brickwork

75 x 75mm



ISSUE 7

Assigned To LG-C02A

Reference Position 19

2.2.7 infill with new brickwork

350 x 3.5m



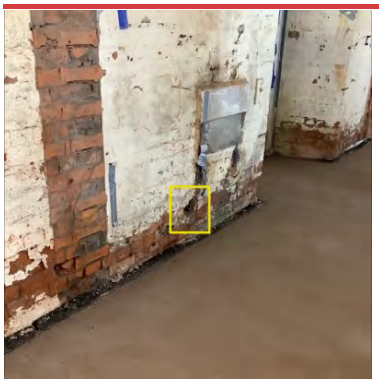
ISSUE 8

Assigned To LG-C02A

Reference Position 11

2.2.7 repair with new brickwork

350mm x 3.5m



ISSUE 9

Assigned To LG-C02A

Reference Position 22 (but not timber ground)

2.2.7

Remove pipe and infill with brickwork

150x 300



ISSUE 10

Assigned To LG-C02A

Reference Position 1

1.45.7

Retain pipe and infill with expanding mortar through any opening.

150 x 150mm



ISSUE 11

Assigned To LG-C02A

Reference Position 6

Infill crack with expanding mortar

1.5 linear m



ISSUE 12

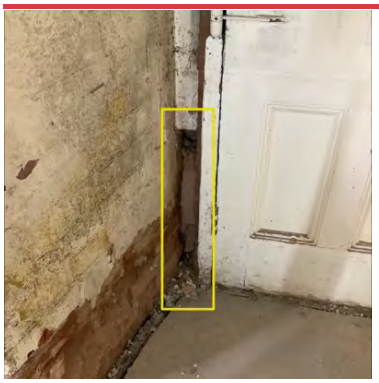
Assigned To LG-C02A

Reference Position 16

2.2.7

Cut bricks at removal of partition

400 x 3m



ISSUE 13

Assigned To LG-C02A

Reference Position 23

2.2.7

To both sides of door frame. Historic alteration from window

Half brick x 600mm x 2 no.



ISSUE 14

Assigned To LG-C02A

Reference Position 13

2.2.7 infill with brickwork

100 x 100mm



ISSUE 15

Assigned To LG-C02A

Reference Position 14

2.2.7 damaged brickwork with exposed frogging where cut through to remove partition. Replace with new brickwork.

350mm x 3.5m high



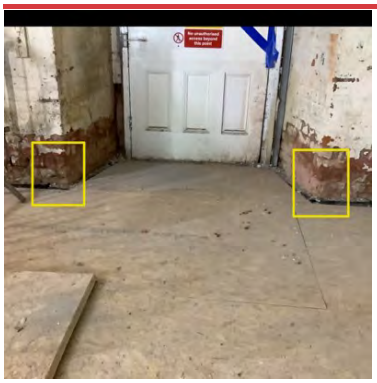
ISSUE 16

Assigned To LG-C02A

Reference Position 15

2.2.7 damaged brickwork with exposed frogging where cut through to remove partition. Replace with new brickwork.

350 x 3.5m



ISSUE 17

Assigned To LG-C02A

Reference Position 24

2.2.7 damaged brickwork at arrises of opening reveals. 2 no.

2 no. 400 x 250mm



ISSUE 18

Assigned To LG-C02A

Reference Position 26

2.2.7 at 2.5m height. Infill with new brickwork

100 x 150mm



ISSUE 19

Assigned To LG-C02A

Reference Position 17

2.2.7 remove lead pipe and infill with new brickwork

150 x 300mm



ISSUE 20

Assigned To LG-C02A

Reference Position 12

Infill crack with expanding mortar

1.5 linear m



ISSUE 21

Assigned To LG-C02A

Reference Position 2

2.2.7 remove foam and infill with brickwork

200 x 200

OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES

LG-C03

Wednesday, 6 October 2021

Prepared For MCC

22 Issues Identified



ISSUE 1

Assigned To LG-C03

Reference Position 1

1.45.2 Infill hole in ceiling with expanding mortar

50mm dia



ISSUE 3

Assigned To LG-C03

Reference Position 2

1.45.2 Infill with expanding mortar through hole in arch over

Area approx 100 x 200

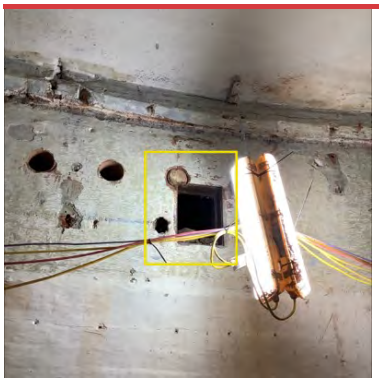


ISSUE 2

Assigned To LG-C03

Reference Position 4

2.2.7 remove pipe and infill with new brickwork

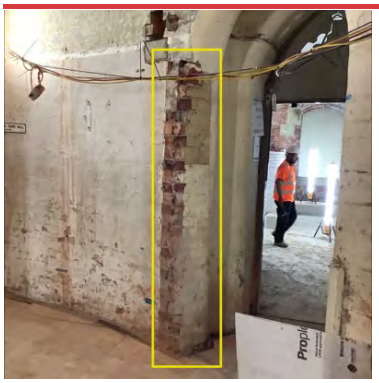


ISSUE 4

Assigned To LG-C03

Reference Position 5

Seems into void. Infill 50mm diameter hole, remove frame and infill with brickwork 300x300



ISSUE 5

Assigned To LG-C03

Reference Position 7

2.2.7 rebuild damaged brickwork at removal of previous masonry partition, including bullnose corners.

300x2.5m

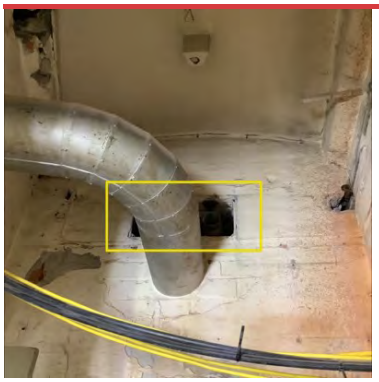


ISSUE 23

Assigned To LG-C03

Reference Position 6

2.19.8 grille



ISSUE 11

Assigned To LG-C03

Reference Position 13

2.2.7

Cut back pipe from opening in LG-029 side

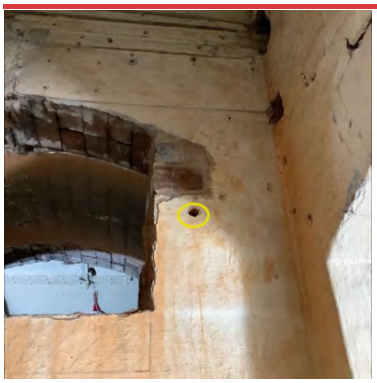


ISSUE 12

Assigned To LG-C03

Reference Position 14

2.2.7

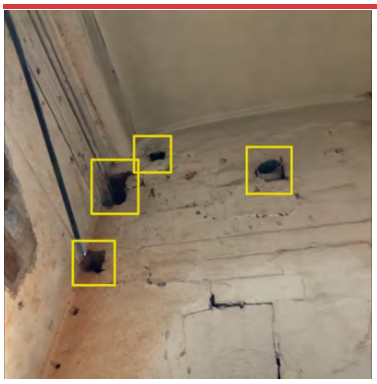


ISSUE 13

Assigned To LG-C03

Reference Position 16

2.2.7 25mm diameter



ISSUE 14

Assigned To LG-C03

Reference Position 17 and 18

2.2.7 infill with new brickwork

Cut back pipe from wall to LG-C03c side



ISSUE 8

Assigned To LG-C03

Reference Position 11

2.2.7 replace damaged brickwork at removal of partition 250 x 600mm



ISSUE 24

Assigned To LG-C03

Reference Position 23

Elephant duct infill 300mm dia

2.2.7

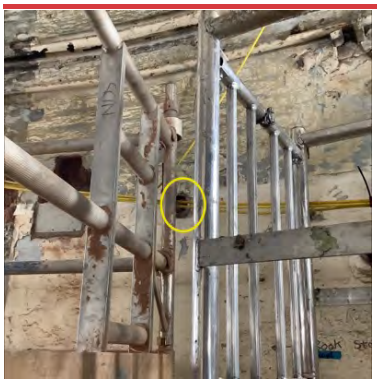


ISSUE 10

Assigned To LG-C03

Reference Position 25

Infill with expanding mortar 2 no 25mm dia holes

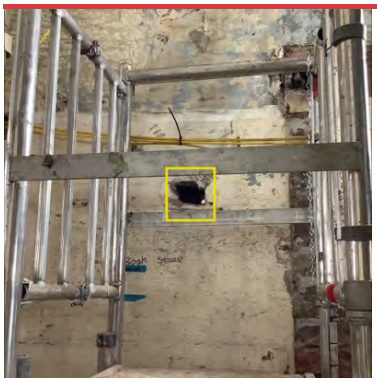


ISSUE 15

Assigned To LG-C03

Reference Position 24

100mm dia retain pipe in position and infill with expanding mortar



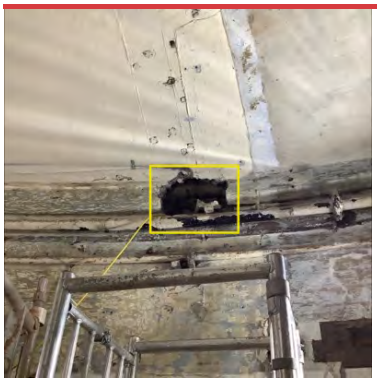
ISSUE 16

Assigned To LG-C03

Reference Position 8

2.2.7 infill with brickwork

100 x 75



ISSUE 17

Assigned To LG-C03

Reference Position 9

2.2.7 infill with new brickwork

400 x 200



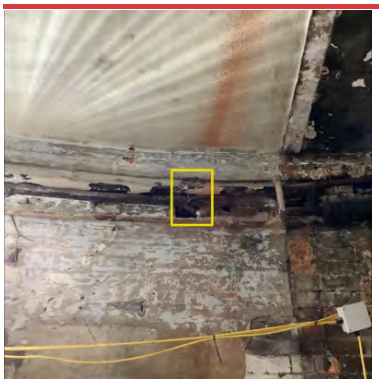
ISSUE 9

Assigned To LG-C03

Reference Position 11

2.2.7 repair damaged brickwork after removal of partition

1sqm between 3 locations



ISSUE 18

Assigned To LG-C03

Reference Position 10

2.2.7



ISSUE 21

Assigned To LG-CO3

Reference Position 19

2.2.7

350 x 3.5m high



ISSUE 22

Assigned To LG-C03

Reference Position 20

2.2.7 replace with new brickwork

350mm x 3.5m high



ISSUE 7

Assigned To LG-C03

Reference Position 21

Replace with stone indents



ISSUE 6

Assigned To LG-C03

Reference Position 22

2.2.7 Infill with brickwork. 2 courses

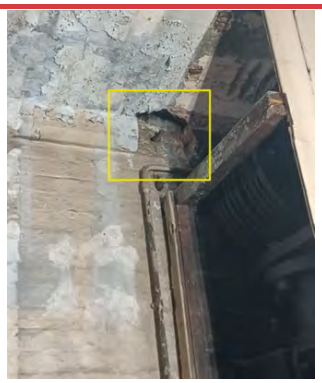
OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES

LG-C04

Friday, 15 October 2021

Prepared For MCC

25 Issues Identified



ISSUE 1

Assigned To LG-C04

Reference Position 2

1.45.2



ISSUE 2

Assigned To LG-C04

Reference Position 3

2.2.7

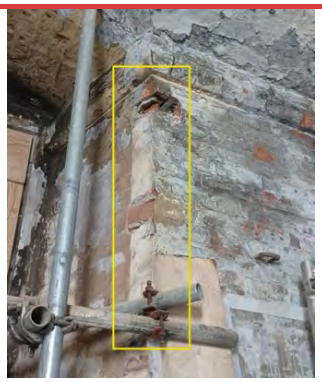


ISSUE 3

Assigned To LG-C04

Reference Position 4

2.2.7

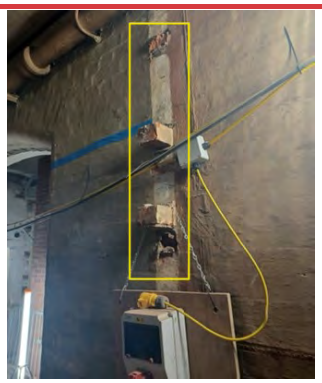


ISSUE 4

Assigned To LG-C04

Reference Position 5

2.2.7



ISSUE 5

Assigned To LG-C04

Reference Position 6

2.2.7



ISSUE 6

Assigned To LG-C04

Reference Position 8

2.2.7



ISSUE 7

Assigned To LG-C04

Reference Position 9

2.2.7



ISSUE 8

Assigned To LG-C04

Reference Position 11

2.2.7



ISSUE 9

Assigned To LG-C04

Reference Position 12

2.2.7



ISSUE 10

Assigned To LG-C04

Reference Position 13



ISSUE 11

Assigned To LG-C04

Reference Position 14

2.2.7



ISSUE 12

Assigned To LG-C04

Reference Position 15

2.2.7



ISSUE 13

Assigned To LG-C04

Reference Position 16

2.2.7

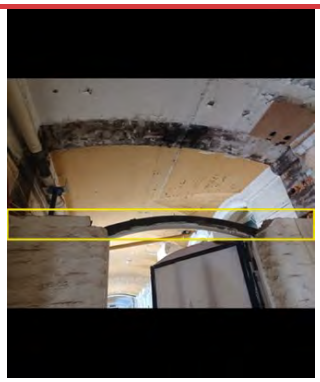


ISSUE 14

Assigned To LG-C04

Reference Position 17

2.2.7



ISSUE 15

Assigned To LG-C04

Reference Position 20

2.2.7



ISSUE 16

Assigned To LG-C04

Reference Position 21



ISSUE 17

Assigned To LG-C04

Reference Position 23

1.12.1



ISSUE 18

Assigned To LG-C04

Reference Position 24

1.45.1



ISSUE 19

Assigned To LG-C04

Reference Position 25

1.45.2



ISSUE 20

Assigned To LG-C04

Reference Position 26

1.12.2



ISSUE 21

Assigned To LG-C04

Reference Position 27

1.12.2



ISSUE 22

Assigned To LG-C04

Reference Position 28

1.12.2



ISSUE 23

Assigned To LG-C04

Reference Position 29

2.27



ISSUE 24

Assigned To LG-C04

Reference Position 30

1.45.7



ISSUE 25

Assigned To LG-C04

Reference Position 31

1.45.7

OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES LG-001

LG-001

Thursday, 1 July 2021

Prepared For MCC

8 Issues Identified



ISSUE 1

Assigned To Room LG-001

Reference position 1

2.2.20

Possible Retention for new services



ISSUE 2

Assigned To Room LG-001

Reference position 8

2.2.23



ISSUE 3

Assigned To Room LG-001

Reference position 3

2.2.20



ISSUE 4

Assigned To Room LG-001

Reference position 2

1.45.2

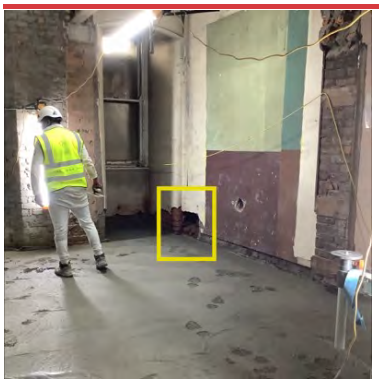


ISSUE 5

Assigned To Room LG-001

Reference position 7

2.2.7



ISSUE 6

Assigned To Room LG-001

Reference position 9

2.2.20

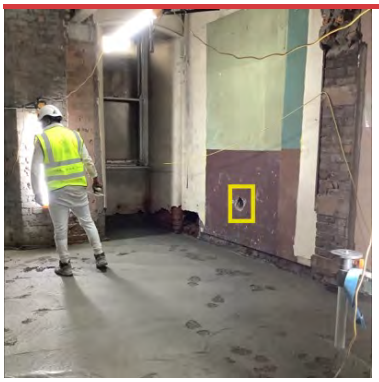


ISSUE 7

Assigned To Room LG-001

Reference position 6

2.2.23



ISSUE 8

Assigned To Room LG-001

Reference position 10

2.2.20

OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES LG-004

LG-004

Thursday, 1 July 2021

Prepared For MCC

9 Issues Identified

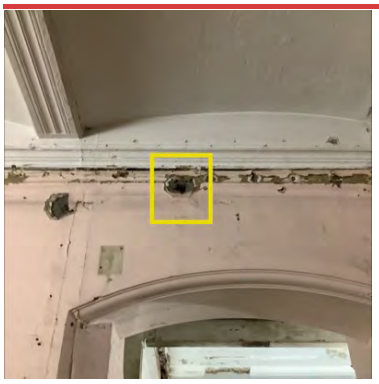


ISSUE 1

Assigned To LG-004

Reference Position 1

2.2.20



ISSUE 2

Assigned To LG-004

Reference position 2

2.2.20



ISSUE 3

Assigned To LG-004

Reference position 4

75 x 75mm opening at 750 above ffl.

2.2.20



ISSUE 4

Assigned To LG-004

Reference Position 5

2.2.20.

Area 400 x 300



ISSUE 5

Assigned To LG - 004

Leave?

Not a fire wall.

Reference Position 6



ISSUE 6

Assigned To LG-004

Reference Position 7

2.2.7

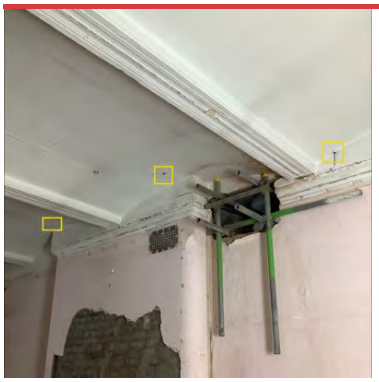


ISSUE 7

Assigned To LG-004

Reference Position 3

2.2.20



ISSUE 8

Assigned To LG-004

Reference position 8

1.45.3

3 no. penetrations vertically through arch



ISSUE 9

Assigned To LG-004

Reference position 9

Remove modern tiles

300 x 500.

2.10.14

OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES - ROOM 15

Room 15

Wednesday, 30 June 2021

Prepared For MCC

11 Issues Identified



ISSUE 1

Assigned To Room LG-015

Reference Position 1

2.2.23



ISSUE 2

Assigned To Room LG-015

Reference position 2

2.2.20



ISSUE 3

Assigned To Room LG-015

Reference Position 3

2.2.20



ISSUE 4

Assigned To Room LG-015

Reference position 4

2.2.20

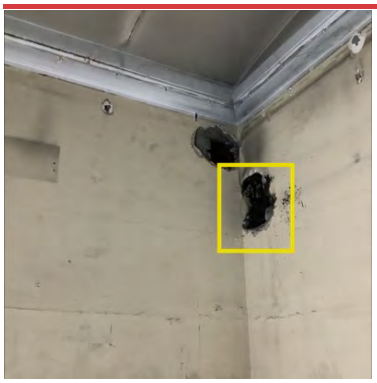


ISSUE 5

Assigned To Room LG-015

Reference position 5

2.2.20

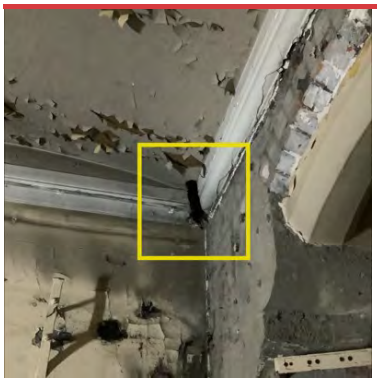


ISSUE 6

Assigned To Room LG-015

Reference position 6

2.2.20



ISSUE 7

Assigned To Room LG-015

Reference position 7

1.45.2



ISSUE 8

Assigned To Room LG-015

Reference position 8

1.45.2

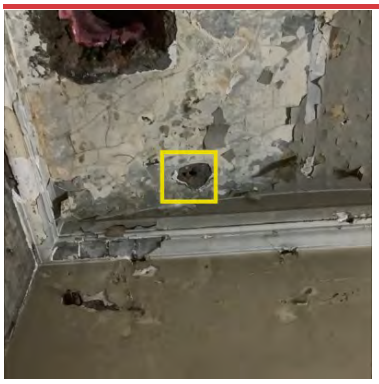


ISSUE 9

Assigned To Room LG-015

Reference position 9

1.45.2



ISSUE 10

Assigned To Room LG-015

Reference position 10

1.45.2



ISSUE 11

Assigned To Room LG-015

Reference position 11

1.45.2

OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES LG-017

LG-017

Wednesday, 30 June 2021

Prepared For MCC

14 Issues Identified



ISSUE 1

Assigned To LG-017

Reference position 1

2.2.20

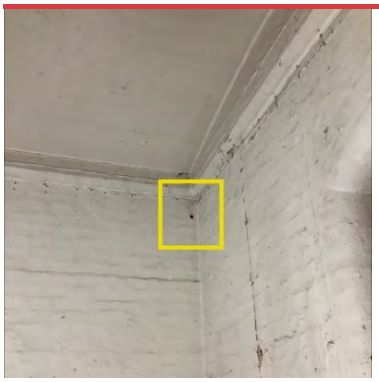


ISSUE 2

Assigned To LG-017

Reference position 2

2.2.20



ISSUE 3

Assigned To LG-017

Reference position 4

2.2.20



ISSUE 4

Assigned To LG-017

Reference position 7

2.2.20



ISSUE 5

Assigned To Room LG-017

Reference position 10

2.2.23



ISSUE 6

Assigned To Room LG-017

Reference position 11

2.2.20

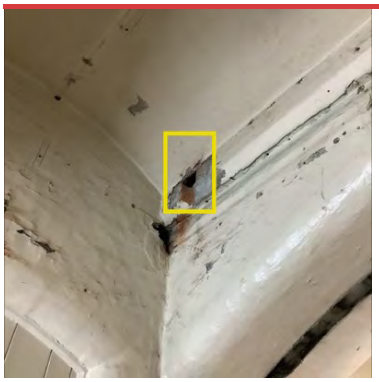


ISSUE 7

Assigned To Room LG-017

Reference position 12

2.2.20



ISSUE 8

Assigned To Room LG-017

Reference position 14

1.45.2

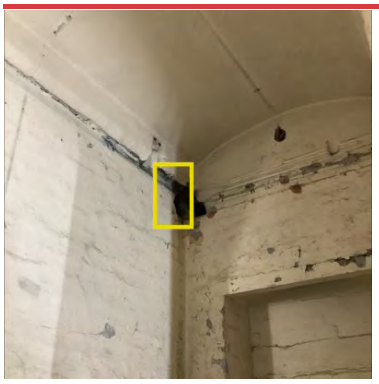


ISSUE 9

Assigned To Room LG-017

Reference position 15

1.45.2

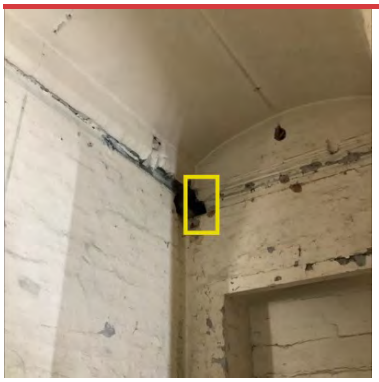


ISSUE 10

Assigned To Room LG-017

Reference position 17

2.2.20

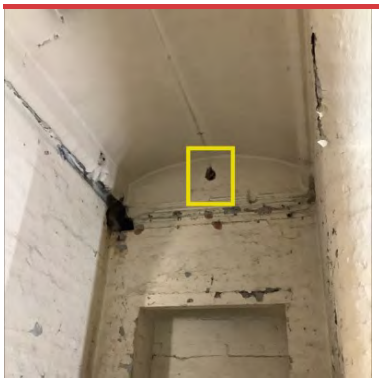


ISSUE 11

Assigned To Room LG-017

Reference position 18

2.2.20



ISSUE 12

Assigned To Room LG-017

Reference position 19

2.2.20



ISSUE 13

Assigned To Room LG-017

Reference Position 20

1.45.3



ISSUE 14

Assigned To Room LG-017

Reference position 21

1.45.2

OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES

Room 20+a

Thursday, 24 June 2021

Prepared For MCC

11 Issues Identified



ISSUE 1

Assigned To Room 20+a

Reference position 5

2.2.24



ISSUE 2

Assigned To Room 20+a

Reference position 4

2.2.24



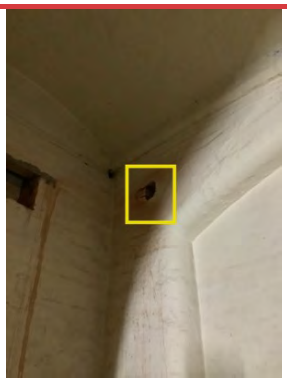
ISSUE 3

Assigned To Room 20+a

Reference position 8

2.2.20

Remove timber and infill



ISSUE 4

Assigned To Room 20+a

Reference position 9

2.2.20



ISSUE 5

Assigned To Room 20+a

Reference position 11

Proposed BWIC route, no repairs.



ISSUE 6

Assigned To Room 20+a

Reference position 13

1.45.2



ISSUE 7

Assigned To Room 20+a

Reference position 14

1.45.7



ISSUE 8

Assigned To Room 20+a

Reference position 16

1.45.3



ISSUE 9

Assigned To Room 20+a

Reference position 15

1.45.5



ISSUE 10

Assigned To Room 20+a

Reference position 16

1.45.3



ISSUE 11

Assigned To Room 20+a

Reference position 17

2.2.7 general brickwork

OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES

Room 21+a

Thursday, 24 June 2021

Prepared For MCC

13 Issues Identified



ISSUE 1

Assigned To Room 21

Reference position 1

2.2.21



ISSUE 2

Assigned To Room 21

Reference position 2

2.2.24



ISSUE 3

Assigned To Room 21

Reference position 5

2.2.23



ISSUE 4

Assigned To Room 21

Reference position 6

Leave as existing



ISSUE 5

Assigned To Room 21

Reference position 7.

Leave as existing



ISSUE 6

Assigned To Room 21

Reference position 8

Leave as existing



ISSUE 7

Assigned To Room 21

Reference position 9

2.2.20

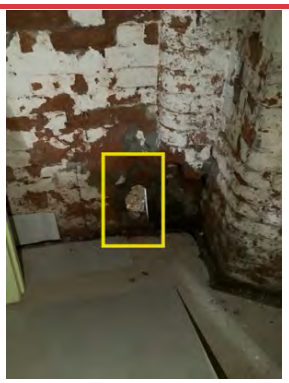


ISSUE 8

Assigned To Room 21

Reference position 10

2.2.21

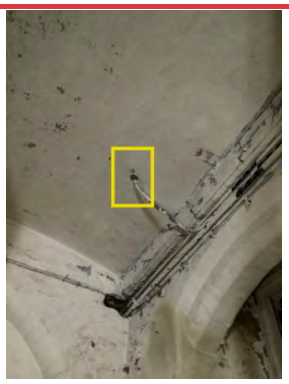


ISSUE 9

Assigned To Room 21

Reference position 11

2.2.24

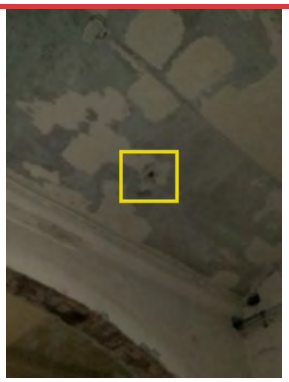


ISSUE 10

Assigned To Room 21

Reference position 13

1.45.7



ISSUE 12

Assigned To Room 21

Reference position 18

1.45.7



ISSUE 13

Assigned To Room 21

Reference position 17

2.2.7



ISSUE 14

Assigned To Room 21

Reference position 19

Proposed BWIC route, no repairs.

OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES

Room 26

Thursday, 24 June 2021

Prepared For MCC

12 Issues Identified

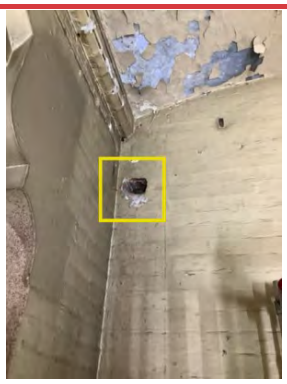


ISSUE 1

Assigned To 26

Reference position 3 with reference position 13 around.

2.2.24



ISSUE 2

Assigned To 26

Reference position 4

2.2.20

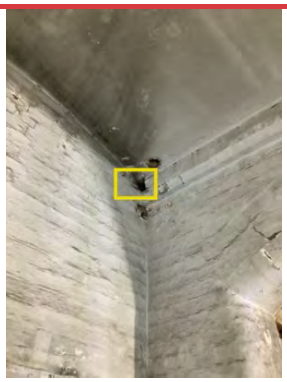


ISSUE 3

Assigned To 26

Reference position 5

2.2.20

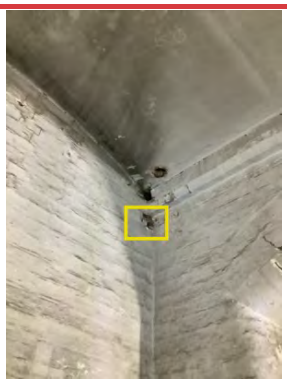


ISSUE 4

Assigned To 26

Reference position 6

2.2.20

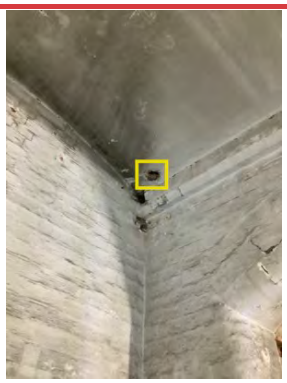


ISSUE 5

Assigned To 26

Reference position 7

2.2.20

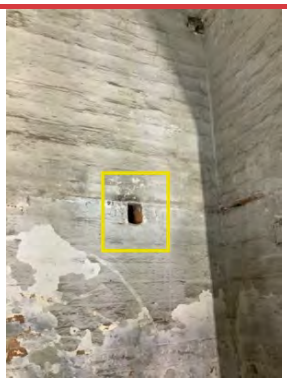


ISSUE 6

Assigned To 26

Reference position 8

1.45.2



ISSUE 7

Assigned To 26

Reference position 9

2.2.20



ISSUE 8

Assigned To 26

Reference position 10

2.2.7



ISSUE 9

Assigned To 26

Reference position 11 and 12.

Repair to arch into corridor

2.2.7

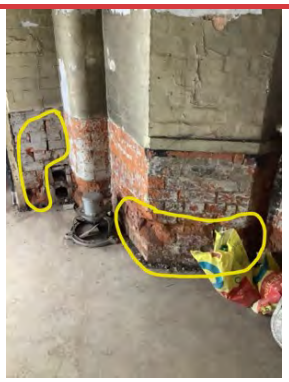


ISSUE 10

Assigned To 26

Reference position 13

2.2.7 replacement brickwork

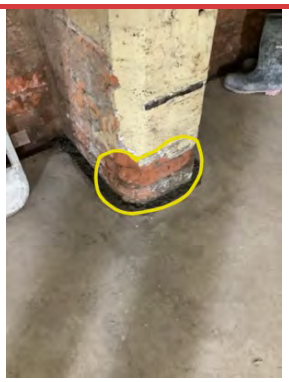


ISSUE 11

Assigned To 26

Reference position 13

2.2.7 replacement brickwork



ISSUE 12

Assigned To 26

Reference position 13

2.2.7 replacement brickwork

OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES

Room 27 +a

Thursday, 24 June 2021

Prepared For MCC

16 Issues Identified

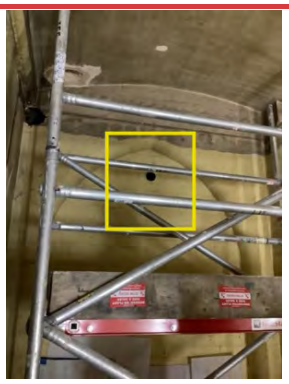


ISSUE 1

Assigned To 27

Reference position 1

2.2.24



ISSUE 2

Assigned To 27

Reference position 2

Leave as existing



ISSUE 3

Assigned To 27

Reference position 3

2.2.24

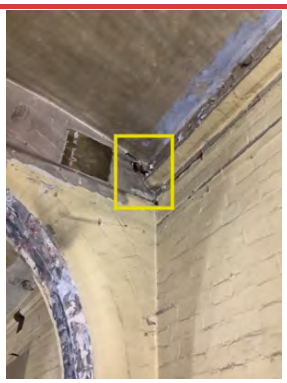


ISSUE 4

Assigned To 27

Reference position 4

2.2.23

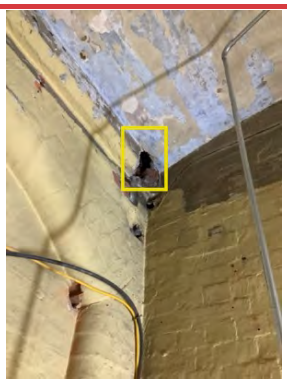


ISSUE 5

Assigned To 27

Reference position 5

2.2.24



ISSUE 6

Assigned To 27

Reference position 6

1.45.2



ISSUE 7

Assigned To 27

Reference Position 7

2.2.20



ISSUE 8

Assigned To 27

Reference Position 8.

2.2.20



ISSUE 9

Assigned To 27

Reference Position 9

1.45.2

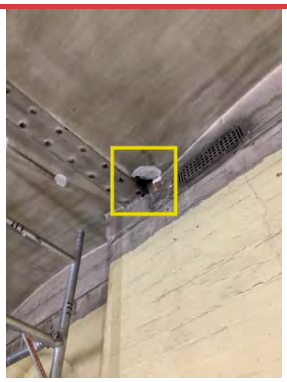


ISSUE 10

Assigned To 27

Reference position 10

1.45.2

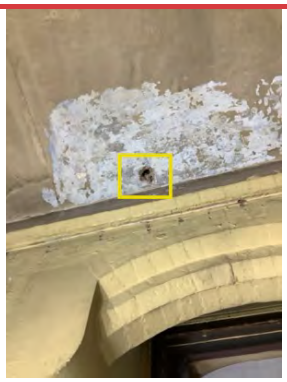


ISSUE 10

Assigned To 27

Reference position 10

1.45.2

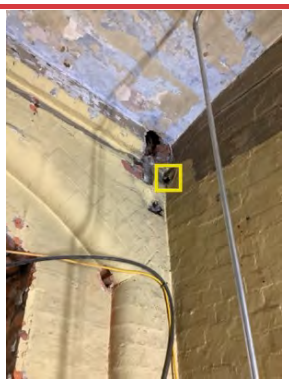


ISSUE 11

Assigned To 27

Reference position 11

1.45.2.

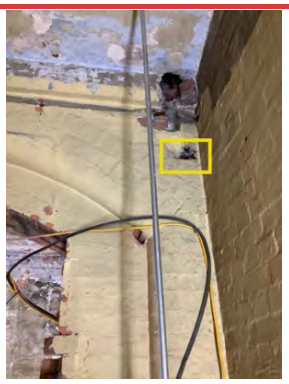


ISSUE 13

Assigned To 27

Reference position 13

2.22.20

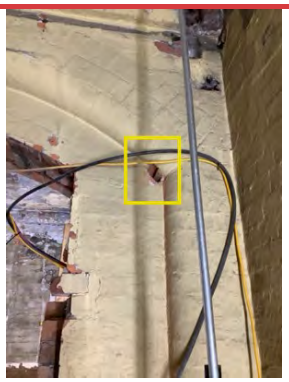


ISSUE 14

Assigned To 27

Reference position 14

2.22.20



ISSUE 15

Assigned To 27

Reference position 15

2.22.20



ISSUE 16

Assigned To Room 27

Reference position 16

2.2.7

Remove bullnoses, cut back and make good jambs to a flat face.

Approx 64 courses.

OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES

Lower Ground Floor . BWIC - Room 27 b+c

Wednesday, 23 June 2021

Prepared For MCC

10 Issues Identified

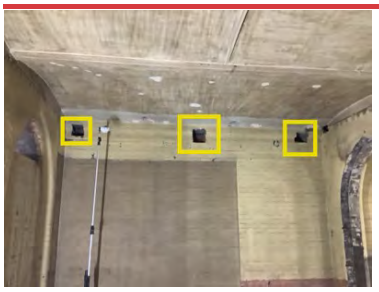


ISSUE 1

Assigned To 27b+c

2.2.20

Reference position 1



ISSUE 1 ADDITIONAL

Assigned To 27b+c

2.2.20

Reference position 1

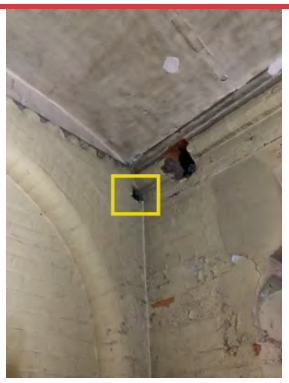


ISSUE 2

Assigned To 27b+c

Reference position 2

2.2.24



ISSUE 3

Assigned To 27

Reference position 4.

Leave as existing



ISSUE 4

Assigned To 27 b+c

Reference position 3

Leave as existing



ISSUE 5

Assigned To 27b+c

Reference position 5

2.2.24



ISSUE 6

Assigned To 27b+c

Reference position 6

Leave as existing



ISSUE 7

Assigned To 27b+c

Reference position 10.

2.2.20

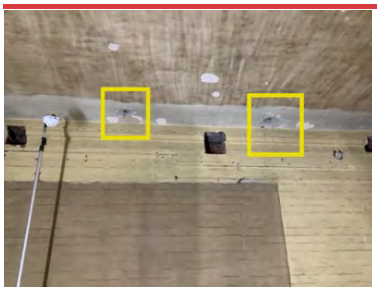


ISSUE 8

Assigned To 27b+c

Reference position 11

2.2.20



ISSUE 9

Assigned To 27b+c

Reference position 12

1.45.2

OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES

Lower Ground Floor BWIC - Room 28

Wednesday, 23 June 2021

Prepared For MCC

14 Issues Identified



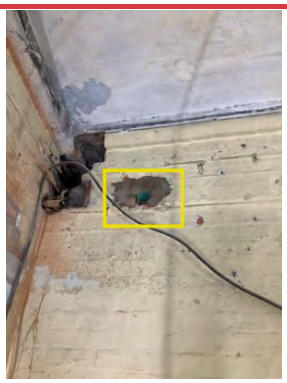
ISSUE 1

Assigned To Room 28

Reference position 1.

2.2.22

400 x 800



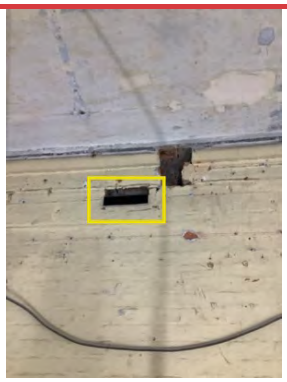
ISSUE 2

Assigned To Room 28

Reference position 2

2.2.22

200 x 300



ISSUE 3

Assigned To Room 28

Reference position 3

2.2.25

150 x 300



ISSUE 4

Assigned To Room 28

Reference position 4

2.2.20

250x400



ISSUE 5

Assigned To Room 28

Reference position 5

2.2.20

100x100



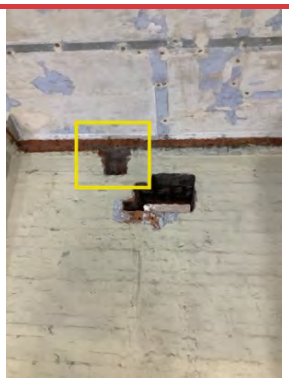
ISSUE 6

Assigned To Room 28

Reference position 6

2.2.20

300x300



ISSUE 7

Assigned To Room 28

Reference position 8

2.2.20

300 x 300



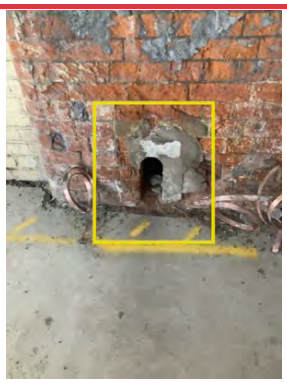
ISSUE 8

Assigned To Room 28

Reference position 9

2.2.23

150 x 250

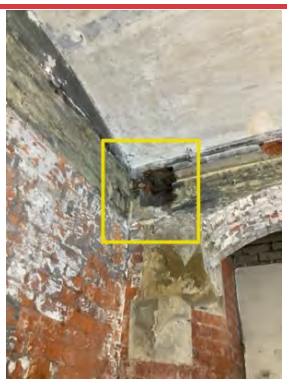


ISSUE 9

Assigned To Room 28

Reference position 11

2.2.24



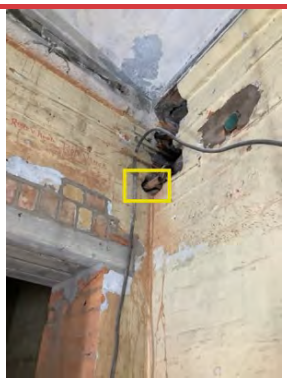
ISSUE 10

Assigned To Room 28

Reference position 12

2.2.20

300 x 300



ISSUE 11

Assigned To Room 28

Reference position 20

2.2.22



ISSUE 12

Assigned To Room 28f

Reference position 19

2.2.7



ISSUE 13

Assigned To Room 28

Reference position 17

2.2.7

1700 x 200



ISSUE 14

Assigned To Room 28

Reference Position 18

Proposed BWIC route, no repairs

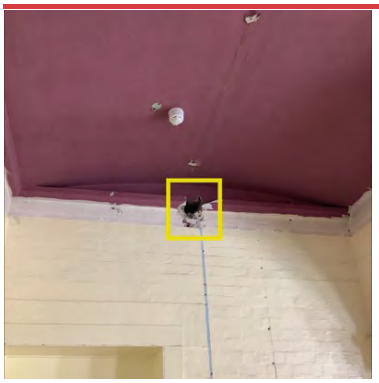
OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES LG-043

LG-043

Wednesday, 30 June 2021

Prepared For MCC

5 Issues Identified



ISSUE 1

Assigned To Room LG-043

Reference position 2

2.2.20



ISSUE 2

Assigned To Room LG-043

Reference position 1

2.2.20

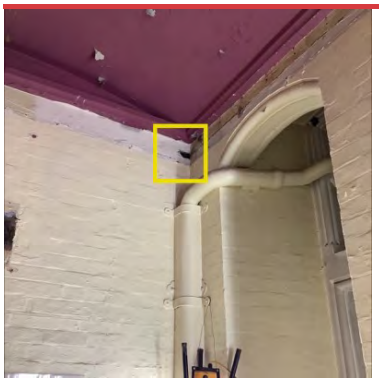


ISSUE 3

Assigned To Room LG-043

Reference position 3

2.2.20



ISSUE 4

Assigned To Room LG-043

Reference position 4

2.2.20



ISSUE 5

Assigned To Room LG-043

Reference position 7

2.2.20

OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES LG-043C

Room LG-043c

Wednesday, 30 June 2021

Prepared For MCC

23 Issues Identified



ISSUE 1

Assigned To Room LG-043c

Reference position: old 1

2.2.7



ISSUE 2

Assigned To Room LG-043c

Reference position: old 3

2.2.7



ISSUE 3

Assigned To Room LG-043c

Reference position: old 4

2.2.7



ISSUE 4

Assigned To Room LG-043c

Reference position: old 6

2.2.7



ISSUE 5

Assigned To Room LG043c

Reference position: old 8

2.2.7



ISSUE 6

Assigned To Room LG-043c

Reference position 1

2.2.20



ISSUE 7

Assigned To Room LG-043c

Reference position 2

2.2.20



ISSUE 8

Assigned To Room LG-043c

Reference Position 3

2.2.20

Infill to south wall only



ISSUE 9

Assigned To Room LG-043c

Reference positions 4 and 5

2.2.20



ISSUE 10

Assigned To Room LG-043c

Reference position 6

Stone



ISSUE 11

Assigned To Room LG-043c

Reference position 7

2.2.20



ISSUE 12

Assigned To Room LG-043c

Reference position 8

2.2.20

Already completed

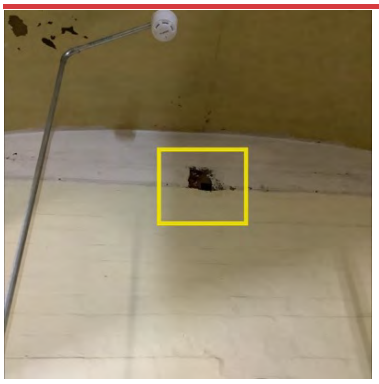


ISSUE 13

Assigned To Room LG-043c

Reference position 9

2.2.23



ISSUE 14

Assigned To Room LG-043c

Reference position 10

2.2.20



ISSUE 15

Assigned To Room LG-043c

Reference position 11

2.2.20 for holes / 2.2.23 for pipes

NB pipes could be sheaths of anchor fixings left behind.



ISSUE 16

Assigned To Room LG-043c

Reference position 12

2.2.20

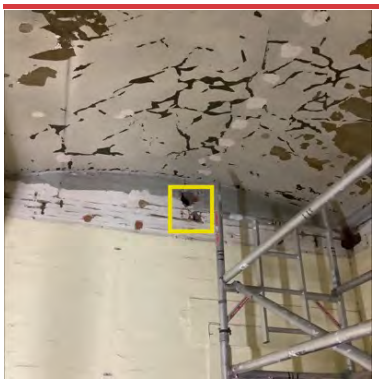


ISSUE 17

Assigned To Room LG-043c

Reference position 13

2.2.20



ISSUE 18

Assigned To Room LG-043c

Reference position 15

2.2.20



ISSUE 19

Assigned To Room LG-043c

Reference position 18

1.45.2

Work completed



ISSUE 20

Assigned To Room LG-043c

Reference position 19

1.45.2

Work completed



ISSUE 21

Assigned To Room LG-043c

Reference position 20

1.45.2



ISSUE 22

Assigned To Room LG-043c

Reference position 21

2.2.20



ISSUE 23

Assigned To Room LG-043c

Reference position 17

2.2.20

OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES LG-043D

LG-043d

Wednesday, 30 June 2021

Prepared For MCC

4 Issues Identified



ISSUE 1

Assigned To Room LG-043d

Reference position 1

2.2.20

Work completed ?



ISSUE 2

Assigned To Room LG-043d

Reference position 2

2.2.20



ISSUE 3

Assigned To Room LG-043d

Reference position 3

2.2.20



ISSUE 4

Assigned To Room LG-043d

Reference position 4

2.2.20

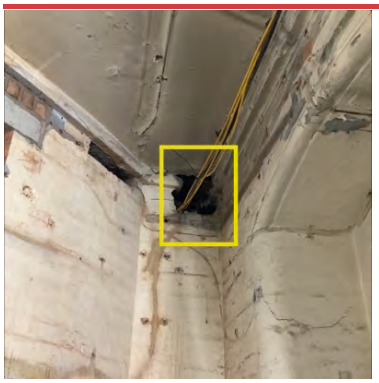
OTH LOWER GROUND FLOOR DESCOPING BWIC SERVICES LG-C01

LG-C01

Thursday, 1 July 2021

Prepared For MCC

40 Issues Identified

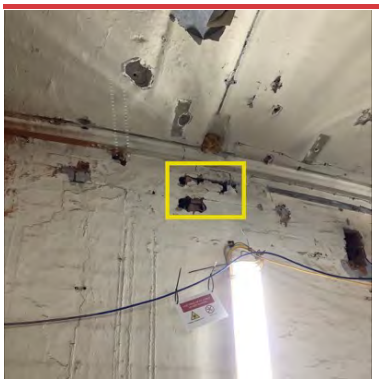


ISSUE 1

Assigned To Room C01

Reference position 1

2.2.24.

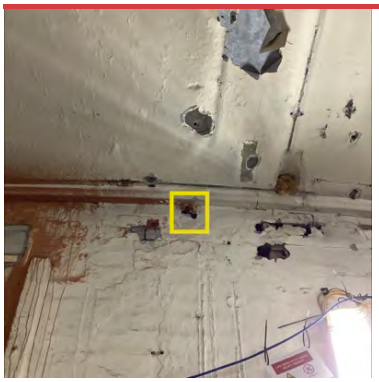


ISSUE 2

Assigned To Room C01

Reference Position 6

2.2.24



ISSUE 3

Assigned To Room C01

Reference Position 7

2.2.24

Remove foam



ISSUE 4

Assigned To Room C01

Reference position 9

2.2.24

Remove foam



ISSUE 5

Assigned To Room C01

Reference Position old 1

2.1.9 and 2.2.7



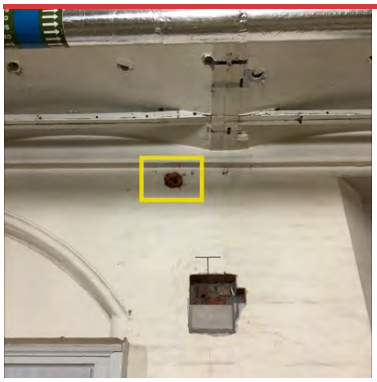
ISSUE 6

Assigned To Room C01

Reference Position 10

2.1.16

Coloured mortar repair

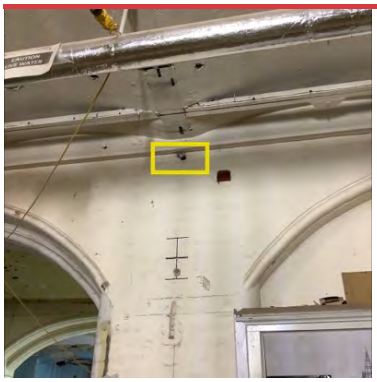


ISSUE 7

Assigned To Room C01

Reference position 12

2.2.20



ISSUE 8

Assigned To Room C01

Reference Position 16

2.2.20



ISSUE 9

Assigned To Room C01

Reference Position 19

2.2.20

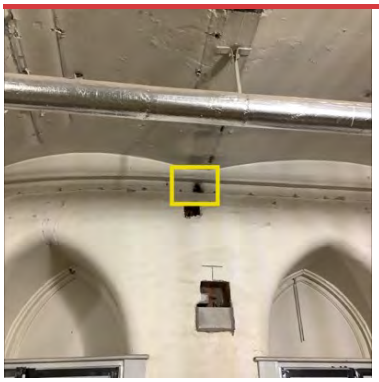


ISSUE 10

Assigned To Room C01

Reference position 20

2.2.20



ISSUE 11

Assigned To Room C01

Reference Position 28

2.2.22

Remove pipe



ISSUE 12

Assigned To Room C01

Reference position 29

2.2.20

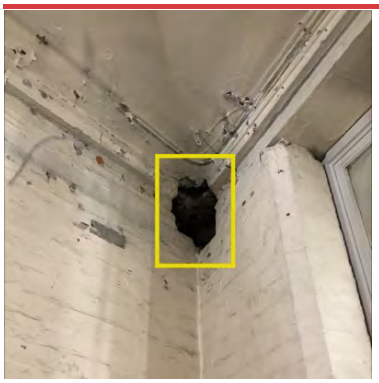


ISSUE 13

Assigned To Room C01

Reference position 30

2.2.23



ISSUE 14

Assigned To Room C01

Reference position 31

2.2.20

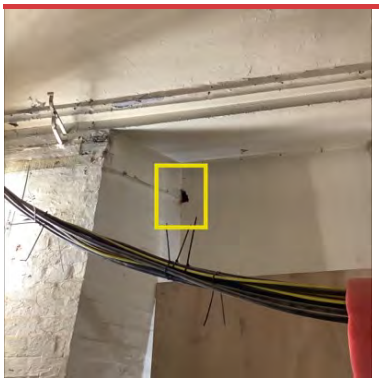


ISSUE 15

Assigned To Room C01

Reference position 32

2.2.20



ISSUE 16

Assigned To Room C01

Reference position 35

Timber panel make good?



ISSUE 17

Assigned To Room C01

Reference position 36



ISSUE 18

Assigned To Room C01

Reference position 37

2.2.23



ISSUE 19

Assigned To Room C01

Reference position 39

2.2.20



ISSUE 20

Assigned To Room C01

Reference position 41

2.2.20

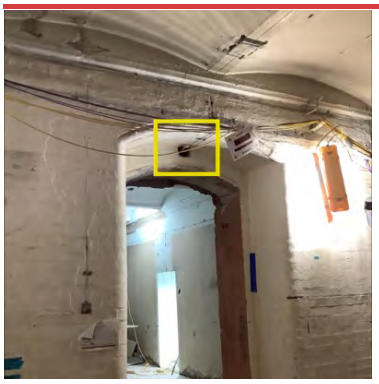


ISSUE 21

Assigned To Room C01

Reference position 43

2.2.20



ISSUE 22

Assigned To Room C01

Reference position 44

2.2.20

Possible retained for new services



ISSUE 23

Assigned To Room C01

Reference position 47

2.2.20

Remove cable



ISSUE 24

Assigned To Room C01

Reference position 48

2.2.20



ISSUE 25

Assigned To Room C01

Reference position 49

2.2.20



ISSUE 26

Assigned To Room C01

Reference position 50

2.2.23



ISSUE 27

Assigned To Room C01

Reference position 51

2.2.23



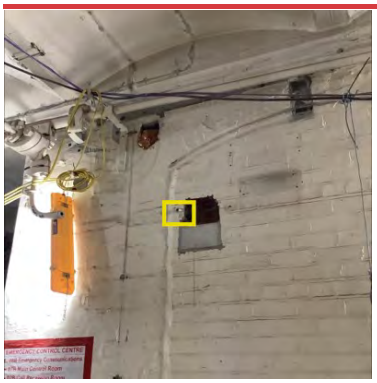
ISSUE 28

Assigned To Room C01

Reference position 52

2.2.20

Remove pipe

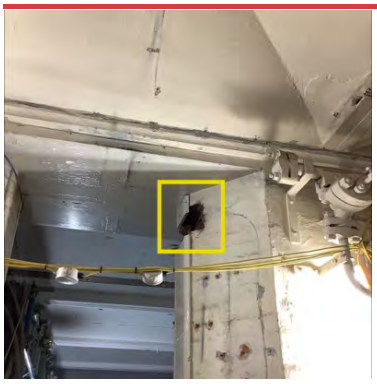


ISSUE 29

Assigned To Room C01

Reference position 53

2.2.23



ISSUE 30

Assigned To Room C01

Reference position 54

2.2.7



ISSUE 31

Assigned To Room C01

Reference position 55

1.45.2

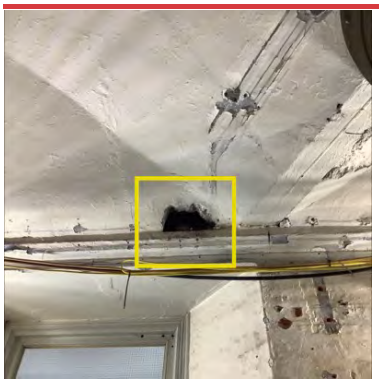


ISSUE 32

Assigned To Room C01

Reference position 56

1.45.2



ISSUE 33

Assigned To Room C01

Reference position 57

1.45.2



ISSUE 34

Assigned To Room C01

Reference position 58

1.45.5



ISSUE 35

Assigned To Room CO1

Reference position 59

Typical Example - 48 no instances

1.45.5

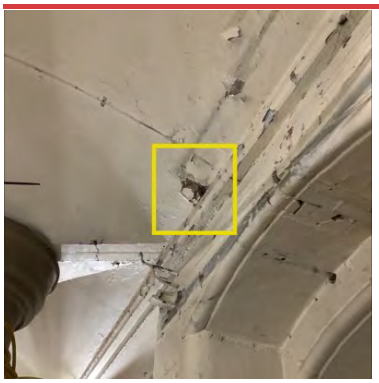


ISSUE 36

Assigned To Room C01

Reference position 60

1.45.5



ISSUE 37

Assigned To Room C01

Reference position 61

1.45.3



ISSUE 38

Assigned To Room C01

Reference position 62

1.45.3



ISSUE 39

Assigned To Room C01

Reference position 64

1.45.2



ISSUE 40

Assigned To Room C01

Reference position 65

2.2.20

To LG-004

50x200

PURCELL