OUR TOWN HALL

PROJECT



STAGE 5

LEVEL 05 - INTERNAL REPAIR SCHEDULES

OTH-PUR-TH-05-SCH-A-5906

JULY 2026

PURCELL

JAMIE COATH

Project Office, Rm 308, Town Hall, Manchester, M60 2LA
Jamie.Coath@purcelluk.com
+44 (0) 7970 097 432
www.purcelluk.com

OUR TOWN HALL PROJECT

All rights in this work are reserved. No part of this work may be reproduced, stored or transmitted in any form or by any means (including without limitation by photocopying or placing on a website) without the prior permission in writing of Purcell except in accordance with the provisions of the Copyright, Designs and Patents Act 1988. Applications for permission to reproduce any part of this work should be addressed to Purcell at info@purcelluk.com.

Undertaking any unauthorised act in relation to this work may result in a civil claim for damages and/or criminal prosecution. Any materials used in this work which are subject to third party copyright have been reproduced under licence from the copyright owner except in the case of works of unknown authorship as defined by the Copyright, Designs and Patents Act 1988. Any person wishing to assert rights in relation to works which have been reproduced as works of unknown authorship should contact Purcell at info@purcelluk.com.

Purcell asserts its moral rights to be identified as the author of this work under the Copyright, Designs and Patents Act 1988.

Purcell® is the trading name of Purcell Architecture Ltd.

© Purcell 2025

DOCUMENT TITLE	DOCUMENT REVISION	ISSUED FOR	ISSUED DATE	ISSUED BY	REVIEWED BY	REVISION NOTES
OTH-PUR-TH-05-SCH-A-5906	-	For Review & Comment	20/12/19	RB	JC	
OTH-PUR-TH-05-SCH-A-5906	01	Issued for Tender	11/06/21	RB	JC	Updated following Re-scoping
OTH-PUR-TH-05-SCH-A-5906	02	For Tender	30/07/21	MS	RB	Update to include revised specification references and quantities
OTH-PUR-TH-05-SCH-A-5906	03	For Construction	22/10/21	MS	RB	Issued for Construction
OTH-PUR-TH-05-SCH-A-5906	04	For Construction	05/09/25	JBAC	GO	Repairs updated following site walks with WPC, Skirting repairs updated to refer to reports issued to Purcell-EWN-001349
OTH-PUR-TH-05-SCH-A-5906	05	For Construction	22/07/26	ANB	GO	Works to corridor floors omitted as Purcell-EWN-001708

MANCHESTER CITY COUNCIL
PURCELL
ARUP
FAITHFUL+GOULD
mace
RAMBOLL

CONTENTS

1.0 INTERNAL REPAIR PRINCIPLES

- 1.01 Overview
- 1.02 Background
- 1.03 Definition of Repair
- 1.04 Location
- 1.05 Core & Wider Project Values
- 1.06 Principles of Repair Specification & Heritage Impact Assessment
- 1.07 Repair Category Definitions
- 1.08 Internal Repair schedule development
- 1.09 Report Structure

2.0 INTERNAL REPAIR SCHEDULES

- 2.01 Level 05 Internal Repair Schedules

3.0 APPENDIX

- 3.01 Level 05 Internal Repair Room Type reference plan
- 3.02 Level 05 Circulation Plan - Mark-up

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 05 Internal Repair Schedules

Level 5: Room 05-001 (601)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026
PROPOSED ROOM USES: **Commerical Offices**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **OFF-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~CEILING~~	~~1.3 Exposed timber trusses (roof ceiling floor)~~	~~Repair~~	~~1.3.4 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	1.10 Lath and plaster to ceiling joists below roof voids	Repair	1.10.1 Removal of defective/missing area and replacement with traditional lath and plaster.	1m (l) x 1m (w)	Above 3.5m	Essential	M20-566* M23-300*		
CEILING	1.10 Lath and plaster to ceiling joists below roof voids	Repair	1.10.4 Repair cracks in lath and plaster, prepare for acoustic lining.	18 lin m	Above 3.5m	Essential	M20-310B M20-311B		
~~CEILING~~	~~1.10 Lath and plaster to ceiling joists below roof voids~~	~~Repair~~	~~1.10.6 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 defective plaster being removed.~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
~~CEILING~~	~~1.32 Profiled timber cornices~~	~~Repair~~	~~1.32.6 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 cornice being removed~~	~~Above 3.5m~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.3 Repair Cracks in plaster, prepare and decorate	25 lin m	All	Essential	M20-310B M20-311B		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	–	~~81.73m²~~	~~All~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	0-10no.	All	Essential	M20-742 M23-540		
~~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.~~	~~2no.~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505~~ ~~M60-539~~ ~~M60-540~~ ~~I30-165~~		
WALLS	2.28 Decorative run plaster moulding to walls	Repair	2.28.3 Repair cracks in plaster.	2 lin m	Above 3.5m	Necessary	M23-591B, M23-593B		

Level 5: Room 05-001 (601)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

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

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~WALLS~~	~~2.28 Decorative run plaster moulding to walls~~	~~Repair~~	~~2.28.5 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.~~	~~Up to 2m~~	~~Necessary~~	~~M23-591B, M23-593B~~	~~10 no. feature plaster moulding to the base of timber trusses.~~	
~~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.~~	~~1m²~~	~~N/A~~	~~Essential~~	~~K20 110A~~	~~TBC following soft strip.~~	

Level 5: Room 05-002a (603)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

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

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~CEILING~~	~~1.1 Ceiling joists associated with timber roof structures (in roof void)~~	~~Repair~~	~~1.1.4 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~~	~~1.1 Ceiling joists associated with timber roof structures (in roof void)~~	~~Repair~~	~~1.1.3 Insert joist hangers to rectify sagging.~~	~~2 lin m~~ (1no. hanger)	~~Above 3.5m~~	~~Essential~~	**~~n/a~~**	~~1no. shake.~~ ~~For further detail refer to Structural Engineer's spec. OTH-RAM-TH-XX-SPE-S-0005~~	REV 4: Omitted. Refer to FABER-SUBRFI-000029
~~CEILING~~	~~1.8 Profiled timber linings to roof light reveal~~	~~Repair~~	~~1.8.2 Prepare and decorate timber lining to roof light reveal.~~	~~3m²~~	~~Above 3.5m~~	~~Necessary~~	~~M60-401B~~		REV 4: Omitted. Refer to FABER-SUBRFI-000040
CEILING	1.10 Lath and plaster to ceiling joists below roof voids	Repair	1.10.4 Repair cracks in lath and plaster, prepare & decorate	8 lin m	Above 3.5m	Essential	M20-310B M20-311B		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.3 Repair Cracks in plaster, prepare and decorate	4 lin m	Up to 2m	Essential	M20-310B M20-311B		
~~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.~~	~~46.28m²~~	~~All~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	0-5no.	Up to 3.5m	Essential	M20-742 M23-540	To window reveal.	
WALLS	2.5 Lath and plaster on timber studs	Repair	2.5.1 Removal of defective/ missing area and replacement with traditional lath and plaster.	1m²	Up to 2m	Essential	M20-566 M20-200A		
WALLS	2.5 Lath and plaster on timber studs	Repair	2.5.3 Repair cracks in lath and plaster, prepare for thermal lining.	2 lin m	Up to 2m	Essential	M20-310B M20-311B		
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/non matching/ missing section and splice in new section of profiled timber skirting~~	~~2 lin m~~	~~All~~	~~Necessary~~	~~P20-110~~	~~Missing skirting.~~	REV4: For skirting repairs, refer to reports issued to **Purcell-EWN-001349**

Level 5: Room 05-002a (603)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

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

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~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.~~	~~2 no.~~		~~Necessary~~	~~M60-505 M60-539 M60-540 F30-165~~		
WALLS	2.20 Wrought iron screens	Repair	2.20.4 Repair wrought iron screen in situ, prepare and decorate.	100 x 100mm	Up to 3.5m	Necessary	C50*-326	Very small section missing in squared profile panel.	
~~WALLS~~	~~2.25 Profiled timber panel beading to wall panels~~	~~Repair~~	~~2.25.2 Reinstate profiled timber panel beading to walls, prepare and decorate.~~	~~4 lin m~~	~~Up to 3.5m~~	~~Necessary~~	~~C51-274~~	~~omit~~	REV4: Omitted
~~WALLS~~	~~2.27 Timber Access Panels~~	~~Repair~~	~~2.27.1 Replace missing / defective access hatch with new~~	~~2 no. (Total - 2m²)~~	~~Up to 3.5m~~	~~Essential~~	~~K20-360~~		REV 4: Omitted.Existing access panels omitted refer to drawing - OTH-PUR-TH-05-DWG-A-5984 - for new access hatch details - Purcell-EWN-001119
WALLS	2.30 Window Seats (Timber)	Repair	2.30.1 Replace missing / defective window seat /access panel with new	1m (deep) x 7m (w)	Up to 2m	Essential	C93-300B		
~~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.~~	~~1m²~~	~~N/A~~	~~Essential~~	~~K20-110A~~	~~TBC following soft strip.~~	

Level 5: Room 05-003 (605_1,605_2)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

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

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for ''05/09/2025'' issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~CEILING~~	~~1.10 Lath and plaster to ceiling joists below roof voids~~	~~Repair~~	~~1.10.6 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~~	~~1.29 Decorative feature in ceiling~~	~~Repair~~	~~1.29.3 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*~~		
~~CEILING~~	~~1.32 Profiled timber cornices~~	~~Repair~~	~~1.32.6 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~0m²~~	~~Above 3.5m~~	~~Essential~~	~~L20 XXX~~		
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.3 Remove salts of efflorescence by poulticing	2m²	Above 3.5m	Essential	C40-220B	Difficult to identify efflorescence due to paint finish to 1no. window.	
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.14 Remove paint from ashlar~~	~~100%~~	~~Above 3.5m~~	~~Necessary~~	~~M60-507*~~		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.3 Repair Cracks in plaster, prepare and decorate~~	~~4 lin m~~	~~Up to 3.5m~~	~~Essential~~	~~M20-310B~~ ~~M20-311B~~		
~~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.~~	~~21.43m²~~	~~All~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~	~~All areas except areas of plaster being removed.~~	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.7 Replace areas of lost or detached finishing coat. Area to receive new finishing coat to match existing.	0.5m²	Up to 3.5m	Essential	M23-540*		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 50mm) and make good finishing coat	15-20no.	All	Essential	M20-742 M23-540		

Level 5: Room 05-003 (605_1,605_2)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

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

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for ''05/09/2025'' issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/non matching/ missing section and splice in new section of profiled timber skirting~~	~~24 lin m~~	~~All~~	~~Necessary~~	~~P20-110~~	~~Missing skirting.~~	REV4: For skirting repairs, refer to reports issued to **Purcell-EWN-001349**
~~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.~~	~~2no.~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505 M60-539 M60-540 F30-165~~		
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.	Up to 3.5m	Essential	C50-342B		
~~WALLS~~	~~2.27 Timber Acess Panels~~	~~Repair~~	~~2.27.1 Replace missing / defective access hatch with new~~	~~1no. (0.5m²)~~	~~Up to 2m~~	~~Essential~~	~~K20-360~~		REV4: Omit - Existing access panels omitted refer to drawing - OTH-PUR-TH-05-DWG-A-5984 - for new access hatch details
WALLS	2.30 Window Seats (Timber)	Repair	2.30.1 Replace missing / defective window seat /access panel with new	0.5m (depth) x 1.7m (w)	Up to 2m	Necessary	C93-300B		
WALLS	2.30 Window Seats (Timber)	Repair	2.30.1 Replace missing / defective window seat /access panel with new	0.6m (depth) x 1.7m (w)	Up to 2m	Necessary	C93-300B		

Level 5: Room 05-003 (605_1,605_2)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

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

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for ''05/09/2025'' issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~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~~	~~TBC following soft strip.~~	

Level 5: Room 05-004 (606)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026
PROPOSED ROOM USES: **Commerical Offices**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **OFF-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for ''05/09/2025'' issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
CEILING	1.3 Exposed timber trusses (roof ceiling floor)	Repair	1.3.3 Prepare and decorate timber truss	4 no. trusses @ 9m long each Total allowance = 18 lin m of truss length	Above 3.5m	Essential	M60-510	~~Further investigation needed following paint strip.~~	
~~CEILING~~	~~1.3 Exposed timber trusses (roof ceiling floor)~~	~~Repair~~	~~1.3.4 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 defective truss being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
CEILING	1.7 'V'-jointed **T&G boarding** above rafters/ceiling joists	Repair	~~1.7.1 **Replace defective** section of 'v'-jointed T&G boarding and prepare~~ Prepare and decorate	~~1m²~~ All	Above 3.5m	Essential	C51-270	Advise rub down and re-paint to remainder of areas than do not not require replacement.	REV4: Desoped to Decorations only
~~CEILING~~	~~1.7 'V'-jointed **T&G boarding** above rafters/ceiling joists~~	~~Repair~~	~~1.7.1 **Replace defective** section of 'v'-jointed T&G boarding and prepare~~	~~2.5m (h) x 2.6m (w)~~	~~Above 3.5m~~	~~Essential~~	~~C51~~	Advise rub down and re-paint.	
~~CEILING~~	~~1.7 'V'-jointed **T&G boarding** above rafters/ceiling joists~~	~~Repair~~	~~1.7.3 Conduct **paint analysis** to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~11.1m²~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
CEILING	1.10 Lath and plaster to ceiling joists below roof voids	Repair	1.10.2 Refix lath and plaster from below, make good with traditional lath and plaster	8 lin m	Above 3.5m	Essential	M20-589A		
~~CEILING~~	~~1.10 Lath and plaster to ceiling joists below roof voids~~	~~Repair~~	~~1.10.4 Repair cracks in lath and plaster, prepare for acoustic lining.~~	~~6 lin m~~	~~Above 3.5m~~	~~Essential~~	~~M20-310B~~ ~~M20-311B~~		

Level 5: Room 05-004 (606)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

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

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for ''05/09/2025'' issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~CEILING~~	~~1.32 Profiled timber cornices~~	~~Repair~~	~~1.32.6 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 cornice being removed~~	~~All~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
~~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.~~	~~29.41m²~~	~~All~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	**250 no.**	All	Essential	M23-540*		
~~WALLS~~	~~2.7 Inserted stud partitions~~	~~Repair~~	~~2.7.6 Repair cracks in plaster.~~	~~3m²~~	~~Up to 3.5m~~	~~Essential~~	~~M20-XXX~~	~~Defects.~~	
~~WALLS~~	~~2.7 Inserted stud partitions~~	~~Repair~~	~~2.7.6 Repair cracks in plaster.~~	~~3 lin m~~	~~Up to 3.5m~~	~~Essential~~	~~M20-XXX~~	~~Cracks.~~	
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/non matching/ missing section and splice in new section of profiled timber skirting~~	~~40 lin m~~	~~All~~	~~Necessary~~	~~P20-110A~~		REV4: For skirting repairs, refer to reports issued to **Purcell-EWN-001349**
~~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 pc insect mesh to rear of grille.~~	~~2no.~~	~~Above 3.5m~~	~~Essential~~	~~M60-505~~ ~~M60-539~~ ~~M60-540~~ ~~F30-165~~		
WALLS	~~2.30 Window Seats (Timber)~~	~~Repair~~	~~2.30.1 Replace missing / defective window seat /access panel with new~~	~~0.8m (h) x 1.7m (w)~~	~~Up to 2m~~	~~Necessary~~	~~C51-XXX~~	~~Seat.~~	

Level 5: Room 05-004 (606)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

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

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
WALLS	~~2.30 Window Seats (Timber)~~	~~Repair~~	~~2.30.1 Replace missing / defective window seat /access panel with new~~	~~0.4m (h) x 1.7m (w)~~	~~Up to 2m~~	~~Necessary~~	~~C51-XXX~~	~~Back rest.~~	
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. 300 x 500mm	Up to 3.5m	Essential	C50-342B	2no. Decorative wall grilles located. 1no. is blocked up.	
~~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~~	~~TBC following soft strip.~~	

Level 5: Room 05-005 (607)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

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

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~CEILING~~	~~1.3 Exposed timber trusses (roof ceiling floor)~~	~~Repair~~	~~1.3.4 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 defective truss being removed.~~	~~Above 3.5m~~	~~Necessary~~	~~M60 505*~~ ~~M60 507*~~		
CEILING	1.10 Lath and plaster to ceiling joists below roof voids	Repair	1.10.4 Repair cracks in lath and plaster, prepare for acoustic lining.	29 lin m	Above 3.5m	Essential	M20-310B M20-311B		
~~CEILING~~	~~1.11 Lath and plaster ceilings on joists below concrete jack arch ceilings~~	~~Repair~~	~~1.11.4 Remove peeling paint layers from lath and plaster.~~	~~5 m²~~	~~Above 3.5m~~	~~Essential~~	~~L20-XXX~~	~~Allowance~~	
~~CEILING~~	~~1.32 Profiled timber cornices~~	~~Repair~~	~~1.32.2 Remove defective/ missing section and splice in new section of profiled timber picture rail, prepare and decorate~~	~~5 lin m~~	~~Above 3.5m~~	~~Essential~~	~~M23-593B~~ ~~M23-535~~	~~2 lin m + 3 lin m. Allowance to repair damaged profile sections. Plus full depth repair where potentially damaged due to water ingress~~	
~~CEILING~~	~~1.32 Profiled timber cornices~~	~~Repair~~	~~1.32.6 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 cornice being removed~~	~~Above 3.5m~~	~~Essential~~	~~M60 505*~~ ~~M60 507*~~		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.3 Repair Cracks in plaster, prepare and decorate~~	~~8 lin m~~	~~All~~	~~Essential~~	~~M20-310B~~ ~~M20-311B~~		
~~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.~~	~~4.295m²~~	~~All~~	~~Essential~~	~~M60 505*~~ ~~M60 507*~~		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat~~	~~0 5no.~~	~~All~~	~~Essential~~	~~M20 742~~ ~~M23 540~~		

Level 5: Room 05-005 (607)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

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

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for ''05/09/2025'' issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~WALLS~~	~~2.15 Freestanding stone column, capital and base~~	~~Repair~~	~~2.15.12 Remove paint from ashlar~~	~~6 no.~~	~~Above 2m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
~~WALLS~~	~~2.28 Decorative run plaster moulding to walls~~	~~Repair~~	~~2.28.3 Repair cracks in plaster.~~	~~12 lin m~~	~~Above 3.5m~~	~~Necessary~~	~~M23-591B,~~ ~~M23-593B~~		
~~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~~	~~TBC following soft strip~~	

Level 5: Room 05-006 (609)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

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

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~CEILING~~	~~1.10 Lath and plaster to ceiling joists below roof voids~~	~~Repair~~	~~1.10.4 Repair cracks in lath and plaster, prepare for acoustic lining.~~	~~10 lin m~~	~~Above 3.5M~~	~~Essential~~	~~M20-310B M20-311B~~	~~4 no.~~	
CEILING	1.10 Lath and plaster to ceiling joists below roof voids	Repair	1.10.5 Remove peeling paint layers from lath and plaster.	$10m^2$	Above 3.5M	Essential	M60-510		
~~CEILING~~	~~1.10 Lath and plaster to ceiling joists below roof voids~~	~~Repair~~	~~1.10.6 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~~	~~1.14 Profiled lath and run plaster on timber studwork around steel floor **girders** (downstand beams to jack arch construction)~~	~~Repair~~	~~1.14.6 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 run plaster being removed~~	~~Above 3.5M~~	~~Essential~~	~~L20-XXX~~		
~~CEILING~~	~~1.32 Profiled timber cornices~~	~~Repair~~	~~1.32.2 Remove defective/ missing section and splice in new section of profiled timber picture rail, prepare and decorate~~	~~4 lin m~~	~~Above 3.5m~~	~~Essential~~	~~M23-593B M23-535~~		
~~CEILING~~	~~1.32 Profiled timber cornices~~	~~Repair~~	~~1.32.6 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 cornice being removed~~	~~Above 3.5m~~	~~Essential~~	~~M60-505* M60-507*~~		
~~CEILING~~	~~1.34 Timber access panel~~	~~Repair~~	~~1.34.1 Replace missing / defective access hatch with new~~	~~2no. (Total = $2m^2$)~~	~~Above 3.5m~~	~~Essential~~	~~K20-360~~		REV4: Omitted
WALLS	2.1 Masonry (stone ashlar)	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.	$2m^2$	Up to 3.5m	Essential	M60-507*	1no. stone ashlar unit to window opening. Unable to fully survey efflorescence due to paint covering.	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.1 Removal of defective/ missing area of plaster, renew with traditional two coat plaster,	0.9m (h) x 0.9m (w)	Up to 2m	Essential	M23-311, M20-566		

Level 5: Room 05-006 (609)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026
PROPOSED ROOM USES: **Commerical Offices**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **OFF-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Change "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and om struck out.**

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	Revision description
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.3 Repair Cracks in plaster, prepare and decorate~~	~~6 lin m~~	~~Up to 3.5m~~	~~Essential~~	~~M20-310B M20-311B~~		
~~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~~	~~Essential~~	~~M60-505* M60-507*~~		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	**250 no.**	All	Essential	M23-540*		
~~WALLS~~	~~2.5 Lath and plaster on timber studs~~	~~Repair~~	~~2.5.1 Removal of defective/ missing area and replacement with traditional lath and plaster.~~	~~2.4m (h) x 2.9m (w)~~	~~All~~	~~Essential~~	~~M20-566 M20-200A~~		
~~WALLS~~	~~2.5 Lath and plaster on timber studs~~	~~Repair~~	~~2.5.1 Removal of defective/ missing area and replacement with traditional lath and plaster.~~	~~2.9m (h) x 2.4m (w)~~	~~All~~	~~Essential~~	~~M20-566 M20-200A~~		
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/non matching/ missing section and splice in new section of profiled timber skirting~~	~~30 lin m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A~~		REV4: For skirting repairs, refer to reports issued to **Purcell-EWN-001349**
WALLS	2.28 Decorative run plaster moulding to walls	Repair	2.28.3 Repair cracks in plaster.	12 lin m	All	Necessary	M23-591B, M23-593B		
~~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.~~	~~100%~~	~~Up to 2m~~	~~Essential~~	~~K20-110A~~	~~TBC following soft strip.~~	

Level 5: Room 05-007 (610)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026
PROPOSED ROOM USES: **Commerical Offices**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **OFF-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **12/05/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~CEILING~~	~~1.3 Exposed timber trusses (roof ceiling floor)~~	~~Repair~~	~~1.3.4 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 timber truss being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~	Appears in good condition.	
CEILING	1.10 Lath and plaster to ceiling joists below roof voids	Repair	1.10.1 Removal of defective/missing area and replacement with traditional lath and plaster.	1.5m²	Above 3.5m	Essential	M20-566* M23-300*	When intrusive surveys undertaken	
CEILING	1.10 Lath and plaster to ceiling joists below roof voids	Repair	1.10.4 Repair cracks in lath and plaster, prepare for acoustic lining.	12 lin m	Above 3.5m	Essential	M20-310B, M20-311B		
~~CEILING~~	~~1.10 Lath and plaster to ceiling joists below roof voids~~	~~Repair~~	~~1.10.5 Remove peeling paint layers from lath and plaster.~~	~~5m²~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~	~~Allowance~~	
CEILING	1.32 Profiled timber cornices	Repair	1.32.7 Repair cracks in timber picture rail, prepare and decorate	9 lin m	Above 3.5m	Necessary	C51-270		
CEILING	1.32 Profiled timber cornices	Repair	1.32.2 Remove defective/ missing section and splice in new section of profiled timber picture rail, prepare and decorate	3.5 lin m	Above 3.5m	Essential	C51-276	0.5 lin m - full depth section of fascia in corner where damaged. Plus additional 3m allowance for splice repairs to upper profiles section, where damaged	
~~CEILING~~	~~1.32 Profiled timber cornices~~	~~Repair~~	~~1.32.6 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 cornice being removed~~	~~Above 3.5m~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.3 Repair Cracks in plaster, prepare and decorate~~	~~10 lin m~~	~~All~~	~~Essential~~	~~C51-274~~		
~~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~~	~~Essential~~	~~K20-360~~		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.18 Remove areas of peeling or loose paint layers from plaster.	0.5m²	Up to 3.5m	Essential	M60-510	Brush off flaking paint	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	30 no.	All	Essential	M23-540*		
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/non matching/ missing section and splice in new section of profiled timber skirting~~	~~0.8 lin m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93-308B~~		REV4: For skirting repairs, refer to reports issued to **Purcell-EWN-001349**

Level 5: Room 05-007 (610)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

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

SURVEY DATE: **12/05/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
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.	Up to 3.5m	Essential	C50-342B	Covered over. Assume present and in good condition.	
~~WALLS~~	~~2.15 Freestanding stone column, capital and base~~	~~Repair~~	~~2.15.12 Remove paint from ashlar~~	~~6 no.~~	~~Above 2m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~	6 corbels. Leave for repainting.	
~~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~~	~~TBC following soft strip~~	

Level 5: Room 05-008 & 05-008a (613)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026
PROPOSED ROOM USES: **Commerical Offices**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **OFF-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **12/05/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~CEILING~~	~~1.3 Exposed timber trusses (roof ceiling floor)~~	~~Repair~~	~~1.3.4 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 timber truss being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
CEILING	1.10 Lath and plaster to ceiling joists below roof voids	Repair	1.10.1 Removal of defective/missing area and replacement with traditional lath and plaster.	2m²	Above 3.5m	Essential	M20-566* M23-300*	Where intrusive surveys undertaken	
CEILING	1.10 Lath and plaster to ceiling joists below roof voids	Repair	1.10.4 Repair cracks in lath and plaster, prepare for acoustic lining.	18 lin m	Above 3.5m	Essential	M20-310B M20-311B		
~~CEILING~~	~~1.10 Lath and plaster to ceiling joists below roof voids~~	~~Repair~~	~~1.10.6 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	1.10 Lath and plaster to ceiling joists below roof voids		1.10.5 Remove peeling paint layers from lath and plaster.	0.5m²	Above 3.5m	Essential	M60-510	Flaking plaster. Bruch down with phosphur bronze brush.	
~~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 plaster cornice being removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
~~CEILING~~	~~1.32 Profiled timber cornices~~	~~Repair~~	~~1.32.6 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 timber cornice being removed~~	~~Above 3.5m~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
~~WALLS~~	~~2.1 Masonry (stone ashlar)~~	~~Repair~~	~~2.1.14 Remove paint from ashlar~~	~~100%~~	~~Above 3.5m~~	~~Essential~~	~~M60-507*~~	~~2no. 5 part windows~~ ~~1no. 3 part windows~~ ~~Clean paint from stone window surrounds~~	
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.19 Brush down with phospur bronze brush in preparation for subsequent decoration	2m²	Above 3.5m	Essential	M60-510	To 3-part window. Flaking paint.	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.3 Repair Cracks in plaster, prepare and decorate	2 lin m	All	Essential	M20-310B M20-311B		

Level 5: Room 05-008 & 05-008a (613)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

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

SURVEY DATE: **12/05/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~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~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	150no.	All	Essential	M23-540*		
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/non matching/ missing section and splice in new section of profiled timber skirting~~	~~3 lin m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93-308B~~	~~2.55 lin m (05-008) + 0.45 lin m (05-008a)~~	REV4: For skirting repairs, refer to reports issued to **Purcell-EWN-001349**
WALLS	2.28 Decorative run plaster moulding to walls	Repair	2.28.3 Repair cracks in plaster.	12 lin m	Above 3.5m	Necessary	M23-591B, M23-593B, M20-697		
~~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~~	Still obscured by unstripped floor covering	
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.	3no.	Up to 3.5m	Essential	C50-342B	2 no. to East wall, 1 no. to fireplace. 500 x 200.	
~~CEILING~~	~~1.34 Timber Access Panels~~	~~Repair~~	~~1.34.2 Strip existing finishes, make good damage, refix / rehang existing hatch to full working order with refurbished ironmongery.~~	~~2 no. hatches. 1no. 500 x 500, 1 no. 500 x 600.~~	~~Up to 3.5m~~	~~Necessary~~	~~C93-301B~~	~~Good condition. To west side, missing architrve and making good plaster around hatch 0.5m²~~	REV4: REPAIR OMITTED

Level 5: Room 05-009 (A6.62)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026
PROPOSED ROOM USES: **Commerical Offices**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **OFF-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **12/05/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~CEILING~~	~~1.3 Exposed timber trusses (roof ceiling floor)~~	~~Repair~~	~~1.3.4 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~~	~~1.6 Exposed section of wallplate~~	~~Repair~~	~~1.6.3 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 defective wallplate being removed.~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
CEILING	1.10 Lath and plaster to ceiling joists below roof voids	Repair	1.10.4 Repair cracks in lath and plaster, prepare for acoustic lining.	3m²	Above 3.5m	Essential	M20-310B M20-311B		
~~CEILING~~	~~1.10 Lath and plaster to ceiling joists below roof voids~~	~~Repair~~	~~1.10.6 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~~	~~1.32 Profiled timber cornices~~	~~Repair~~	~~1.32.2 Remove defective/ missing section and splice in new section of profiled timber picture rail, prepare and decorate~~	~~1 lin m~~	~~Above 3.5m~~	~~Essential~~	~~M23-593B~~ ~~M23-535~~		
~~CEILING~~	~~1.32 Profiled timber cornices~~	~~Repair~~	~~1.32.6 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 cornice being removed~~	~~Above 3.5m~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.3 Repair Cracks in plaster, prepare and decorate~~	~~5 lin m~~	~~All~~	~~Essential~~	~~M20-310B~~ ~~M20-311B~~	~~Allowance retained~~	
~~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~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat~~	~~0-10no.~~	~~All~~	~~Essential~~	~~M20-742~~ ~~M23-540~~	All plaster removed	
~~WALLS~~	~~2.5 Lath and plaster on timber studs~~	~~Repair~~	~~2.5.1 Removal of defective/ missing area and replacement with traditional lath and plaster.~~	~~1.3m (h) x 1.4m (w)~~	~~Up to 2m~~	~~Essential~~	~~M20-566~~ ~~M20-200A~~		
~~WALLS~~	~~2.5 Lath and plaster on timber studs~~	~~Repair~~	~~2.5.1 Removal of defective/ missing area and replacement with traditional lath and plaster.~~	~~0.9m (h) x 0.8m (w)~~	~~Up to 2m~~	~~Essential~~	~~M20-566~~ ~~M20-200A~~		
~~WALLS~~	~~2.5 Lath and plaster on timber studs~~	~~Repair~~	~~2.5.1 Removal of defective/ missing area and replacement with traditional lath and plaster.~~	~~1.4m (h) x 1.9m (w)~~	~~Up to 2m~~	~~Essential~~	~~M20-566~~ ~~M20-200A~~		
~~WALLS~~	~~2.5 Lath and plaster on timber studs~~	~~Repair~~	~~2.5.1 Removal of defective/ missing area and replacement with traditional lath and plaster.~~	~~1.55m (h) x 0.25m (w)~~	~~Up to 2m~~	~~Essential~~	~~M20-566~~ ~~M20-200A~~		

Level 5: Room 05-009 (A6.62)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

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

SURVEY DATE: **12/05/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~WALLS~~	~~2.5 Lath and plaster on timber studs~~	~~Repair~~	~~2.5.1 Removal of defective/ missing area and replacement with traditional lath and plaster.~~	~~0.3m (h) x 0.75m (w)~~	~~Up to 2m~~	~~Essential~~	~~M20-566 M20-200A~~		
~~WALLS~~	~~2.5 Lath and plaster on timber studs~~	~~Repair~~	~~2.5.1 Removal of defective/ missing area and replacement with traditional lath and plaster.~~	~~1.35m (h) x 2.4m (w)~~	~~Up to 2m~~	~~Essential~~	~~C50*-XXX~~		
~~WALLS~~	~~2.5 Lath and plaster on timber studs~~	~~Repair~~	~~2.5.1 Removal of defective/ missing area and replacement with traditional lath and plaster.~~	~~0.2m (h) x 0.2m (w)~~	~~Up to 3.5m~~	~~Essential~~	~~C51-274~~		
~~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 360~~	Still to be stripped	
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/non matching/ missing section and splice in new section of profiled timber skirting~~	~~20 lin m~~	~~Up to 2m~~	~~Essential~~	~~P20 110A, C93 308B~~	~~Existing totally absent~~	REV4: For skirting repairs, refer to reports issued to **Purcell-EWN-001349**

Level 5: Room 05-010 (614c)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026
PROPOSED ROOM USES: **Commerical Offices**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **OFF-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
CEILING	1.3 Exposed timber trusses (roof ceiling floor)	Repair	1.3.2 Replacement section of truss (cosmetic) to match existing, prepare and decorate timber. Repair type to be reasesed following paint strip to truss - Assumed to be descoped to a splice/resin repair	2.5 lin m	Above 3.5m	Essential	C51-276, M60-460*	~~1 lin m of trussed rafter end AND 1 lin m of purlin to each side. Decayed sections of purlin/truss noted due to water ingress. Item quantity moved from previous joint C01d/C01c schedule~~ Relocated as SRS 0763	REV4: Added ref to SRS
~~CEILING~~	~~1.3 Exposed timber trusses (roof ceiling floor)~~	~~Repair~~	~~1.3.4 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 timber truss to be removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
CEILING	1.3 Exposed timber trusses (roof ceiling floor)	Repair	1.3.5 Remove peeling / flaking paint layers, prepare and decorate	5m²	Up to 3.5m	Essential	M60-510	Brush down loose paint with phosphur bronze brush	
CEILING	1.10 Lath and plaster to ceiling joists below roof voids	Repair	1.10.1 Removal of defective/missing area and replacement with traditional lath and plaster.	3m²	Above 3.5m	Essential	M20-566* M23-300*	To sloping ceiling where covered by blue sheet. Item quantity moved from previous joint C01d/C01c schedule.	
CEILING	1.10 Lath and plaster to ceiling joists below roof voids	Repair	1.10.4 Repair cracks in lath and plaster, prepare for acoustic lining.	10 lin m	Above 3.5m	Essential	M20-310B M20-311B	To visible areas of ceiling. Item quantity moved from previous joint C01d/C01c schedule	
~~CEILING~~	~~1.10 Lath and plaster to ceiling joists below roof voids~~	~~Repair~~	~~1.10.6 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*~~		
WALLS	2.1 Masonry (stone ashlar)	Repairs	2.1.19 Brush down with phosphur bronze brush in preparation for subsequent decoaration	2m²	Up to 3.5m	Essential	M60-510	To north windows	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.3 Repair Cracks in plaster, prepare and decorate	10 lin m	All	Essential	M20-310B M20-311B		
~~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 except areas of plaster to be removed~~	~~All~~	~~Essential~~	~~M60-505* M60-507*~~		
WALLS	2.5 Lath and plaster on timber studs	Repair	2.5.1 Removal of defective/ missing area and replacement with traditional lath and plaster.	2.9m (h) x 1m (w)	Up to 3.5m	Essential	M20-566* M20-200A		

Level 5: Room 05-010 (614c)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026
PROPOSED ROOM USES: **Commerical Offices**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **OFF-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
WALLS	2.5 Lath and plaster on timber studs	Repair	2.5.1 Removal of defective/ missing area and replacement with traditional lath and plaster.	2.9m (h) x 1m (w)	Up to 3.5m	Essential	M20-566* M20-200A		
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	6m²	Up to 2m	Essential	M40-136B	Within west fireplace to south wall.	
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/non matching/ missing section and splice in new section of profiled timber skirting~~	~~37.6 lin m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93-308B~~	~~Renew all~~	REV4: 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.~~	~~10%~~	~~n/a~~	~~Essential~~	~~K20-110A~~	~~TBC following soft strip. Presumed solid floor construction~~	
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.	1no.	Up to 3.5m	Essential	C50-342B	1 missing. To north wall.	
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.	Up to 3.5m	Essential	C50-342B	1 in good condition. To north wall.	
CEILING	1.34 Timber Access Panels	Repair	1.34.2 Strip existing finishes, make good damage, refix / rehang existing hatch to full working order with refurbished ironmongery.	2 no.	Up to 3.5m	Necessary	C93-301B	In good condition.	

Level 5: Room 05-011 (614)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026
PROPOSED ROOM USES: **Commercial Offices**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **OFF-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
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	10m²	Above 3.5m	Essential	M20-566* M23-300*		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.3 Remove peeling paint layers from plaster, prepare and decorate (part area)	60m²	Above 3.5m	Essential	M60-510	Paint finish is generally crazed	
CEILING	1.14 Profiled lath and run plaster on timber studwork around steel floor **girders** (downstand beams to jack arch construction)	Repair	1.14.4 Repair cracks in lath and plaster, prepare and decorate	15 lin m	Above 3.5m	Essential	M20-310B, M20-311B		
~~CEILING~~	~~1.14 Profiled lath and run plaster on timber studwork around steel floor **girders** (downstand beams to jack arch construction)~~	~~Repair~~	~~1.14.6 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~~	~~Essential~~	~~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 and prepare.	3.9 lin m	Above 3.5m	Essential	M23-570*		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.3 Fill cracks to cornice.	9 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 except cornice to be removed~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505* M60-507*~~		
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/non matching/ missing section and splice in new section of profiled timber skirting~~	~~28.85 lin m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93-308B~~	~~Renew all~~	REV4: For skirting repairs, refer to reports issued to **Purcell-EWN-001349**
WALLS	2.28 Decorative run plaster moulding to walls	Repair	2.28.3 Repair cracks in plaster.	3 lin m	Above 3.5m	Necessary	M23-591B, M23-593B		
FLOORS	3.7 Small clay quarry tiles (stretcher bond, tight joints)	Repair	3.7.1 General light clean of existing clay quarry tiles	40m²	n/a	Essential	M40-141B	Floor partially obscured	
FLOORS	3.7 Small clay quarry tiles (stretcher bond, tight joints)	Repair	3.7.4 Renew defective/ missing area of clay quarry tile	7m²	n/a	Essential	M40-143B	Floor tile repair to match existing	

Level 5: Room 05-011 (614)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026
PROPOSED ROOM USES: **Commercial Offices**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **OFF-02**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
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.	Up to 3.5m	Essential	C50-342B	Into room 10. Slightly dmaaged and unpainted.	

Level 5: Room 05-012 (614a)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

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

SURVEY DATE: **13/05/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
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*		
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.3 Remove peeling paint layers from plaster, prepare and decorate (part area)	5m²	Above 3.5m	Essential	M60-510		
CEILING	1.14 Profiled lath and run plaster on timber studwork around steel floor **girders** (downstand beams to jack arch construction)	Repair	1.14.4 Repair cracks in lath and plaster, prepare and decorate	4.5 lin m	Above 3.5m	Essential	M20-310B M20-311B		
~~CEILING~~	~~1.14 Profiled lath and run plaster on timber studwork around steel floor **girders** (downstand beams to jack arch construction)~~	~~Repair~~	~~1.14.6 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 run plaster being removed~~	~~Above 3.5m~~	~~Essential~~	~~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 and prepare.~~	~~3 lin m~~	~~Above 3.5m~~	~~Essential~~	~~M23-570*~~		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.3 Fill cracks to cornice.	9 lin m	Above 3.5m	Essential	M23-593B M23-535*	Princess Road elevation	
~~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*~~		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.6 Remove existing paint layers from profiled plaster cornice.	6 lin m	Up to 3.5m	Essential	M60-510	Brush flaking paint with phosphur bronze brush	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.3 Repair Cracks in plaster, prepare and decorate	5 lin m	All	Essential	M20-310B M20-311B		
~~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 run plaster being removed~~	~~All~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.18 Remove areas of peeling or loose paint layers from plaster.	4m²	Up to 3.5m	Essential	M60-510	Brush flaking paint	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	35 no.	All	Essential	M23-540*		

Level 5: Room 05-012 (614a)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

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

SURVEY DATE: **13/05/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/non matching/ missing section and splice in new section of profiled timber skirting~~	~~1.2 lin m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A~~	~~Section below corner fitted cupboards~~	REV4: For skirting repairs, refer to reports issued to **Purcell-EWN-001349**
~~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.~~	~~1no.~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505 M60-539 M60-540 F30-165~~		
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.	Up to 3.5m	Essential	C50-342B	To North wall. Good condition.	
WALLS	2.28 Decorative run plaster moulding to walls	Repair	2.28.3 Repair cracks in plaster.	0.5 lin m	Above 3.5m	Necessary	M23-591B, M23-593B	To window arches	
~~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~~	~~TBC following soft strip. Possible solid floor construction~~	

Level 5: Room 05-C01d (614b)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

PROPOSED ROOM USES: **Refurbishment Circulation Spaces (Plaster Spaces)**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CIR-04**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
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*	Allowance to repair pipework penetration	
CEILING	1.12 Plaster to the underside of concrete jack arches	Repair	1.12.2 Repair cracks in plaster and prepare.	2 lin m	Above 3.5m	Essential	M20-310B M20-311B		
~~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 defective plaster being removed.~~	~~All~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~	No flaking paint	
~~CEILING~~	~~1.13 Profiled lath and run plaster on timber studwork around steel floor joists (jack arch construction).~~ **~~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 defective plaster being removed.~~	~~All~~	~~Necessary~~	~~M60-505~~ ~~M60-507*~~	None	
CEILING	1.14 Profiled lath and run plaster on timber studwork around steel floor **girders** (downstand beams to jack arch construction)	Repair	1.14.4 Repair cracks in lath and plaster, prepare and decorate	3 lin m	Above 3.5M		M20-310B M20-311B		
~~CEILING~~	~~1.14 Profiled lath and run plaster on timber studwork around steel floor **girders** (downstand beams to jack arch construction)~~	~~Repair~~	~~1.14.6 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 defective plaster being removed.~~	~~Above 3.5m~~	~~Essential~~	~~M60-505~~ ~~M60-507*~~		
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.3 Fill cracks to cornice.	2 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	2.4.3 Repair Cracks in plaster, prepare and decorate	5 lin m	All	Essential	M20-310B M20-311B		
~~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~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	150no.	All	Essential	M23-540*		

Level 5: Room 05-C01d (614b)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

PROPOSED ROOM USES: **Refurbishment Circulation Spaces (Plaster Spaces)**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CIR-04**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/non matching/ missing section and splice in new section of profiled timber skirting~~	~~10.85 lin m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93 308B~~	~~Missing~~	REV4: For skirting repairs, refer to reports issued to **Purcell-EWN-001349**
~~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 no.~~	~~Above 3.5m~~	~~Necessary~~	~~M60-505 M60-539 M60-540 I30-165~~		
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	1 no. In good condition.	
WALLS	2.28 Decorative run plaster moulding to walls	Repair	2.28.3 Repair cracks in plaster.	1 lin m	All	Necessary	M23-591B, M23-593B		
FLOORS	3.7 Small clay quarry tiles (stretcher bond, tight joints)	Repair	3.7.1 General light clean of existing clay quarry tiles	40m²	n/a	Essential	M40-141B		
FLOORS	3.7 Small clay quarry tiles (stretcher bond, tight joints)	Repair	3.7.4 Renew defective/ missing area of clay quarry tile	1m²	n/a	Essential	M40-143B		

Level 5: Room 05-C02a (614e)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

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

SURVEY DATE: **13/05/2021**
SURVEYED BY: **MJBS**
GENERAL NOTES: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
CEILING	1.11 Lath and plaster ceilings on joists below concrete jack arch ceilings	Repair	1.11.1 Removal of defective/ missing area and replacement with traditional lath and plaster, prepare and decorate	6 m^2	Above 3.5m	Essential	M20-566* M20-300*	New ceiling following alterations/ new lift	
~~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~~	~~6.7m (h) x 3.7m (w)~~	~~Above 3.5m~~	~~Essential~~	~~M20-566 M23-300*~~	~~Renew ceiling after alterations/new lift~~	
CEILING	1.17 Run profiled plaster cornices	Repair	1.17.1 Replacement of full run profile of plaster cornice where missing/defective and prepare.	5 lin m	Above 3.5m	Essential	M23-570*		
~~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~~	~~Essential~~	~~M60-505* M60-507*~~		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat~~	~~0-10no.~~	~~All~~	~~Essential~~	~~M20-742 M23-540~~		
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/non matching/ missing section and splice in new section of profiled timber skirting~~	~~16 lin m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110A, C93-308B~~	~~None present at time of survey~~	REV4: For skirting repairs, refer to reports issued to **Purcell EWN-001349**
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.	2no.	Up to 3.5m	Essential	C50-342B	2 no. to East wall, 1 no. to fireplace. 500 x 200.	

Level 5: Corridor Circulation 05-C01 Zone 1 (A6.65)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

PROPOSED ROOM USES: **Refurbishment Circulation Spaces (Plaster Spaces)**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CIR-04**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTE: **Changes for "22/07/2026" issue highlighted in dark red. Changes for ''05/09/2025'' issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~CEILING~~	~~1.3 Exposed timber trusses (roof ceiling floor)~~	~~Repair~~	~~1.3.2 Replacement section of truss (cosmetic) to match existing, prepare and decorate timber.~~	~~TBC~~	~~Above 3.5M~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~	~~Visual inspection carried from the floor level with no MEWP or tap testing. Further survey to be carried out by Structural Engineer following paint strip.~~	
~~CEILING~~	~~1.3 Exposed timber trusses (roof ceiling floor)~~	~~Repair~~	~~1.3.4 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 defective timber truss being removed.~~	~~Above 3.5M~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
CEILING	1.7 'V'-jointed **T&G boarding** above rafters/ceiling joists	Repair	1.7.1 **Replace defective** section of 'v'-jointed T&G boarding and prepare	~~2m²~~	Above 3.5M	Essential	C51-270	REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5935	REV4: Ref to Report Added
~~CEILING~~	~~1.7 'V'-jointed **T&G boarding** above rafters/ceiling joists~~	~~Repair~~	~~1.7.3 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 defective boarding being removed.~~	~~Above 3.5M~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~	~~Includes decorative timber moulding.~~	
CEILING	1.10 Lath and plaster to ceiling joists below roof voids	Repair	1.10.1 Removal of defective/missing area and replacement with traditional lath and plaster.	10m²	Above 3.5M	Essential	M20-566 M23-300		
~~CEILING~~	~~1.10 Lath and plaster to ceiling joists below roof voids~~	~~Repair~~	~~1.10.4 Repair cracks in lath and plaster, prepare for acoustic lining.~~	~~0 lin m~~	~~Above 3.5M~~	~~Essential~~	~~M20-310B~~ ~~M20-311B~~		
~~CEILING~~	~~1.10 Lath and plaster to ceiling joists below roof voids~~	~~Repair~~	~~1.10.6 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 defective lath and plaster being removed.~~	~~Above 3.5M~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
CEILING	1.16 Profiled **timber coving** to mask wallplate	Repair	1.16.1 Replace defective/ missing section of profiled timber to match existing and prepare for decoration.	~~1 lin m~~	Above 3.5M	Necessary	C51-278	REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5935	REV4: Ref to Report Added
~~CEILING~~	~~1.16 Profiled **timber coving** to mask wallplate~~	~~Repair~~	~~1.16.4 Conduct **paint analysis** to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~1 lin m~~	~~Above 3.5M~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
CEILING	1.29 Decorative feature in ceiling	Repair	1.29.2 Prepare and decorate decorative feature	**5 lin m**	Above 3.5M	Essential	M60-460*	At high level below high level windows	

Level 5: Corridor Circulation 05-C01 Zone 1 (A6.65)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

PROPOSED ROOM USES: **Refurbishment Circulation Spaces (Plaster Spaces)**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CIR-04**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTE: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
CEILING	1.29 Decorative feature in ceiling	Repair	1.29.2 Prepare and decorate decorative feature	2 lin m	Above 3.5M	Essential	M60-460*	2 no. purlins.	
~~CEILING~~	~~1.29 Decorative feature in ceiling~~	~~Repair~~	~~1.29.3 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 decorative features being removed~~	~~Above 3.5M~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
~~CEILING~~	~~1.30 Timber rib arched profile~~	~~Repair~~	~~1.30.3 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 timber rib arched profile being removed~~	~~Above 3.5M~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
CEILING	1.32 Profiled timber cornices	Repair	1.32.1 Reinstate profiled timber cornice rail, prepare and decorate	~~5 lin m~~	Above 3.5M	Essential	M23-570*	Heavily covered in services REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5935	REV4: Ref to Report Added
~~CEILING~~	~~1.32 Profiled timber cornices~~	~~Repair~~	~~1.32.6 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 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	4m²	Up to 3.5m	Necessary	C40-200B C40-201B		
WALLS	2.1 Masonry (stone ashlar)	Cleaning	2.1.2 Clean of dirtied areas of internal ashlar dressings (latex poulticing)	0.5m²	Up to 3.5m	Essential	C40-241B		
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.3 Remove salts of **efflorescence** by poulticing	0.5m²	Up to 3.5m	Essential	C40-220B		
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		
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.11 **Defrass** stonework	0.5m²	Up to 3.5m	Essential	C40-227B		
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.14 **Remove paint** from ashlar	1m²	Up to 3.5m	Essential	M60-507*		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.3 Repair Cracks in plaster, prepare and decorate~~	~~1 lin m~~	~~Up to 3.5m~~	~~Essential~~	~~M20-310B~~ ~~M20-311B~~		
~~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.~~	~~18.45m²~~	~~Up to 3.5m~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~	~~All remaining plaster walls~~	

Level 5: Corridor Circulation 05-C01 Zone 1 (A6.65)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

PROPOSED ROOM USES: **Refurbishment Circulation Spaces (Plaster Spaces)**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CIR-04**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTE: **Changes for "22/07/2026" issue highlighted in dark red. Changes for ''05/09/2025'' issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	100no.		Essential	M23-540*		
~~WALLS~~	~~2.13 Profiled timber skirting~~	~~Repair~~	~~2.13.2 Remove defective/non matching/ missing section and splice in new section of profiled timber skirting~~	~~3 lin m~~	~~Up to 2m~~	~~Necessary~~	~~P20-110~~		REV4: For skirting repairs, refer to reports issued to **Purcell-EWN-001349**
FLOOR	3.6 Decorative ceramic floor tiles associated with corridor floor trench borders	Repair	3.6.1 General light clean of existing ceramic floor tiles	8m²	Up to 2m	Essential	M40-136B		
FLOOR	3.6 Decorative ceramic floor tiles associated with corridor floor trench borders	Repair	3.6.2 Rake out areas of missing defective grout and regrout.	2 lin m	Up to 2m	Essential	M40-136B		
FLOOR	3.6 Decorative ceramic floor tiles associated with corridor floor trench borders	Repair	3.6.4 Renew defective/ missing area of ceramic floor tile	5 lin m	Up to 2m	Essential	M40-139B		
FLOOR	3.9 Floor trench construction	Cleaning	3.9.1 Clean out **floor trench**	10 lin m	Up to 2m	Necessary	C50-330B C50-331B	Chequer plate covering to floor trench to be removed.	
~~FLOOR~~	~~3.10 Granolithic screed to concrete jack arch construction~~	~~Repair~~	~~3.10.2 Regrind/ polish existing granolithic screed~~	~~40m²~~	~~Up to 2m~~	~~Essential~~	~~M40-152B M40-153A~~		Rev 05. Work to be omitted under Purcell-EWN-001708
FLOOR	3.10 Granolithic screed to concrete jack arch construction	Repair	3.10.3 Repair crack in existing granolithic screed, regrind and polish	10 lin m	Up to 2m	Essential	M40-152B M40-153A	6no. Cracks.	
FLOOR	3.10 Granolithic screed to concrete jack arch construction	Repair	3.10.4 Insert expansion joint in existing granolithic screed	3no. - 12 lin m	Up to 2m	Essential	M40-152B M40-153A	Renew 3no. movement joints.	
FLOOR	3.21 Stone thresholds to openings	Repair	3.21.1 Clean stone threshold	2no. X 1200 x 400 x 150 deep	Up to 2m	Essential	M40-154B M40-155B	2no. Stone thresholds require paint strip.	

Level 5: Corridor Circulation 05-C01 Zone 2 (A6.65)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

PROPOSED ROOM USES: **Refurbishment Circulation Spaces (Plaster Spaces)**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CIR-04**
REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTE: **Changes for "22/07/2026" issue highlighted in dark red. Changes for ''05/09/2025'' issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~CEILING~~	~~1.7 'V' jointed **T&G boarding** above rafters/ceiling joists~~	~~Repair~~	~~1.7.3 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*~~	~~Includes decorative timber moulding.~~	
CEILING	1.7 'V'-jointed T&G boarding above rafters/ceiling joists		1.7.8 Carefully sand or scrape failing paint finishes from timber to enable full condition inspection (prior to repair)					REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Repair Added
CEILING	1.16 Profiled **timber coving** to mask wallplate	Repair	1.16.1 **Replace defective/ missing section** of profiled timber to match existing and prepare for decoration.	~~10 lin m~~	Above 3.5M	Necessary	C51-278	20 lin m total area of coving based on 10 lin m timber coving profile on each side of the corridor. REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Ref to Report Added
CEILING	1.16 Profiled **timber coving** to mask wallplate	Repair	1.16.1 **Replace defective/ missing section** of profiled timber to match existing and prepare for decoration.					REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Repair Added
CEILING	1.16 Profiled **timber coving** to mask wallplate		1.16.5 Carefully sand or scrape failing paint finishes from timber to enable full condition inspection					REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Repair Added
~~CEILING~~	~~1.16 Profiled **timber coving** to mask wallplate~~	~~Repair~~	~~1.16.4 Conduct **paint analysis** to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~10 lin m~~	~~Above 3.5M~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~	~~20 lin m total area of coving based on 10 lin m timber coving profile on each side of the corridor.~~	
CEILING	1.29 Decorative feature in ceiling	Repair	1.29.2 Prepare and decorate decorative feature	10 lin m	Above 3.5M	Essential	M60-460*	20 lin m total area of timber purlins based on 10 lin m timber purlin profile on each side of the corridor.	
CEILING	1.29 Decorative feature in ceiling		1.29.5 Carefully sand or scrape failing paint finishes from timber to enable further condition inspection (prior to repair)					REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Repair Added
~~CEILING~~	~~1.29 Decorative feature in ceiling~~	~~Repair~~	~~1.29.3 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 decorative features being removed~~	~~Above 3.5M~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		

Level 5: Corridor Circulation 05-C01 Zone 2 (A6.65)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

PROPOSED ROOM USES: **Refurbishment Circulation Spaces (Plaster Spaces)**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CIR-04**
REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTE: **Changes for "22/07/2026" issue highlighted in dark red. Changes for ''05/09/2025'' issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
CEILING	1.30 Timber rib arched profile	Repair	1.30.2 Prepare and decorate rib arch	3no.	Above 3.5M	Essential	M60-460*	Includes moulded timber decorative wall bracket.	
CEILING	1.30 Timber rib arched profile		1.30.4 Carefully sand or scrape failing paint finishes from timber to enable further condition inspection (prior to repair)					REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Repair Added
~~CEILING~~	~~1.30 Timber rib arched profile~~	~~Repair~~	~~1.30.3 Conduct paint analysis to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~3.9m²~~	~~Above 3.5M~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
~~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.~~	~~12.71m²~~	~~ALL~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~	~~All remaining plaster to walls.~~	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	10no.	ALL	Essential	M23-540*	Services stripped out.	
FLOOR	3.6 Decorative ceramic floor tiles associated with corridor floor trench borders	Repair	3.6.1 General light clean of existing ceramic floor tiles	8m²	Up to 2m	Essential	M40-136B		
FLOOR	3.6 Decorative ceramic floor tiles associated with corridor floor trench borders	Repair	3.6.2 Rake out areas of missing defective grout and regrout.	2 lin m	Up to 2m	Essential	M40-136B	Difficult to establish total area of missing grout. Further survey to be carried out following full clean of	
FLOOR	3.6 Decorative ceramic floor tiles associated with corridor floor trench borders	Repair	3.6.4 Renew defective/ missing area of ceramic floor tile	7 lin m	Up to 2m	Essential	M40-139B		
FLOOR	3.9 Floor trench construction	Cleaning	3.9.1 Clean out **floor trench**	24 lin m	Up to 2m	Necessary	C50-330B C50-331B	Chequer plate covering to floor trench to be removed.	
FLOOR	3.9 Floor trench construction	Repair	3.9.8 Remove defective/**missing sections of Square patterned** rectangular cast iron grating to floor trench	3no. 300 x 300mm each	Up to 2m	Essential	C50-330B		
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	1no. 300 x 300mm each	Up to 2m	Essential	C50-330B		
~~FLOOR~~	~~3.10 Granolithic screed to concrete jack arch construction~~	~~Repair~~	~~3.10.2 Regrind/ polish existing granolithic screed~~	~~40m²~~	~~Up to 2m~~	~~Essential~~	~~M40-152B~~ ~~M40-153A~~		Rev 05. Work to be omitted under Purcell-EWN-001708

Level 5: Corridor Circulation 05-C01 Zone 2 (A6.65)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

PROPOSED ROOM USES: **Refurbishment Circulation Spaces (Plaster Spaces)**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CIR-04**
REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTE: **Changes for "22/07/2026" issue highlighted in dark red. Changes for ''05/09/2025'' issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
FLOOR	3.10 Granolithic screed to concrete jack arch construction	Repair	3.10.3 Repair crack in existing granolithic screed, regrind and polish	4 lin m	Up to 2m	Essential	M40-152B M40-153A	6 no cracks	
FLOOR	3.10 Granolithic screed to concrete jack arch construction	Repair	3.10.4 Insert expansion joint in existing granolithic screed	6 lin m	Up to 2m	Essential	M40-152B M40-153A	3no movement joints 2 lin m long each	
FLOOR	3.21 Stone thresholds to openings	Repair	3.21.1 Clean stone threshold	2no. 1200 x 400 x 150 deep	Up to 2m	Essential	M40-154B M40-155B	2no. Stone thresholds require paint strip	

Level 5: Corridor Circulation 05-C01 Zone 3 (A6.65)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

PROPOSED ROOM USES: **Refurbishment Circulation Spaces (Plaster Spaces)**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CIR-04**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTE: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~CEILING~~	~~1.7 'V'-jointed **T&G boarding** above rafters/ceiling joists~~	~~Repair~~	~~1.7.3 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*~~	~~Includes framing members.~~	
CEILING	1.7 'V'-jointed T&G boarding above rafters/ceiling joists		1.7.10 Allow for removing sections of ply to each end of bay and replacing with 'v'-jointed T&G boarding to match existing insitu.					REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Repair Added
CEILING	1.7 'V'-jointed T&G boarding above rafters/ceiling joists		1.7.11 Allow for new 'v'-jointed T&G boarding. Section profiles to match existing. Allow for timber ground boards to enable fixing.					REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Repair Added
~~CEILING~~	~~1.16 Profiled **timber coving** to mask wallplate~~	~~Repair~~	~~1.16.4 Conduct **paint analysis** to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~32 lin m~~	~~Above 3.5M~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~	~~32 lin m total area of coving based on 16 lin m timber coving profile on each side of the corridor.~~	
CEILING	1.29 Decorative feature in ceiling	Repair	1.29.1 Replace decoraive feature, prepare and decorate timber	~~5 lin m~~	Above 3.5M	Essential	C51-276	32 lin m total area of timber purlins based on 16 lin m timber purlin profile on each side of the corridor. REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Ref to Report Added
CEILING	1.29 Decorative feature in ceiling		1.29.5 Carefully sand or scrape failing paint finishes from timber to enable full condition inspection					REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Repair Added
~~CEILING~~	~~1.29 Decorative feature in ceiling~~	~~Repair~~	~~1.29.2 Prepare and decorate decorative feature~~	~~27 lin m~~	~~Above 3.5M~~	~~Essential~~	~~C51-XXX~~ ~~M60-505*~~ ~~M60-507*~~	~~32 lin m total area of timber purlins based on 16 lin m timber purlin profile on each side of the corridor.~~	
~~CEILING~~	~~1.29 Decorative feature in ceiling~~	~~Repair~~	~~1.29.3 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 decorative features being removed~~	~~Above 3.5M~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
CEILING	1.30 Timber rib arched profile	Repair	1.30.2 Prepare and decorate rib arch	4no.	Above 3.5M	Essential	M60-460*	Includes moulded timber decorative wall bracket	
~~CEILING~~	~~1.30 Timber rib arched profile~~	~~Repair~~	~~1.30.3 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 decorative features being removed~~	~~Above 3.5M~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		

Level 5: Corridor Circulation 05-C01 Zone 3 (A6.65)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

PROPOSED ROOM USES: **Refurbishment Circulation Spaces (Plaster Spaces)**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CIR-04**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTE: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.3 Repair Cracks in plaster, prepare and decorate~~	~~1 lin m~~	~~Up to 3.5m~~	~~Essential~~	~~M20-310B M20-311B~~		
~~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.~~	~~7.9m²~~	~~ALL~~	~~Essential~~	~~M60-505* M60-507*~~	~~All remaining plaster to walls.~~	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	10no.		Essential	M23-540*	Services stripped out.	
FLOOR	3.6 Decorative ceramic floor tiles associated with corridor floor trench borders	Repair	3.6.1 General light clean of existing ceramic floor tiles	8m²	Up to 2m	Essential	M40-136B		
FLOOR	3.6 Decorative ceramic floor tiles associated with corridor floor trench borders	Repair	3.6.2 Rake out areas of missing defective grout and regrout.	2 lin m	Up to 2m	Essential	M40-136B	Difficult to establish total area of missing grout. Further survey to be carried out following full clean of the floor.	
FLOOR	3.6 Decorative ceramic floor tiles associated with corridor floor trench borders	Repair	3.6.4 Renew defective/ missing area of ceramic floor tile	3 lin m	Up to 2m	Essential	M40-139B		
FLOOR	3.9 Floor trench construction	Cleaning	3.9.1 Clean out **floor trench**	24 lin m	Up to 2m	Necessary	C50-330B C50-331B		
FLOOR	3.9 Floor trench construction	Repair	3.9.8 Remove defective/**missing sections of Square patterned** rectangular cast iron grating to floor trench	5no. 300 x 300mm each	Up to 2m	Essential	C50-330B		
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	1no.	Up to 2m	Essential	C50-330B		
~~FLOOR~~	~~3.10 Granolithic screed to concrete jack arch construction~~	~~Repair~~	~~3.10.2 Regrind/ polish existing granolithic screed~~	~~40m²~~	~~Up to 2m~~	~~Essential~~	~~M40-152B M40-153A~~		Rev 05. Work to be omitted under Purcell-EWN-001708
FLOOR	3.10 Granolithic screed to concrete jack arch construction	Repair	3.10.3 Repair crack in existing granolithic screed, regrind and polish	5 lin m	Up to 2m	Essential	M40-152B M40-153A	Include trapezoidal area outside door to room 603.	
FLOOR	3.10 Granolithic screed to concrete jack arch construction	Repair	3.10.4 Insert expansion joint in existing granolithic screed	8 lin m	Up to 2m	Essential	M40-152B M40-153A	3no. movement joints 2 lin m long each.	
FLOOR	3.21 Stone thresholds to openings	Repair	3.21.1 Clean stone threshold	2no. X 1200 x 400 x 150 deep	Up to 2m	Essential	M40-154B M40-155B	2no. stone thresholds require paint strip.	

Level 5: Corridor Circulation 05-C01 Zone 4 (A6.65)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

PROPOSED ROOM USES: **Refurbishment Circulation Spaces (Plaster Spaces)**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CIR-04**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTE: **Changes for "22/07/2026" issue highlighted in dark red. Changes for ''05/09/2025'' issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
CEILING	1.7 'V'-jointed **T&G boarding** above rafters/ceiling joists	Repair	1.7.1 **Replace defective** section of 'v'-jointed T&G boarding and prepare	~~2m²~~	Above 3.5M	Essential	C51-270	REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Ref to Report Added
~~CEILING~~	~~1.7 'V'-jointed **T&G boarding** above rafters/ceiling joists~~	~~Repair~~	~~1.7.3 Conduct **paint analysis** to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~90%~~	~~Above 3.5M~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~	~~Includes timber framing members~~	
CEILING	1.7 'V'-jointed **T&G boarding** above rafters/ceiling joists		1.7.7 Sample panel for review. Carefully sand or scrape failing paint finishes from timber to enable full condition inspection (prior to repair)					REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Repair Added
~~CEILING~~	~~1.10 Lath and plaster to ceiling joists below roof voids~~	~~Repair~~	~~1.10.4 Repair cracks in lath and plaster, prepare for acoustic lining.~~	~~2 lin m~~	~~Above 3.5M~~	~~Essential~~	~~M20-310B~~ ~~M20-311B~~		
~~CEILING~~	~~1.10 Lath and plaster to ceiling joists below roof voids~~	~~Repair~~	~~1.10.6 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 defective lath and plaster being removed.~~	~~Above 3.5M~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
CEILING	1.16 Profiled **timber coving** to mask wallplate	Repair	1.16.1 **Replace defective/ missing section** of profiled timber to match existing and prepare for decoration.	~~7 lin m~~	Above 3.5M	Necessary	C51-278	20 lin m total area of coving . 2no lenghts between ribarches is approx 3.5 m lin m REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Ref to Report Added
CEILING	1.16 Profiled **timber coving** to mask wallplate		1.16.1 Replace defective/ missing section of profiled timber to match existing and prepare for decoration.					REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Repair Added
~~CEILING~~	~~1.16 Profiled **timber coving** to mask wallplate~~	~~Repair~~	~~1.16.4 Conduct **paint analysis** to establish paint archaeology. Following analysis remove all modern 'plastic' paint back to latest historic paint layer beneath.~~	~~13lin m~~	~~Above 3.5M~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~	~~20 lin m total area of coving~~	
CEILING	1.16 Profiled timber coving to mask wallplate		1.16.5 Carefully sand or scrape failing paint finishes from timber to enable full condition inspection (prior to repair)					REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Repair Added
CEILING	1.29 Decorative feature in ceiling	Repair	1.29.1 Replace decoraive feature, prepare and decorate timber	~~3.5 lin m~~	Above 3.5M	Essential	C51-278	20 lin m total area of timber purlins based on 10 lin m timber purlin profile on each side of the corridor REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Ref to Report Added

Level 5: Corridor Circulation 05-C01 Zone 4 (A6.65)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

PROPOSED ROOM USES: **Refurbishment Circulation Spaces (Plaster Spaces)**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CIR-04**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTE: **Changes for "22/07/2026" issue highlighted in dark red. Changes for ''05/09/2025'' issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
CEILING	1.29 Decorative feature in ceiling	Repair	1.29.2 Prepare and decorate decorative feature	16.5 lin m	Above 3.5M	Essential	M60-460*	20 lin m total area of timber purlins based on 10 lin m timber purlin profile on each side of the corridor	
~~CEILING~~	~~1.29 Decorative feature in ceiling~~	~~Repair~~	~~1.29.3 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 decorative features being removed~~	~~Above 3.5M~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
CEILING	1.29 Decorative feature in ceiling		1.29.5 Carefully sand or scrape failing paint finishes from timber to enable full condition inspection					REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Repair Added
~~CEILING~~	~~1.30 Timber rib arched profile~~	~~Repair~~	~~1.30.1 Replace rib arch, prepare and decorate timber~~	~~1no.~~	~~Above 3.5M~~	~~Essential~~	~~C51-XXX~~ ~~M60-505*~~ ~~M60-507*~~		
CEILING	1.30 Timber rib arched profile	Repair	1.30.2 Prepare and decorate rib arch	2no.	Above 3.5M	Essential	M60-460*	Includes moulded timber / decorative wall bracket	
~~CEILING~~	~~1.30 Timber rib arched profile~~	~~Repair~~	~~1.30.3 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 decorative features being removed~~	~~Above 3.5M~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.3 Repair Cracks in plaster, prepare and decorate~~	~~2 lin m~~	~~Up to 3.5m~~	~~Essential~~	~~M20-310B~~ ~~M20-311B~~		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.3 Repair Cracks in plaster, prepare and decorate~~	~~1 lin m~~	~~Up to 2m~~	~~Essential~~	~~M20-310B~~ ~~M20-311B~~		
~~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.~~	~~18.79m²~~	~~ALL~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~	~~All remaining plaster to walls.~~	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	**10no.**		Essential	M23-540*		
FLOOR	3.6 Decorative ceramic floor tiles associated with corridor floor trench borders	Repair	3.6.1 General light clean of existing ceramic floor tiles	8m²	Up to 2m	Essential	M40-136B		
FLOOR	3.6 Decorative ceramic floor tiles associated with corridor floor trench borders	Repair	3.6.2 Rake out areas of missing defective grout and regrout.	2 lin m	Up to 2m	Essential	M40-136B	Difficult to establish total area of missing grout. Further survey to be carried out following full clean of the floor.	
FLOOR	3.6 Decorative ceramic floor tiles associated with corridor floor trench borders	Repair	3.6.4 Renew defective/ missing area of ceramic floor tile	2 lin m	Up to 2m	Essential	M40-139B		

Level 5: Corridor Circulation 05-C01 Zone 4 (A6.65)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

PROPOSED ROOM USES: **Refurbishment Circulation Spaces (Plaster Spaces)**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CIR-04**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTE: **Changes for "22/07/2026" issue highlighted in dark red. Changes for ''05/09/2025'' issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
FLOOR	3.9 Floor trench construction	Cleaning	3.9.1 Clean out **floor trench**	24 lin m	Up to 2m	Necessary	**C50-330B C50-331B**	Chequer plate covering to floor trench to be removed	
FLOOR	3.9 Floor trench construction	Repair	3.9.8 Remove defective/**missing sections of Square patterned** rectangular cast iron grating to floor trench	1no. 300 x 300mm each	Up to 2m	Essential	**C50-330B**		
~~FLOOR~~	~~3.10 Granolithic screed to concrete jack arch construction~~	~~Repair~~	~~3.10.2 Regrind/ polish existing granolithic screed~~	~~40m²~~	~~Up to 2m~~	~~Essential~~	~~M40-152B M40-153A~~		Rev 05. Work to be omitted under Purcell-EWN-001708
FLOOR	3.10 Granolithic screed to concrete jack arch construction	Repair	3.10.3 Repair crack in existing granolithic screed, regrind and polish	2 lin m	Up to 2m	Essential	M40-152B M40-153A	Include trapezoidal area outside to door to room 603	
FLOOR	3.21 Stone thresholds to openings	Repair	3.21.5 Provide new **stone threshold** to match existing	1no. 1200 x 400 x 150 deep	Up to 2m	Essential	M40-154B M40-155B		

Level 5: Corridor Circulation 05-C01 Zone 5 (A6.65)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

PROPOSED ROOM USES: **Refurbishment Circulation Spaces (Plaster Spaces)**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CIR-04**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTE: **Changes for "22/07/2026" issue highlighted in dark red. Changes for ''05/09/2025'' issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
~~CEILING~~	~~1.3 Exposed timber trusses (roof ceiling floor)~~	~~Repair~~	~~1.3.2 Replacement section of truss (cosmetic) to match existing, prepare and decorate timber.~~	~~TBC~~	~~Above 3.5M~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~	~~Visual inspection carried from the floor level with no MEWP or tap testing. Further survey to be carried out by Structural Engineer following paint strip.~~	
~~CEILING~~	~~1.3 Exposed timber trusses (roof ceiling floor)~~	~~Repair~~	~~1.3.4 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 defective timber truss being removed.~~	~~Above 3.5M~~	~~Necessary~~	~~M60-505*~~ ~~M60-507*~~		
~~CEILING~~	~~1.7 'V' jointed **T&G boarding** above rafters/ceiling joists~~	~~Repair~~	~~1.7.3 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*~~	~~Include decorative timber framing.~~	
CEILING	1.7 'V'-jointed T&G boarding above rafters/ceiling joists		1.7.11 Allow for new 'v'-jointed T&G boarding. Section profiles to match existing. Allow for timber ground boards to enable fixing.					REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Repair Added
CEILING	1.7 'V'-jointed T&G boarding above rafters/ceiling joists		1.7.10 Allow for removing sections of ply to each end of bay and replacing with 'v'-jointed T&G boarding to match existing insitu.					REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Repair Added
CEILING	1.16 Profiled **timber coving** to mask wallplate	Repair	1.16.1 Replace defective/ missing section of profiled timber to match existing and prepare for decoration.	~~7 lin m~~	Above 3.5M	Necessary	C51-278	24 lin m approx. total area of timber coving. REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Ref to Report Added
CEILING	1.16 Profiled **timber coving** to mask wallplate	Repair	1.16.1 Replace defective/ missing section of profiled timber to match existing and prepare for decoration.					REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Repair Added
CEILING	1.16 Profiled **timber coving** to mask wallplate		1.16.5 Carefully sand or scrape failing paint finishes from timber to enable full condition inspection (prior to repair)					REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Repair Added
CEILING	1.29 Decorative feature in ceiling	Repair	1.29.2 Prepare and decorate decorative feature	20 lin m	Above 3.5M	Essential	M60-460*	24 lin m approx. total area of decorative purlins.	
~~CEILING~~	~~1.29 Decorative feature in ceiling~~	~~Repair~~	~~1.29.3 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 decorative features being removed~~	~~Above 3.5M~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		

Level 5: Corridor Circulation 05-C01 Zone 5 (A6.65)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

PROPOSED ROOM USES: **Refurbishment Circulation Spaces (Plaster Spaces)**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CIR-04**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTE: **Changes for "22/07/2026" issue highlighted in dark red. Changes for ''05/09/2025'' issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
CEILING	1.30 Timber rib arched profile	Repair	1.30.2 Prepare and decorate rib arch	2no	Above 3.5M	Essential	M60-460*	2no. rib arched profiles.	
~~CEILING~~	~~1.30 Timber rib arched profile~~	~~Repair~~	~~1.30.3 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 timber rib arched profile being removed~~	~~Above 3.5M~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~		
CEILING	1.32 Profiled timber cornices	Repair	1.32.1 Reinstate profiled timber cornice rail, prepare and decorate	~~13 lin m~~	Above 3.5M	Essential	M23-570*	Heavily covered in services. REV4: Repairs for Corridor Ceilings identified in separate report 'OTH-PUR-TH-05-SCH-A-5932'	REV4: Ref to Report Added
WALLS	2.1 Masonry (stone ashlar)	Cleaning	2.1.1 **General light clean** of internal ashlar dressings	10m2	Up to 3.5m	Necessary	C40-200B C40-201B	2no. stone arch openings.	
WALLS	2.1 Masonry (stone ashlar)	Cleaning	2.1.2 Clean of dirtied areas of internal ashlar dressings (latex poulticing)	5% of 10m2	Up to 3.5m	Essential	C40-241B	2no. stone arch openings.	
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.3 Remove salts of **efflorescence** by poulticing	5% of 10m2	Up to 3.5m	Essential	C40-220B	2no. stone arch openings (effloresence to stone arch has been painted over)	
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.4 Rake out missing/defective joints and repoint fine joints with **lime mortar/putty**	5 lin m	Up to 3.5m	Essential	C41-516 C41-518 C41-519B	2no. stone arch openings.	
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.11 **Defrass** stonework	5% of 10m2	Up to 3.5m	Essential	C40-227B	2no. stone arch openings.	
WALLS	2.1 Masonry (stone ashlar)	Repair	2.1.14 **Remove paint** from ashlar	20% of 10m2	Up to 3.5m	Essential	M60-507*	2no. stone arch openings.	
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.3 Repair Cracks in plaster, prepare and decorate~~	~~2 lin m~~	~~Up to 3.5m~~	~~Essential~~	~~M20-310B~~ ~~M20-311B~~		
~~WALLS~~	~~2.4 Plaster on masonry walls~~	~~Repair~~	~~2.4.3 Repair Cracks in plaster, prepare and decorate~~	~~1 lin m~~	~~Up to 2m~~	~~Essential~~	~~M20-310B~~ ~~M20-311B~~		
~~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.~~	~~7.99m²~~	~~Up to 3.5m~~	~~Essential~~	~~M60-505*~~ ~~M60-507*~~	~~All remaining plaster to walls.~~	
WALLS	2.4 Plaster on masonry walls	Repair	2.4.11 Fill hole in plaster (up to 25mm) and make good finishing coat	10no.	Up to 3.5m	Essential	M23-540*	Services stripped out.	
FLOOR	3.6 Decorative ceramic floor tiles associated with corridor floor trench borders	Repair	3.6.1 General light clean of existing ceramic floor tiles	8m²	Up to 2m	Essential	M40-136B		

Level 5: Corridor Circulation 05-C01 Zone 5 (A6.65)

REVISION: 5
STATUS: FOR CONSTRUCTION
DATE ISSUED: 22/07/2026

PROPOSED ROOM USES: **Refurbishment Circulation Spaces (Plaster Spaces)**
HERITAGE SIGNIFICANCE: **Medium - High**
ROOM TYPE: **CIR-04**
ADDITIONAL RATE OF REPAIR FOR M&E STRIP-OUT: **Medium**

SURVEY DATE: **13/05/2021**
SURVEYED BY: **KGF**
GENERAL NOTE: **Changes for "22/07/2026" issue highlighted in dark red. Changes for "05/09/2025" issue highlighted in light blue. Changes for "30/07/21 Issue" highlighted in green, Changes for "18/06/21 Issue" highlighted in yellow, scope reductions shown in red text and omissions struck out.**

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	Revision description
FLOOR	3.6 Decorative ceramic floor tiles associated with corridor floor trench borders	Repair	3.6.2 Rake out areas of missing defective grout and regrout.	2 lin m	Up to 2m	Essential	M40-136B	Difficult to establish total area of missing grout. Further survey to be carried out following full clean of the floor.	
FLOOR	3.6 Decorative ceramic floor tiles associated with corridor floor trench borders	Repair	3.6.4 Renew defective/ missing area of ceramic floor tile	3 lin m	Up to 2m	Essential	M40-139B	Tiles are defective / missing in spot locations.	
FLOOR	3.9 Floor trench construction	Cleaning	3.9.1 Clean out **floor trench**	**24 lin m**	Up to 2m	Necessary	C50-330B C50-331B	Chequer plate covering to floor trench to be removed.	
FLOOR	3.9 Floor trench construction	Repair	3.9.8 Remove defective/**missing sections of Square patterned** rectangular cast iron grating to floor trench	**3no.** **300 x 300mm each**	Up to 2m	Essential	C50-330B		
~~FLOOR~~	~~3.10 Granolithic screed to concrete jack arch construction~~	~~Repair~~	~~3.10.2 Regrind/ polish existing granolithic screed~~	~~**40m²**~~	~~Up to 2m~~	~~Essential~~	~~M40-152B-M40-153A~~		Rev 05. Work to be omitted under Purcell-EWN-001708
FLOOR	3.10 Granolithic screed to concrete jack arch construction	Repair	3.10.3 Repair crack in existing granolithic screed, regrind and polish	6.5 lin m	Up to 2m	Essential	M40-152B M40-153A	6no. cracks.	
FLOOR	3.10 Granolithic screed to concrete jack arch construction	Repair	3.10.4 Insert expansion joint in existing granolithic screed	3 no.	Up to 2m	Essential	M40-152B M40-153A	Renew 3no. movement joints.	
FLOOR	3.21 Stone thresholds to openings	Repair	3.21.1 Clean stone threshold	2no. X 1200 x 400 x 150 deep	Up to 2m	Essential	M40-154B M40-155B	2no. Stone thresholds require paint strip.	

APPENDIX

3.0 APPENDIX

- 3.01 Level 05 Internal Repair Room Type reference plan
- 3.02 Level 05 Circulation Plan - Mark-up



Proposed Fit Out & Repair Plan - 05a

1 : 200

Scale Bars to be used as guidance only - refer to sheet size below

1:100	mm	1000		3000		5000		7000
1:200	mm		5000		8000		12000	16000
1:500	M	5		15		25		35
1:250	M	10	30		50		70	90

Notes:
Drawings are based on survey data and may not accurately represent what is physically present.
Do not scale from this drawing. All dimensions are to be verified on site before proceeding with the work.
All dimensions are in millimeters unless noted otherwise.
Purcell shall be notified in writing of any discrepancies.

Key Plan



Level Of Repair

- High level of repair
- Medium level of repair
- Low level of repair

Fit Out Types Key

RES -01	Restoration Spaces
RES -02	Restoration Spaces Corridor and Entrances
UPR-01	Unique Purpose Rooms
CIR-01	Circulation Level LG
CIR-02	Level 02 Primary Corridor Enhanced Repair
CIR-03	Refurbishment Circulation Spaces (Masonry Walls)
CIR-04	Refurbishment Circulation Spaces (Plaster Walls)
COR-01	Existing Core Upgrade
COR-02	New Protected Core
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

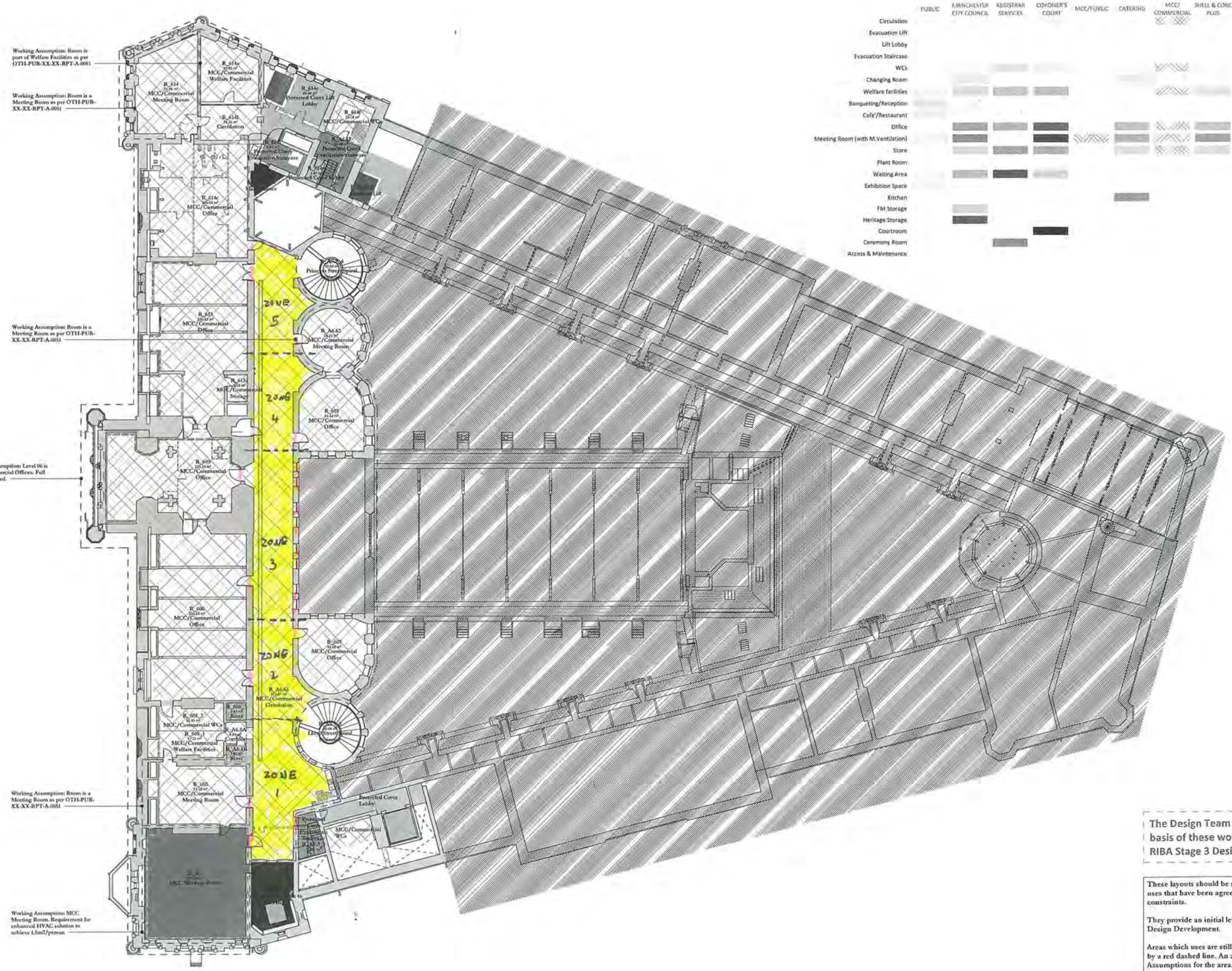
ISSUE	DATE	APPROVED	DRAWN	DESCRIPTION
-	30/08/2019	DH	MP	Issued for LBC/ Planning

OUR TOWN HALL PROJECT
PURCELL
Project Office, Room 308, Town Hall, MANCHESTER M60 2LA
+44 (0) 7970 097 432
www.purcelluk.com

PROJECT STATUS	RIBA STAGE 4
CLIENT	MANCHESTER CITY COUNCIL
PROJECT	OUR TOWN HALL
DRAWING TITLE	PROPOSED FIT OUT & REPAIR PLAN - LEVEL 05
SIZE & SCALE	A1: As indicated
DRAWING STATUS	For Review and Comment
JOB NUMBER	236959
DRAWING NO.	OTH-PUR-TH-05-DWG-A-5126
REV	-

© PURCELL 2019. PURCELL ® IS THE TRADING NAME OF PURCELL ARCHITECTURE LTD.

30/08/2019 15:30:27



Level 06 Room Types
1 : 200

Room Type Legend

	PUBLIC	MANCHESTER CITY COUNCIL	REGISTRAR SERVICES	CORONER'S COURT	MCC/PUBLIC	CATERING	MCC/ COMMERCIAL	SHELL & CORE PLUS	PLANT	PROTECTED CORES	ACCESS & MAINTENANCE
Circulation											
Evacuation Lift										■	
Lift Lobby										■	
Evacuation Staircase										■	
WCs											
Changing Room											
Welfare facilities											
Banquetting/Reception											
Cafe'/Restaurant											
Office											
Meeting Room (with M.Ventilation)											
Store											
Plant Room											
Waiting Area											
Exhibition Space											
Kitchen											
FM Storage											
Heritage Storage											
Courtroom											
Ceremony Room											
Access & Maintenance											

The Design Team are progressing on the basis of these working assumptions for RIBA Stage 3 Design Development

These layouts should be used to identify the distribution of uses that have been agreed by MCC and the strategic constraints.

They provide an initial level of detail for RIBA Stage 3 Design Development.

Areas which uses are still being considered are highlighted by a red dashed line. An adjacent note defines the Working Assumptions for the area.

Cores and Welfare Areas are actively being developed, their location has been approved.

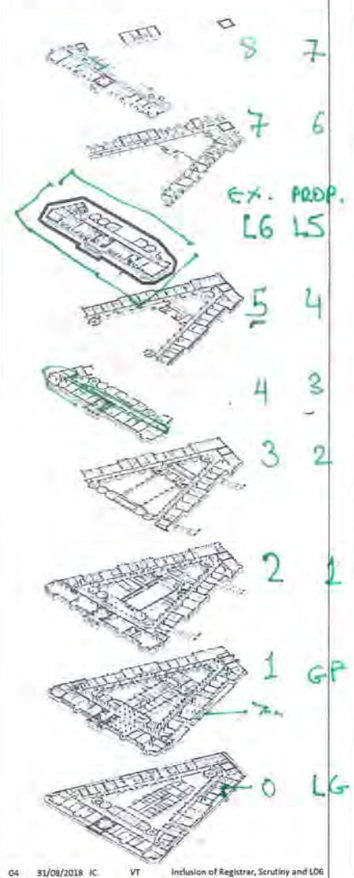
The following elements are WIP or are yet to be modelled:
- Alterations;
- Cores;
- Entrances;
- New Partitions/Doors;
- Risers;
- Fire Lines;
- Security Lines.

Scale Bars to be used as guidance only - refer to sheet size below

1:100	mm	1000		3000		7000
1:200	mm		5000	8000	13000	18000
1:500	ft	15		45	75	105
1:1250	ft	30	150	150	270	390

Notes:
Drawings are based on survey data and may not accurately represent what is physically present.
Do not scale from this drawing. All dimensions are to be verified on site before proceeding with the work.
All dimensions are in millimeters unless noted otherwise.
Purcell shall be notified in writing of any discrepancies.

Key Plan



04	31/08/2018	JC	VT	Inclusion of Registrar, Scrutiny and LG6 MCC/Commercial
03	15/08/2018	RS	VT	Update Following Confirmation of Room Uses by MCC
02	24/04/2018	JC	VT	Updated for Stage 2 report
01	20/03/2018	RS	VT	Revised following Client input
-	07/03/2018	JC	VT	First issue
REV.	DATE	APPROVED	DRAWN	DESCRIPTION

OUR TOWN HALL PROJECT

PURCELL

Project Office, Room 308, Town Hall, MANCHESTER M60 2LA
+44 (0) 7970 097 432
www.purcelluk.com

26/11/19 TUES

PROJECT STATUS	RIBA STAGE 3
CLIENT	MANCHESTER CITY COUNCIL
PROJECT	OUR TOWN HALL
DRAWING TITLE	STAGE 3 GA PLANS PROPOSED LEVEL 06
SIZE & SCALE	A1: As indicated
DRAWING STATUS	For Information
JOB NUMBER	236959
DRAWING NO.	OTH-PUR-TH-06-DWG-A-0506
REV	04

© PURCELL 2018 PURCELL IS THE TRADING NAME OF PURCELL MILLER TRITTON LLP

PURCELL