

Timber lantern	Condition	Areas of rainwater ingress, defective flashings and timbers exhibit high moisture content	
	Repair	Renew the lantern light in association with recovering the roof	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS 11 GL13	Condition	Corroded brackets Evidence of previous structural repairs	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 11 Remedial costs	

Bay 11



B11.P1

B11.P2



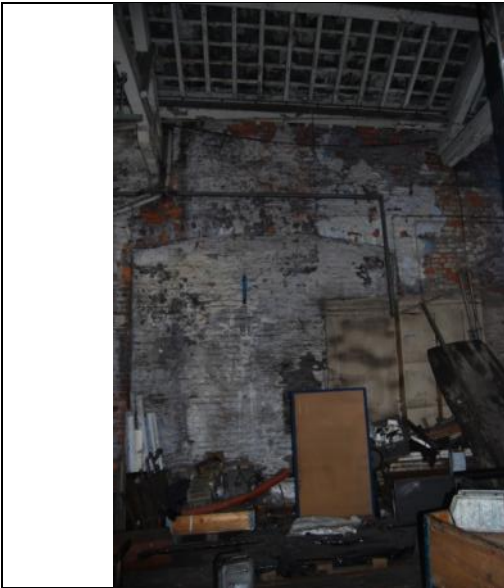
B11.P3

B11.P4



B11.P5

B11.P6



B11.P7



B11.P8



B11.P9



B11.P10



B11.P11



B11.P12

	
B11.P13	

BAY 11a. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Concrete localised damage Defective sleepers east and west sides	
	Repairs	Minor concrete repairs Repairs to sleepers	
WALLS			
Wall	External wall GLC	Single storey height brickwork masonry wall, with brickwork arched window opening at ground floor with timber window, partially boarded. The brickwork to the external wall has been overpainted over the years with limewash and areas of gloss paint.	
	Condition	Areas of efflorescence and perished decoration generally Signs of severe water penetration/lichen growth Isolated areas of perished brickwork Isolated areas of perished pointing	
	Repairs	Clean down Patch repoint 3m2 Brickwork repairs in isolated areas circa 1.0m2 Prepare and redecorate Allow for stripping redundant services and making good	
Windows		The widow comprises timber frame with fixed glazing.	
	Condition	Deteriorating condition	
	Repairs	Restore frames replacing defective timbers to match existing profiles and re-glaze where required and overhaul the opening lights (where/if incorporated)	
ROOF COVERINGS			
General description The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The timber ridge is supported between the king posts. The west slope has had repairs at low level adjacent the valley gutter, where there is roofing felt between purlins P9 and valley beam B1 which was carried out in association with valley gutter repairs. The slates are parged and this is in a deteriorating condition. The slates are parged and this is in a deteriorating condition. There is a glazed rooflight (between Purlins P9 and P10 to the west slope, formed with traditional timber rafters/glazing bars. The rooflights maintain various glazing types i.e Clear glass, Perspex and Georgian-wired glass. A safety film appears to have been fitted to the external face of the glazing, and sections have been boxed in/boarded over due to broken panes. It is in a deteriorating condition with various repairs to glazing, rafters and			

flashings. Water ingress is evident along its length. Purlins are supported by the adjacent trusses T48 and T49 T48 comprises a timber king-post truss of substantial proportions. Along GLA the truss is supported on a brick corbel and seated on a timber wall plate built into the wall. At eaves level the rafters are seated on a timber wall plate built into the brickwork, which runs between Bay 1a and Bay 18a. There is brickwork infill above the wall plate to the u/side of the slates. The roof timbers are generally limewashed. Corrosion noted to steel brackets/straps.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally.	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS T48 GL13	Condition	Corroded brackets and perished timbers.	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 11a Remedial costs	

Bay 11a



B11a.P1



B11a.P2



B11a.P3



B11a.P4



B11a.P5



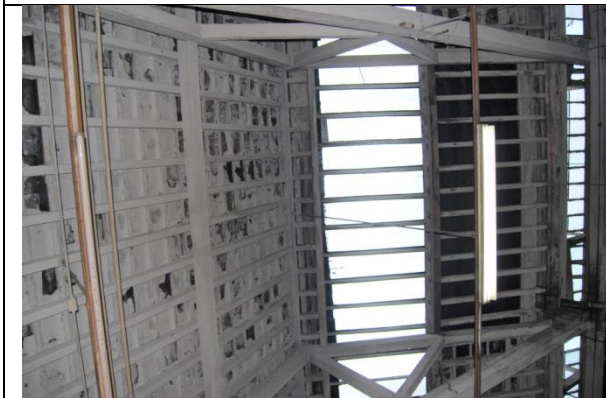
B11a.P6



B11a.P7



B11a.P8



B11a.P9



BAY 12. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Serviceable	
	Repairs	None	
WALLS			
Wall	External wall GLA	Brickwork wall, with recessed section and brickwork arch. Piers to left- and right-hand sides. Overpainted over the years with limewash and areas of gloss paint	
	Condition	Areas of efflorescence and perished decoration generally Areas of perished brickwork Areas of perished pointing	
	Repairs	Clean off all paintwork Repoint arch and associated brickwork full width and circa 10 courses deep including adjacent pillars Repoint around truss bearing circa 1m2 Patch repoint 3m2 Brickwork repairs 1-2m2 Prepare and redecorate Allow for stripping redundant services and making good	
ROOF COVERINGS			
General description The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The slates are parged and various repairs have been undertaken over the years. There is a continuous glazed rooflight to the west slope, formed from traditional timber glazing bars and at ridge level the apex has a glazed lantern light formed with timber glazing bars and various glazing types i.e Perspex and Georgian-wired glass. The roof is under-boarded (between purlins 1 and 2) on the line of the lantern light. Purlins are supported by the adjacent trusses T11 and T12. The trusses are formed from substantial timbers with bottom boom, principal rafter and collar with timber struts and steel hangers. The upper chord supports a ridge post and the lantern construction over. The roof timbers are generally limewashed. Trusses have deformed through shrinkage leaving the steel hangers loose. Corrosion noted to steel brackets/straps.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	

Timber lantern	Condition	Areas of rainwater ingress, defective flashings and timbers exhibit high moisture content	
	Repair	Renew the lantern light in association with recovering the roof	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS 12 GL14	Condition	Corroded brackets	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 12 Remedial costs	

Bay 12



B12.P1

B12.P2



B12.P3

B12.P4



B12.P5

B12.P6

	
B12.P7	B12.P8
	
B12.P9	B12.P10
	
B12.P11	

BAY 12a. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Concrete localised damage Defective sleepers east and west sides	
	Repairs	Minor concrete repairs Repairs to sleepers	
WALLS			
Wall	External wall GLC	Single storey height brickwork masonry wall, with brickwork arched window opening at ground floor with timber window, partially boarded. The brickwork to the external wall has been overpainted over the years with limewash and areas of gloss paint.	
	Condition	Areas of efflorescence and perished decoration generally Signs of severe water penetration/lichen growth Isolated areas of perished brickwork Isolated areas of perished pointing	
	Repairs	Clean down Patch repoint 3m2 Brickwork repairs in isolated areas circa 1.0m2 Prepare and redecorate Allow for stripping redundant services and making good	
Windows		The widow comprises timber frame with fixed glazing.	
	Condition	Deteriorating condition	
	Repairs	Restore frames replacing defective timbers to match existing profiles and re-glaze where required and overhaul the opening lights (where/if incorporated)	
ROOF COVERINGS			
General description			
The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The timber ridge is supported between the king posts. The slates are parged and this is in a deteriorating condition. There is a glazed rooflight (between Purlins P9 and P10 to the west slope, formed with traditional timber rafters/glazing bars. The rooflights maintain various glazing types i.e Clear glass, Perspex and Georgian-wired glass. A safety film appears to have been fitted to the external face of the glazing, and sections have been boxed in/boarded over due to broken panes. It is in a deteriorating condition with various repairs to glazing, rafters and flashings. Water ingress is evident along its length. Purlins are supported by the adjacent trusses T47 and T48			

T47 comprises a timber king-post truss of substantial proportions. Along GLA the truss is supported of a brick corbel and seated on a timber wall plate built into the wall. At eaves level the rafters are seated on a timber wall plate built into the brickwork, which runs between Bay 1a and Bay 18a. There is brickwork infill above the wall plate to the u/side of the slates. The roof timbers are generally limewashed. Corrosion noted to steel brackets/straps.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally.	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS T47 GL14	Condition	Corroded brackets and perished timbers.	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 12a Remedial costs	

Bay 12a



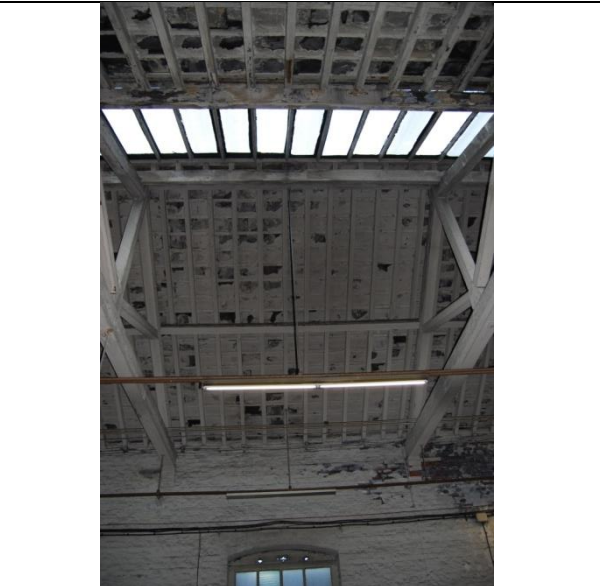
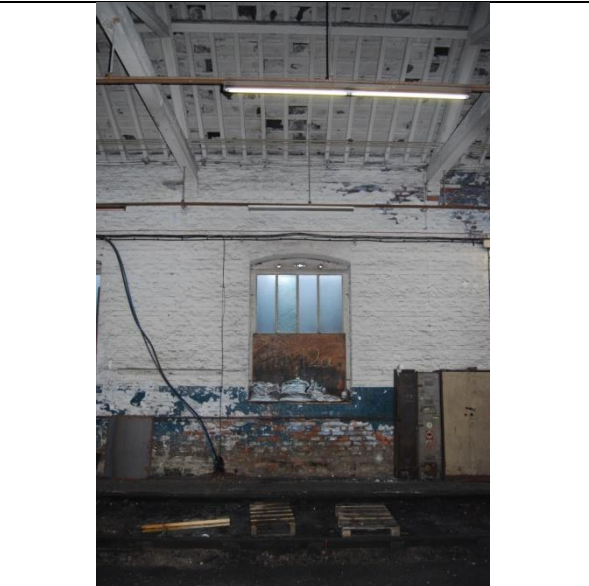
B12a.P1

B12a.P2



B12a.P3

B12a.P4



B12a.P5

B12a.P6

	
B12a.P7	B12a.P8
	
B12a.P9	

BAY 13. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Serviceable	
	Repairs	None	
WALLS			
Wall	External wall GLA	Brickwork wall, with recessed section and brickwork arch. Piers to left- and right-hand sides. Overpainted over the years with limewash and areas of gloss paint	
	Condition	Areas of efflorescence and perished decoration generally Areas of perished brickwork Areas of perished pointing	
	Repairs	Clean off all paintwork Repoint arch and associated brickwork full width and circa 10 courses deep including adjacent pillars Repoint around truss bearing circa 1m2 Patch repoint 3m2 Brickwork repairs 1-2m2 Prepare and redecorate Allow for stripping redundant services and making good	
ROOF COVERINGS			
General description The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The slates are parged and various repairs have been undertaken over the years. There is a continuous glazed rooflight to the west slope, formed from traditional timber glazing bars and at ridge level the apex has a glazed lantern light formed with timber glazing bars and various glazing types i.e Perspex and Georgian-wired glass. The roof is under-boarded (between purlins 1 and 2) on the line of the lantern light. The lowest section of roof between purlins P1 and P2 has been felted. Reroofed retaining existing rafters. Purlins are supported by the adjacent trusses T12 and T13. The trusses are formed from substantial timbers with bottom boom, principal rafter and collar with timber struts and steel hangers. The upper chord supports a ridge post and the lantern construction over. The roof timbers are generally limewashed. Trusses have deformed through shrinkage leaving the steel hangers loose. Corrosion noted to steel brackets/straps.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth	

		King Ltd	
Timber lantern	Condition	Areas of rainwater ingress, defective flashings and timbers exhibit high moisture content	
	Repair	Renew the lantern light in association with recovering the roof	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS 13 GL15	Condition	Corroded brackets Previous structural repairs	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 13 Remedial costs	

Bay 13



B13.P1



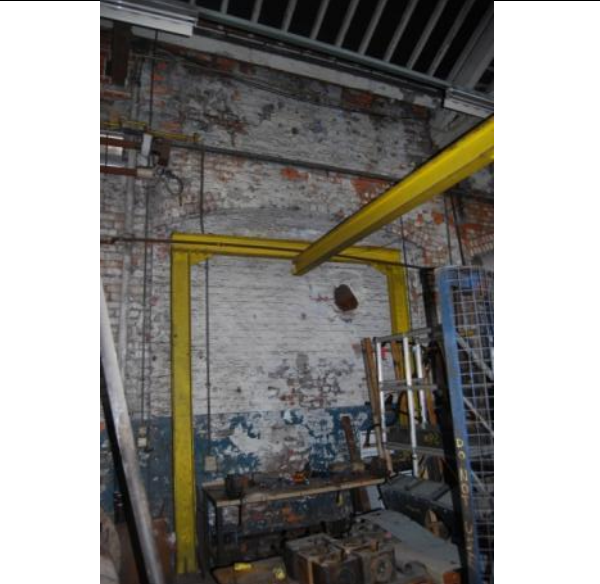
B13.P2



B13.P3



B13.P4



B13.P5

B13.P6

	
B13.P7	B13.P8
	
B13.P9	B13.P10
	
B13.P11	

BAY 13a. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Concrete localised damage Defective sleepers	
	Repairs	Minor concrete repairs Repairs to sleepers	
WALLS			
Wall	External wall GLC	Single storey height brickwork masonry wall, with brickwork arched window opening at ground floor with timber window, partially boarded. The brickwork to the external wall has been overpainted over the years with limewash and areas of gloss paint.	
	Condition	Areas of efflorescence and perished decoration generally Signs of severe water penetration/lichen growth Isolated areas of perished brickwork Isolated areas of perished pointing	
	Repairs	Clean down Patch repoint 3m2 Brickwork repairs in isolated areas circa 1.0m2 Prepare and redecorate Allow for stripping redundant services and making good	
Windows		The widow comprises timber frame with fixed glazing.	
	Condition	Deteriorating condition	
	Repairs	Restore frames replacing defective timbers to match existing profiles and re-glaze where required and overhaul the opening lights (where/if incorporated)	
ROOF COVERINGS			
General description The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The timber ridge is supported between the king posts. The slates are parged and this is in a deteriorating condition. There is a glazed rooflight (between Purlins P9 and P10 to the west slope, formed with traditional timber rafters/glazing bars. The rooflights maintain various glazing types i.e Clear glass, Perspex and Georgian-wired glass. A safety film appears to have been fitted to the external face of the glazing, and sections have been boxed in/boarded over due to broken panes. It is in a deteriorating condition with various repairs to glazing, rafters and flashings. Water ingress is evident along its length. Purlins are supported by the adjacent trusses T46and T47			

T46 comprises a timber king-post truss of substantial proportions. Along GLA the truss is supported of a brick corbel and seated on a timber wall plate built into the wall. At eaves level the rafters are seated on a timber wall plate built into the brickwork, which runs between Bay 1a and Bay 18a. There is brickwork infill above the wall plate to the u/side of the slates. The roof timbers are generally limewashed. Corrosion noted to steel brackets/straps.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally.	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS T46 GL15	Condition	Corroded brackets and perished timbers.	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 13a Remedial costs	

Bay 13a



B13a.P1



B13a.P2



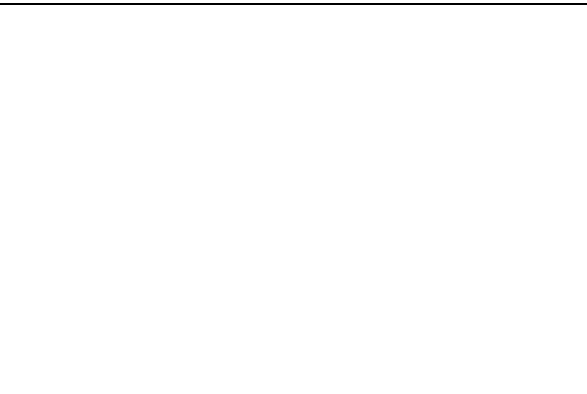
B13a.P3



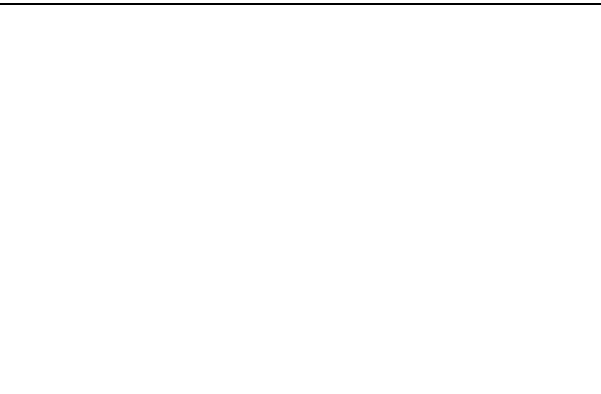
B13a.P4



B13a.P5



B13a.P6





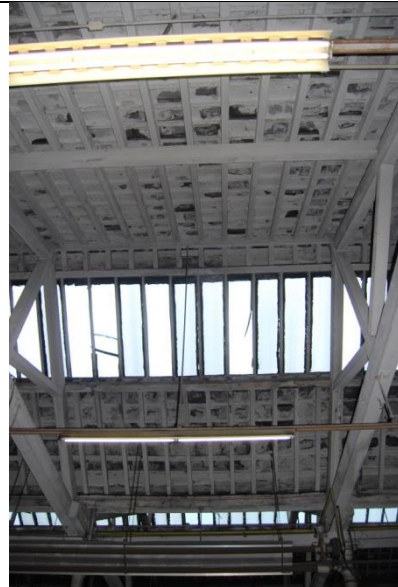
B13a.P7



B13a.P8



B13a.P9



B13a.P10

BAY 14. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Serviceable	
	Repairs	None	
WALLS			
Wall	External wall GLA	Brickwork wall, with recessed section and brickwork arch. Piers to left- and right-hand sides. Overpainted over the years with limewash and areas of gloss paint	
	Condition	Areas of efflorescence and perished decoration generally Areas of perished brickwork Areas of perished pointing	
	Repairs	Clean off all paintwork Repoint arch and associated brickwork full width and circa 10 courses deep including adjacent pillars Repoint around truss bearing circa 1m2 Patch repoint 3m2 Brickwork repairs circa 1m2 Prepare and redecorate Allow for stripping redundant services and making good	
ROOF COVERINGS			
General description The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The slates are parged and various repairs have been undertaken over the years. There is a continuous glazed rooflight to the west slope, formed from traditional timber glazing bars and at ridge level the apex has a glazed lantern light formed with timber glazing bars and various glazing types i.e Perspex and Georgian-wired glass. There is a lantern light between purlins 2 and 3 which has been underdrawn with visqueen to prevent water penetration. The lowest section of roof between purlins P1 and P2 has been felted. Reroofed retaining existing rafters. Purlins are supported by the adjacent trusses T13 and T14. The trusses are formed from substantial timbers with bottom boom, principal rafter and collar with timber struts and steel hangers. The upper chord supports a ridge post and the lantern construction over. The roof timbers are generally limewashed. Trusses have deformed through shrinkage leaving the steel hangers loose. Corrosion noted to steel brackets/straps.			

E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Timber lantern	Condition	Areas of rainwater ingress, defective flashings and timbers exhibit high moisture content	
	Repair	Renew the lantern light in association with recovering the roof	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS 14 GL16	Condition	Corroded brackets	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 14 Remedial costs	

Bay 14



B14.P1



B14.P2



B14.P3



B14.P4



B14.P5



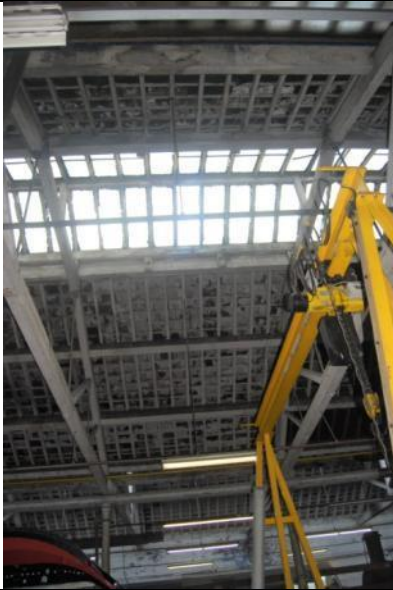
B14.P6



B14.P7



B14.P8



B14.P9



B14.P10



B14.P11

BAY 14a. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Concrete localised damage Defective sleepers - east side	
	Repairs	Minor concrete repairs Repairs to sleepers	
WALLS			
Wall	External wall GLC	Single storey height brickwork masonry wall, with brickwork arched window opening at ground floor with timber window, partially boarded. The brickwork to the external wall has been overpainted over the years with limewash and areas of gloss paint.	
	Condition	Areas of efflorescence and perished decoration generally Signs of severe water penetration/lichen growth Isolated areas of perished brickwork Isolated areas of perished pointing	
	Repairs	Clean down Patch repoint 3m2 Brickwork repairs in isolated areas circa 2.0m2 Prepare and redecorate Allow for stripping redundant services and making good	
Windows		The widow comprises timber frame with fixed glazing.	
	Condition	Deteriorating condition	
	Repairs	Restore frames replacing defective timbers to match existing profiles and re-glaze where required and overhaul the opening lights (where/if incorporated)	
ROOF COVERINGS			
General description			
The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The timber ridge is supported between the king posts. The slates are parged and this is in a deteriorating condition. There is a glazed rooflight (between Purlins P9 and P10 to the west slope, formed with traditional timber rafters/glazing bars. The rooflights maintain various glazing types i.e Clear glass, Perspex and Georgian-wired glass. A safety film appears to have been fitted to the external face of the glazing, and sections have been boxed in/boarded over due to broken panes. It is in a deteriorating condition with various repairs to glazing, rafters and flashings. Water ingress is evident along its length. Purlins are supported by the adjacent trusses T45 and T46			

T45 comprises a timber king-post truss of substantial proportions. Along GLA the truss is supported of a brick corbel and seated on a timber wall plate built into the wall. Poor end where truss built into wall. At eaves level the rafters are seated on a timber wall plate built into the brickwork, which runs between Bay 1a and Bay 18a. There is brickwork infill above the wall plate to the u/side of the slates. The roof timbers are generally limewashed. Corrosion noted to steel brackets/straps.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally.	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS T45 GL16	Condition	Corroded brackets and perished timbers.	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 14a Remedial costs	

Bay 14a



B14a.P1



B14a.P2



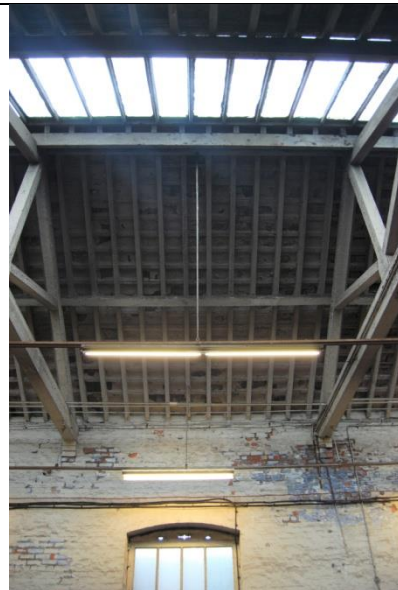
B14a.P3



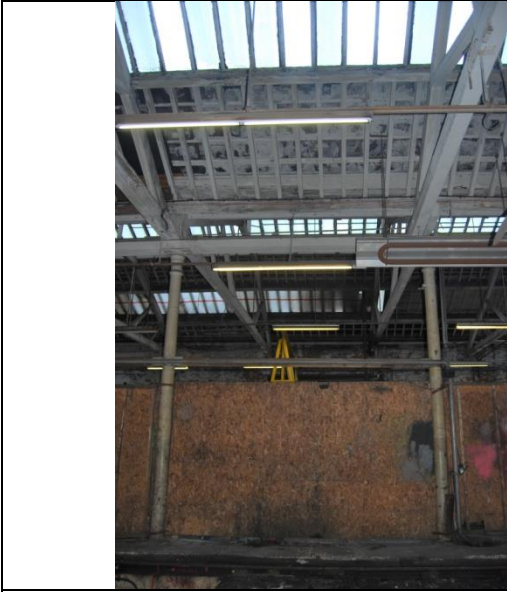
B14a.P4



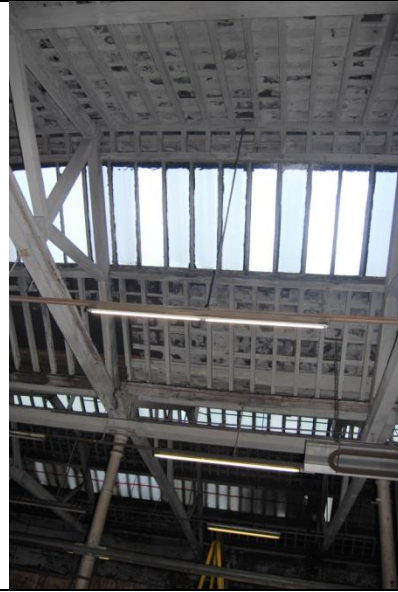
B14a.P5



B14a.P6



B14a.P7



B14a.P8



B14a.P9



B14a.P10

BAY 15. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Serviceable	
	Repairs	None	
WALLS			
Wall	External wall GLA	Brickwork wall, with recessed section and brickwork arch. Piers to left- and right-hand sides. Overpainted over the years with limewash and areas of gloss paint	
	Condition	Areas of efflorescence and perished decoration generally Areas of perished brickwork Areas of perished pointing	
	Repairs	Clean off all paintwork Repoint arch and associated brickwork full width and circa 10 courses deep including adjacent pillars Repoint around truss bearing circa 1m2 Patch repoint 3m2 Brickwork repairs circa 1m2 Prepare and redecorate Allow for stripping redundant services and making good	
ROOF COVERINGS			
General description The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The slates are parged and various repairs have been undertaken over the years. There is a continuous glazed rooflight to the west slope, formed from traditional timber glazing bars and at ridge level the apex has a glazed lantern light formed with timber glazing bars and various glazing types i.e Perspex and Georgian-wired glass. There is a lantern light between purlins 2 and 3 which has been underdrawn with visqueen to prevent water penetration. The lowest section of roof between purlins P1 and P2 has been felted. Reroofed retaining existing rafters. The lowest section of roof between purlins P7 and P8 has been felted. Reroofed with new felt and rafters. Purlins are supported by the adjacent trusses T14 and T15. The trusses are formed from substantial timbers with bottom boom, principal rafter and collar with timber struts and steel hangers. The upper chord supports a ridge post and the lantern construction over. The roof timbers are generally limewashed. Trusses have deformed through shrinkage leaving the steel hangers loose. Corrosion noted to steel brackets/straps. Extensive structural plate repairs to T15 over Column C1			

E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Timber lantern	Condition	Areas of rainwater ingress, defective flashings and timbers exhibit high moisture content	
	Repair	Renew the lantern light in association with recovering the roof	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS 15 GL17	Condition	Corroded brackets Extensive repairs to T15 over Column C1	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 15 Remedial costs	

Bay 15



B15.P1

B15.P2



B15.P3

B15.P4



B15.P5

B15.P6



B15.P7



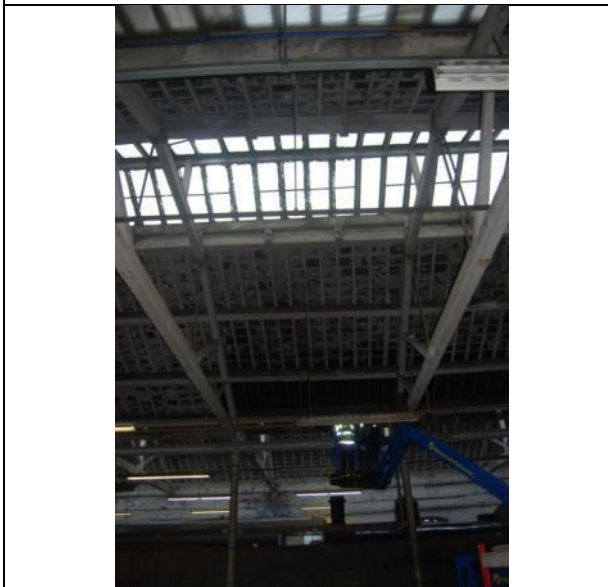
B15.P8



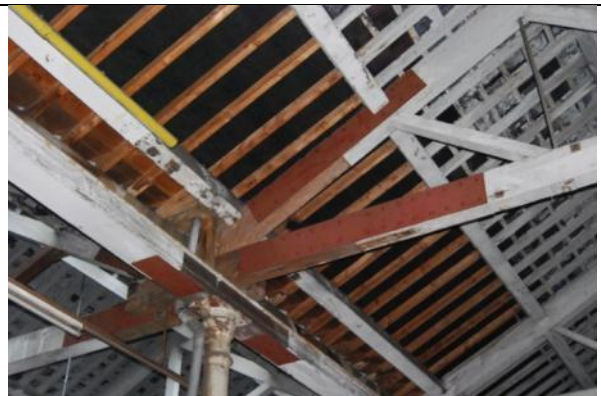
B15.P9



B15.P10



B15.P11



B15.P12



B15.P13



B15.P14

BAY 15a. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Concrete localised damage Defective sleepers	
	Repairs	Minor concrete repairs Repairs to sleepers	
WALLS			
Wall	External wall GLC	Single storey height brickwork masonry wall, with brickwork arched window opening at ground floor with timber window, partially boarded. The brickwork to the external wall has been overpainted over the years with limewash and areas of gloss paint.	
	Condition	Areas of efflorescence and perished decoration generally Signs of severe water penetration/lichen growth Isolated areas of perished brickwork Isolated areas of perished pointing	
	Repairs	Clean down Patch repoint 3m2 Brickwork repairs in isolated areas circa 2.0m2 Prepare and redecorate Allow for stripping redundant services and making good	
Windows		The widow comprises timber frame with fixed glazing.	
	Condition	Deteriorating condition	
	Repairs	Restore frames replacing defective timbers to match existing profiles and re-glaze where required and overhaul the opening lights (where/if incorporated)	
ROOF COVERINGS			
General description The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The timber ridge is supported between the king posts. The west slope has had repairs at low level adjacent the valley gutter, where there is roofing felt between purlins P9 and valley beam B1 which was carried out in association with valley gutter repairs. The slates are parged and this is in a deteriorating condition. There is a glazed rooflight (between Purlins P9 and P10 to the west slope, formed with traditional timber rafters/glazing bars. The rooflights maintain various glazing types i.e Clear glass, Perspex and Georgian-wired glass. A safety film appears to have been fitted to the external face of the glazing, and sections have been boxed in/boarded over due to broken panes. It is in a deteriorating condition with various repairs to glazing, rafters and flashings. Water ingress is evident along its length.			

Purlins are supported by the adjacent trusses T44 and T45 T44 comprises a timber king-post truss of substantial proportions. Along GLA the truss is supported on a brick corbel and seated on a timber wall plate built into the wall. Poor end where truss built into wall. Extensive repairs where the truss sits over C15 At eaves level the rafters are seated on a timber wall plate built into the brickwork, which runs between Bay 1a and Bay 18a. There is brickwork infill above the wall plate to the u/side of the slates. The roof timbers are generally limewashed. Corrosion noted to steel brackets/straps.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally.	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS T44 GL17	Condition	Corroded brackets and perished timbers.	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 15a Remedial costs	

Bay 15a



B15a.P1



B15a.P2



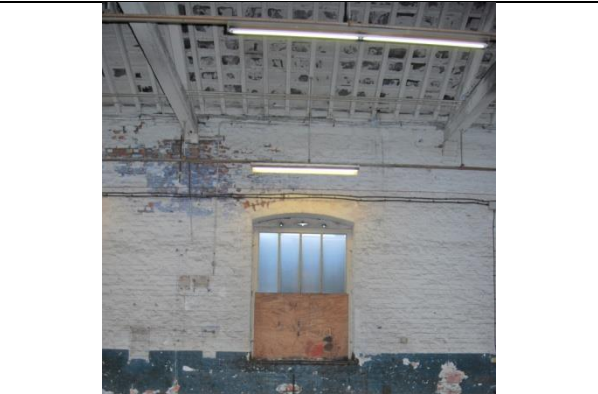
B15a.P3



B15a.P4



B15a.P5



B15a.P6



B15a.P7



B15a.P8



B15a.P9



B15a.P10



B15a.P11

BAY 16. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Serviceable	
	Repairs	None	
WALLS			
Wall	External wall GLA	Brickwork wall, with pilasters, recessed section and brickwork arch. Piers to left- and right-hand sides. There is a brick cill and evidence of a former window externally. The brickwork infill is formed with a more contemporary brick. At roof level the wall forms a ledge for the trusses to sit on and the wall above is expressed externally by a corbelled section of brickwork. Overpainted over the years with limewash and areas of gloss paint	
	Condition	Areas of efflorescence and perished decoration generally Areas of perished brickwork Areas of perished pointing	
	Repairs	Clean off all paintwork Repoint arch and associated brickwork full width and circa 10 courses deep including adjacent pillars Repoint around truss bearing circa 1m2 Patch repoint 3m2 Brickwork repairs circa 1m2 Prepare and redecorate Allow for stripping redundant services and making good	
ROOF COVERINGS			
General description			
The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The slates are parged and various repairs have been undertaken over the years. There is a continuous glazed rooflight to the west slope, formed from traditional timber glazing bars and at ridge level the apex has a glazed lantern light formed with timber glazing bars and various glazing types i.e Perspex and Georgian-wired glass. There is a lantern light between purlins 2 and 3 which has been underdrawn with visqueen to prevent water penetration. The lowest section of roof between purlins P7 and P8 has been felted. Reroofed with new felt and rafters. Purlins are supported by the adjacent trusses T15 and T16. The trusses are formed from substantial timbers with bottom boom, principal rafter and collar with timber struts and steel hangers. The upper chord supports a ridge post and the lantern construction over. The roof timbers are generally			

limewashed. Trusses have deformed through shrinkage leaving the steel hangers loose. Corrosion noted to steel brackets/straps.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Timber lantern	Condition	Areas of rainwater ingress, defective flashings and timbers exhibit high moisture content	
	Repair	Renew the lantern light in association with recovering the roof	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS 16 GL18	Condition	Corroded brackets	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 16 Remedial costs	

Bay 16



B16.P1



B16.P2



B16.P3



B16.P4



B16.P5

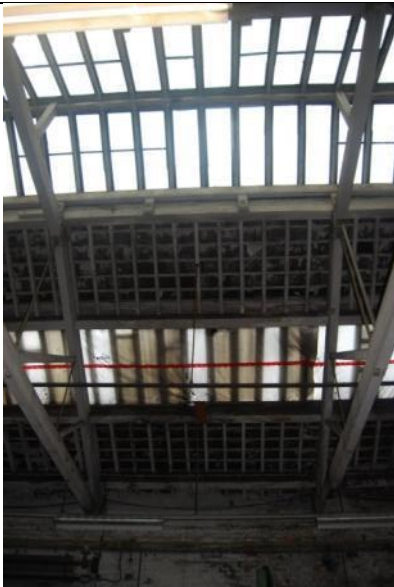
B16.P6



B16.P7



B16.P8



B16.P9



B16.P10

BAY 16a. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Concrete localised damage Defective sleepers	
	Repairs	Minor concrete repairs Repairs to sleepers	
WALLS			
Wall	External wall GLC	Single storey height brickwork masonry wall, with brickwork arched window opening at ground floor with timber window, partially boarded. The brickwork to the external wall has been overpainted over the years with limewash and areas of gloss paint.	
	Condition	Areas of efflorescence and perished decoration generally Signs of severe water penetration/lichen growth Isolated areas of perished brickwork Isolated areas of perished pointing	
	Repairs	Clean down Patch repoint 3m ² Brickwork repairs in isolated areas circa 2.0m ² Prepare and redecorate Allow for stripping redundant services and making good	
Windows		The widow comprises timber frame with fixed glazing.	
	Condition	Deteriorating condition	
	Repairs	Restore frames replacing defective timbers to match existing profiles and re-glaze where required and overhaul the opening lights (where/if incorporated)	
ROOF COVERINGS			
General description The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The timber ridge is supported between the king posts. The west slope has had repairs at low level adjacent the valley gutter, where there is roofing felt between purlins P9 and valley beam B1 which was carried out in association with valley gutter repairs. The slates are parged and this is in a deteriorating condition. There is a glazed rooflight (between Purlins P9 and P10 to the west slope, formed with traditional timber rafters/glazing bars. The rooflights maintain various glazing types i.e Clear glass, Perspex and Georgian-wired glass. A safety film appears to have been fitted to the external face of the glazing, and sections have been boxed in/boarded over due to broken panes. It is in a deteriorating condition with various repairs to glazing, rafters and flashings. Water ingress is evident along its length.			

Purlins are supported by the adjacent trusses T43 and T44 T43 comprises a timber king-post truss of substantial proportions. Along GLA the truss is supported by a brick corbel and seated on a timber wall plate built into the wall. Poor end where truss built into wall. At eaves level the rafters are seated on a timber wall plate built into the brickwork, which runs between Bay 1a and Bay 18a. There is brickwork infill above the wall plate to the u/side of the slates. The roof timbers are generally limewashed. Corrosion noted to steel brackets/straps.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally.	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS T43 GL18	Condition	Corroded brackets and perished timbers.	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 16a Remedial costs	

Bay 16a



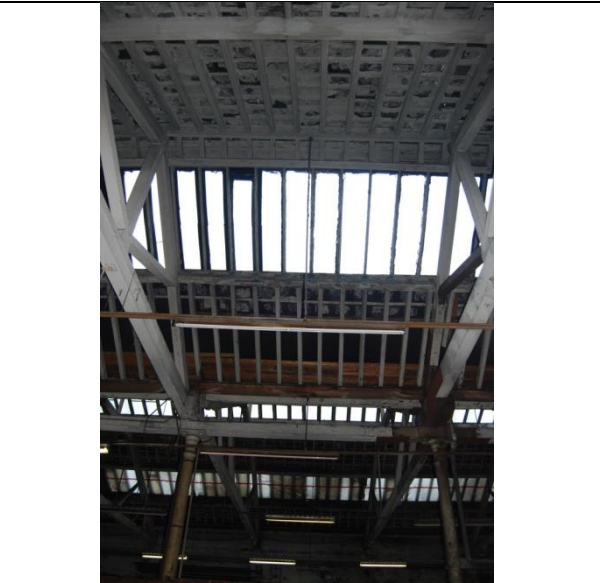
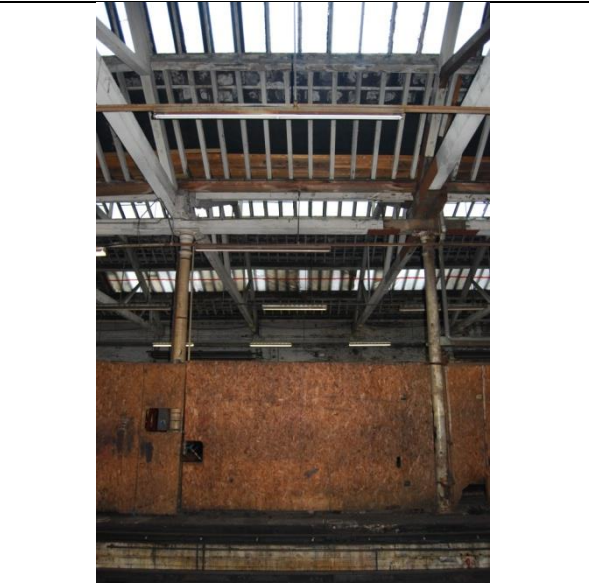
B16a.P1

B16a.P2



B16a.P3

B16a.P4

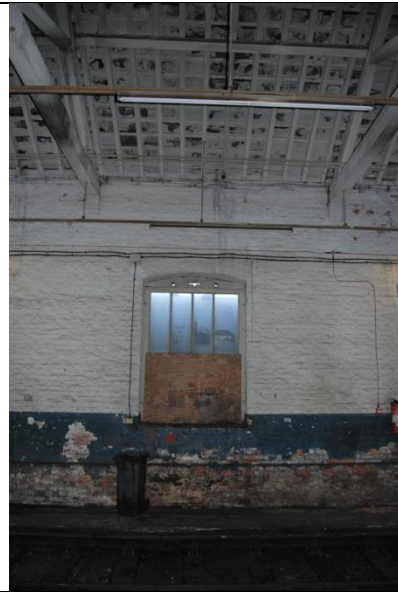


B16a.P5

B16a.P6



B16a.P7



B16a.P8



B16a.P9



B16a.P10

BAY 17. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Serviceable	
	Repairs	None	
WALLS			
Wall	External wall GLA	Brickwork wall, with pilasters, recessed section and brickwork arch. Piers to left- and right-hand sides. There is a brick cill and evidence of a former window externally. The brickwork infill is formed with a more contemporary brick. At roof level the wall forms a ledge for the trusses to sit on and the wall above is expressed externally by a corbelled section of brickwork. Overpainted over the years with limewash and areas of gloss paint	
	Condition	Areas of efflorescence and perished decoration generally Areas of perished brickwork Areas of perished pointing	
	Repairs	Clean off all paintwork Repoint arch and associated brickwork full width and circa 10 courses deep including adjacent pillars Repoint around truss bearing circa 1m2 Patch repoint 3m2 Brickwork repairs circa 1m2 Prepare and redecorate Allow for stripping redundant services and making good	
ROOF COVERINGS			
General description			
The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The slates are parged and various repairs have been undertaken over the years. There is a continuous glazed rooflight to the west slope, formed from traditional timber glazing bars and at ridge level the apex has a glazed lantern light formed with timber glazing bars and various glazing types i.e Perspex and Georgian-wired glass. There is a lantern light between purlins P2 and P3 which has been underdrawn with visqueen to prevent water penetration. The lowest section of roof between purlins P7 and P8 has been felted. Reroofed with new felt and rafters. Purlins are supported by the adjacent trusses T16 and T17. The trusses are formed from substantial timbers with bottom boom, principal rafter and collar with timber struts and steel hangers. The upper chord supports a ridge post and the lantern construction over. The roof timbers are generally			

limewashed. Trusses have deformed through shrinkage leaving the steel hangers loose. Corrosion noted to steel brackets/straps.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Timber lantern	Condition	Areas of rainwater ingress, defective flashings and timbers exhibit high moisture content	
	Repair	Renew the lantern light in association with recovering the roof	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS 17 GL19	Condition	Corroded brackets Significant plated repairs to Truss ends and associated beams over C17	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 17 Remedial costs	

Bay 17



B17.P1



B17.P2



B17.P3



B17.P4



B17.P5

B17.P6



B17.P7



B17.P8



B17.P9



B17.P10

BAY 17a. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Concrete localised damage Defective sleepers	
	Repairs	Minor concrete repairs Repairs to sleepers	
WALLS			
Wall	External wall GLC	Single storey height brickwork masonry wall, with brickwork arched window opening at ground floor with timber window, partially boarded. The brickwork to the external wall has been overpainted over the years with limewash and areas of gloss paint.	
	Condition	Areas of efflorescence and perished decoration generally Signs of severe water penetration/lichen growth Isolated areas of perished brickwork Isolated areas of perished pointing	
	Repairs	Clean down Patch repoint 3m2 Brickwork repairs in isolated areas circa 2.0m2 Prepare and redecorate Allow for stripping redundant services and making good	
Windows		The widow comprises timber frame with fixed glazing.	
	Condition	Deteriorating condition	
	Repairs	Restore frames replacing defective timbers to match existing profiles and re-glaze where required and overhaul the opening lights (where/if incorporated)	
ROOF COVERINGS			
General description			
The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The timber ridge is supported between the king posts. The west slope has had repairs at low level adjacent the valley gutter, where there is roofing felt between purlins P9 and valley beam B1 which was carried out in association with valley gutter repairs. The slates are parged and this is in a deteriorating condition. There is a glazed rooflight (between Purlins P9 and P10 to the west slope, formed with traditional timber rafters/glazing bars. The rooflights maintain various glazing types i.e Clear glass, Perspex and Georgian-wired glass. A safety film appears to have been fitted to the external face of the glazing, and sections have been boxed in/boarded over due to broken panes. It is in a deteriorating condition with various repairs to glazing, rafters and flashings. Water ingress is evident along its length.			

Purlins are supported by the adjacent trusses T42 and T43 T42 comprises a timber king-post truss of substantial proportions. Along GLA the truss is supported of a brick corbel and seated on a timber wall plate built into the wall. Extensive truss repairs noted to end over C17 At eaves level the rafters are seated on a timber wall plate built into the brickwork, which runs between Bay 1a and Bay 18a. There is brickwork infill above the wall plate to the u/side of the slates. The roof timbers are generally limewashed. Corrosion noted to steel brackets/straps.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally.	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS T42 GL19	Condition	Corroded brackets and perished timbers.	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 17a Remedial costs	

Bay 17a



B17a.P1



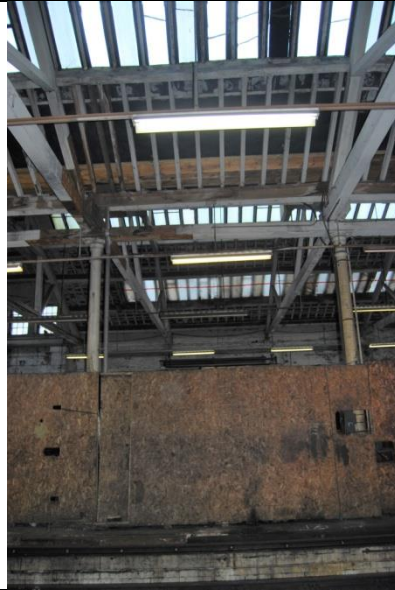
B17a.P2



B17a.P3

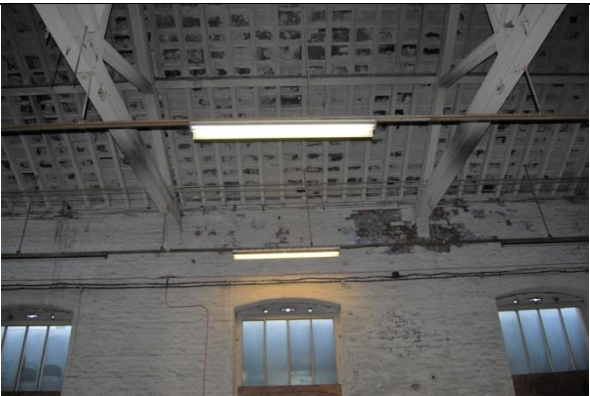


B17a.P4



B17a.P5

B17a.P6

	
B17a.P7	B17a.P8
	
B17a.P9	B17a.P10
	
B17a.P11	

BAY 18. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Serviceable	
	Repairs	None	
WALLS			
Wall	External wall GLA	Brickwork wall, with pilasters, recessed section and brickwork arch. Piers to left- and right-hand sides. There is a brick cill and evidence of a former window externally. The brickwork infill is formed with a more contemporary brick. At roof level the wall forms a ledge for the trusses to sit on and the wall above is expressed externally by a corbelled section of brickwork. Overpainted over the years with limewash and areas of gloss paint	
	Condition	Areas of efflorescence and perished decoration generally Areas of perished brickwork Areas of perished pointing	
	Repairs	Clean off all paintwork Repoint arch and associated brickwork full width and circa 10 courses deep including adjacent pillars Repoint around truss bearing circa 1m2 Patch repoint 3m2 Brickwork repairs circa 1m2 Prepare and redecorate Allow for stripping redundant services and making good	
ROOF COVERINGS			
General description			
The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The slates are parged and various repairs have been undertaken over the years. There is a glazed rooflight to the west slope, formed from traditional timber glazing bars and at ridge level the apex has a glazed lantern light formed with timber glazing bars and various glazing types i.e Perspex and Georgian-wired glass. The lantern light between purlins P2 and P3 has been underdrawn with visqueen to prevent water penetration. The lowest section of roof between purlins P7 and P8 has been felted. Reroofed with new felt and rafters. Purlins are supported by the adjacent trusses T17 and T18. The trusses are formed from substantial timbers with bottom boom, principal rafter and collar with timber struts and steel hangers. The upper chord supports a ridge post and the lantern construction over. The roof timbers are generally limewashed.			

Corrosion noted to steel brackets/straps.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Timber lantern	Condition	Areas of rainwater ingress, defective flashings and timbers exhibit high moisture content	
	Repair	Renew the lantern light in association with recovering the roof	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS 18 GL20	Condition	Corroded brackets	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 18 Remedial costs	

Bay 18



B18.P1



B18.P2



B18.P3



B18.P4



B18.P5

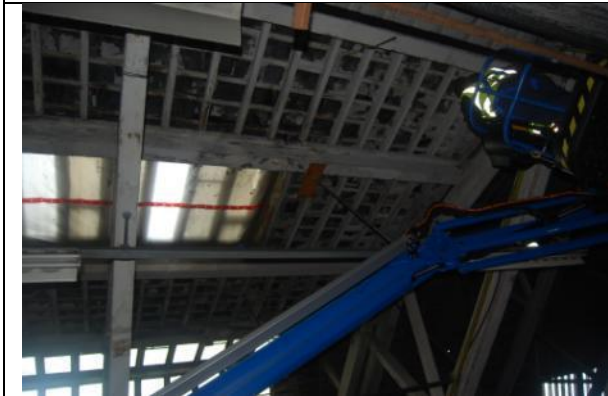
B18.P6



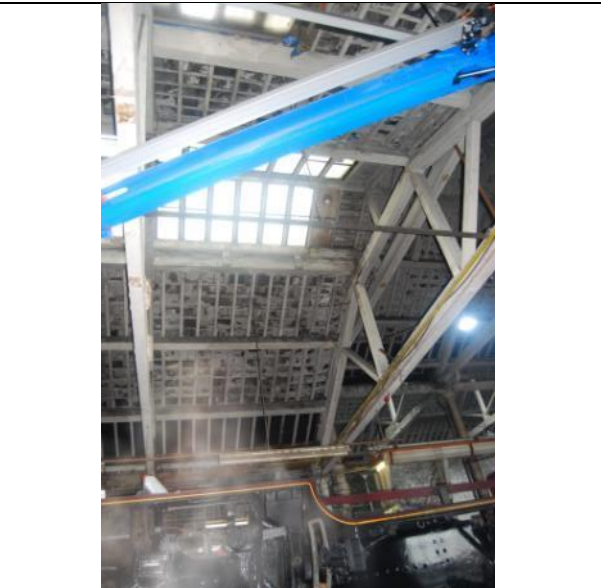
B18.P7



B18.P8



B18.P9



B18.P10



B18.P11



B18.P12



B18.P13



B18.P14



B18.P15



B18.P16

BAY 18a. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Concrete localised damage	
	Repairs	Minor concrete repairs	
WALLS			
Wall	External wall GLC	Single storey height brickwork masonry wall, with brickwork arched window opening at ground floor with timber window, partially boarded. The brickwork to the external wall has been overpainted over the years with limewash and areas of gloss paint.	
	Condition	Areas of efflorescence and perished decoration generally Signs of severe water penetration/lichen growth Isolated areas of perished brickwork Isolated areas of perished pointing	
	Repairs	Clean down Patch repoint 3m ² Brickwork repairs in isolated areas circa 2.0m ² Prepare and redecorate Allow for stripping redundant services and making good	
Windows		The widow comprises timber frame with fixed glazing.	
	Condition	Deteriorating condition	
	Repairs	Restore frames replacing defective timbers to match existing profiles and re-glaze where required and overhaul the opening lights (where/if incorporated)	
ROOF COVERINGS			
General description			
The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The timber ridge is supported between the king posts. The west slope has had repairs at low level adjacent the valley gutter, where there is roofing felt between purlins P9 and valley beam B1 which was carried out in association with valley gutter repairs. The slates are parged and this is in a deteriorating condition. There is a glazed rooflight (between Purlins P9 and P10 to the west slope, formed with traditional timber rafters/glazing bars. The rooflights maintain various glazing types i.e Clear glass, Perspex and Georgian-wired glass. A safety film appears to have been fitted to the external face of the glazing, and sections have been boxed in/boarded over due to broken panes. It is in a deteriorating condition with various repairs to glazing, rafters and flashings. Water ingress is evident along its length. Purlins are supported by the adjacent trusses T41 and T42			

T41 comprises a timber king-post truss of substantial proportions. Along GLA the truss is supported of a brick corbel and seated on a timber wall plate built into the wall. At eaves level the rafters are seated on a timber wall plate built into the brickwork, which runs between Bay 1a and Bay 18a. There is brickwork infill above the wall plate to the u/side of the slates. The roof timbers are generally limewashed. Corrosion noted to steel brackets/straps.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally.	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS T41 GL20	Condition	Corroded brackets and perished timbers.	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 18a Remedial costs	

Bay 18a



B18a.P1



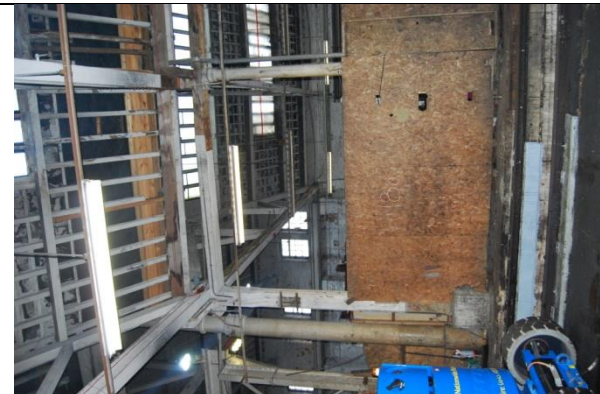
B18a.P2



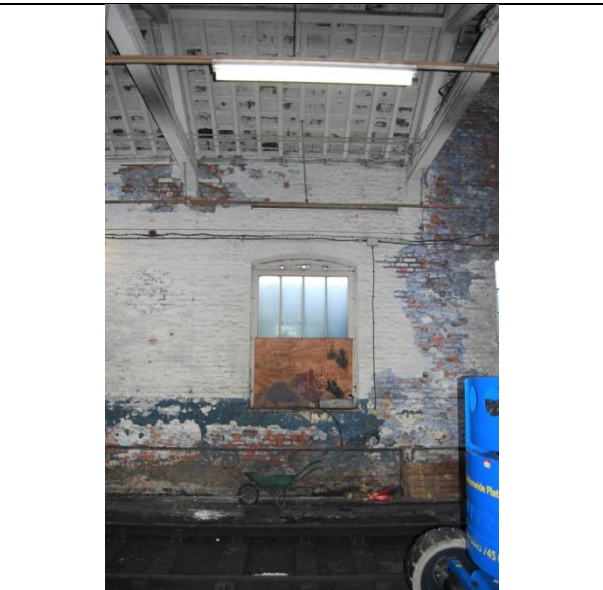
B18a.P3



B18a.P4



B18a.P5



B18a.P6

	
B18a.P7	B18a.P8
	
B18a.P9	B18a.P10
	
B18a.P11	

BAY 19. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete. Sleepers bedded adjacent the east rail.	
	Condition	Concrete localised damage Sleepers perished	
	Repairs	Minor concrete repairs Replace defective sleepers	
WALLS			
Wall	External wall GLA	Two storey height brickwork masonry wall, with brickwork arched window opening at ground floor, and twin clerestory brickwork arched window openings at the upper level. There are masonry buttresses (circa 6m high) flanking the bay internally, a later addition supporting an RSJ and part of a crane/hoist system which runs through bays 19-28. The buttresses are capped by substantial concrete copings. The buttresses are tied to the external wall by steel tied rods plated externally and internally. The RSJs supporting the travelling boom are tied to the external wall by steel tied rods bolted internally and circular plates externally. The crane is supported on the external wall GLB by a series of steel support columns and steel beams. The brickwork to the external wall has been overpainted over the years with limewash and areas of gloss paint.	
	Condition	Areas of efflorescence and perished decoration generally Isolated areas of perished brickwork Isolated areas of perished pointing	
	Repairs	Clean down Patch repoint 2m2 Brickwork repairs in isolated areas circa 1m2 Prepare and redecorate Allow for stripping redundant services and making good	
Windows		The widows comprise timber frames, with fixed glazing in Georgian style.	
	Condition	Poor condition with isolated defective panes	
	Repairs	Restore frames replacing defective timbers to match existing profiles and re-glaze	

ROOF COVERINGS			
General description The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The timber ridge is self-supporting. The roof has been partially renovated. The west slope has been recovered with breathable felt battens and slates over. The east slope has had repairs at low level adjacent the valley gutter, where there is roofing felt between purlins P19 and P20 which was carried out in association with valley gutter repairs. The slates are parged and this is in a deteriorating condition. Purlins are supported by the adjacent trusses T19 and T20. The queen post collar truss T19 (GL21) is formed from substantial timbers with bottom boom, principal rafter and collar with timber struts. There are steel bracket connections. The roof timbers are generally limewashed. Corrosion noted to steel brackets/straps. At the time of inspection water was pouring into the bay along the valley line.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Slating	Condition	West section underdrawn with felt East areas of perished timber battens are noted and defective parging generally. Felted at low level and excessive water ingress	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS 19 GL21	Condition	Corroded brackets	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 19 Remedial costs	

Bay 19



B19.P1



B19.P2



B19.P3



B19.P4



B19.P5



B19.P5



B19.P6



B19.P7



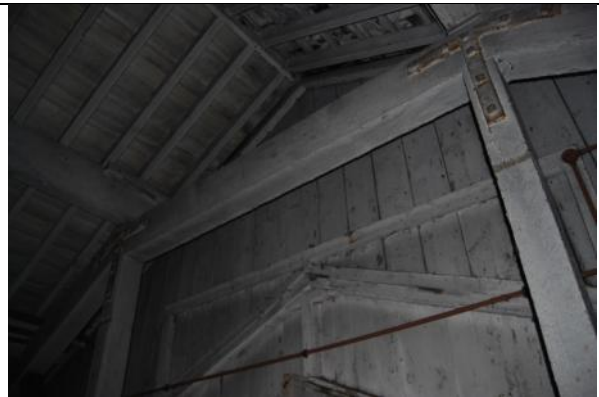
B19.P8



B19.P9



B19.P10



B19.P11



B19.P12



B19.P13



B19.P14



B19.P15



B19.P16



B19.P17



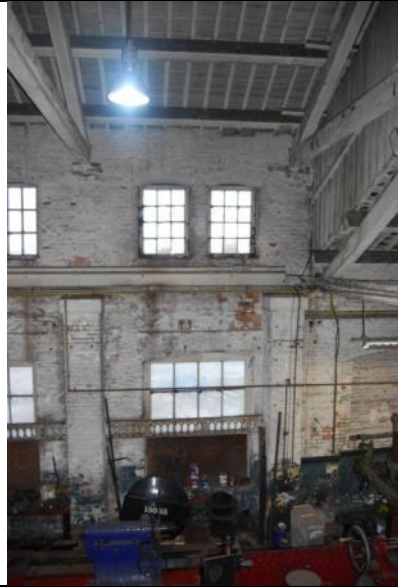
B19.P18



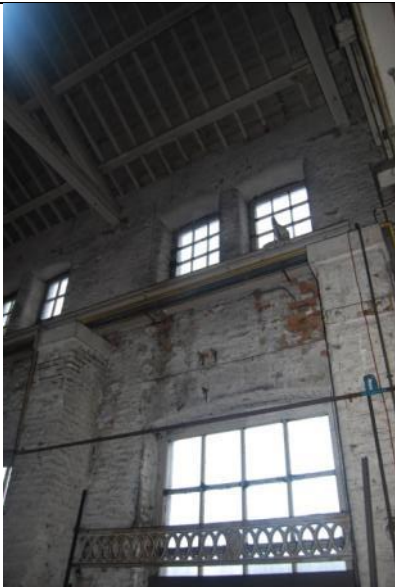
B19.P19



B19.P20



B19.P21



B19.P22

BAY 19a. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Concrete localised damage	
	Repairs	Minor concrete repairs	
WALLS			
Wall	External wall GLC	Two storey height brickwork masonry wall, with brickwork arched window opening at ground floor with timber window, partially bricked. The brickwork to the external wall has been overpainted over the years with limewash and areas of gloss paint.	
	Condition	Areas of efflorescence and perished decoration generally Signs of severe water penetration/lichen growth Isolated areas of perished brickwork Isolated areas of perished pointing	
	Repairs	Clean down Patch repoint 15m ² Brickwork repairs in isolated areas circa 4.0m ² Prepare and redecorate Allow for stripping redundant services and making good	
Windows		The widow comprises timber frame with fixed glazing in Georgian style.	
	Condition	Deteriorating condition	
	Repairs	Restore frames replacing defective timbers to match existing profiles and re-glaze where required and overhaul the opening lights (where/if incorporated)	
ROOF COVERINGS			
General description The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The timber ridge is supported between the king posts. The west slope has had repairs at low level adjacent the valley gutter, where there is roofing felt between purlins P21 and valley beam B2 which was carried out in association with valley gutter repairs. The slates are parged and this is in a deteriorating condition. There is an asbestos box, parapet gutter visible at the top of the wall. Rafter feet to this bay in poor condition. There is a glazed rooflight (between Purlins P21 and P22 to the west slope, formed with traditional timber rafters/glazing bars. The rooflights maintain various glazing types i.e Clear glass, Perspex and Georgian-wired glass. A safety film appears to have been fitted to the external face of the glazing, and sections have been boxed in/boarded over due to broken panes. It is in a deteriorating condition with various repairs to glazing, rafters and flashings. Water ingress is evident along its length.			

Purlins are supported by the adjacent trusses T39 and T40. T40 comprises a timber king-post truss of substantial proportions.. The roof timbers are generally limewashed. Corrosion noted to steel brackets/straps.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally.	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS T40 GL21	Condition	Corroded brackets and perished timbers.	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 19a Remedial costs	

Bay 19a



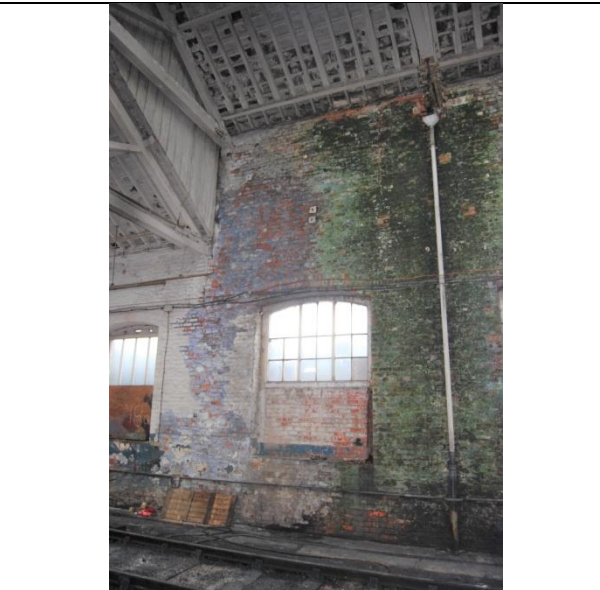
B19a.P1



B19a.P2



B19a.P3



B19a.P4



B19a.P5

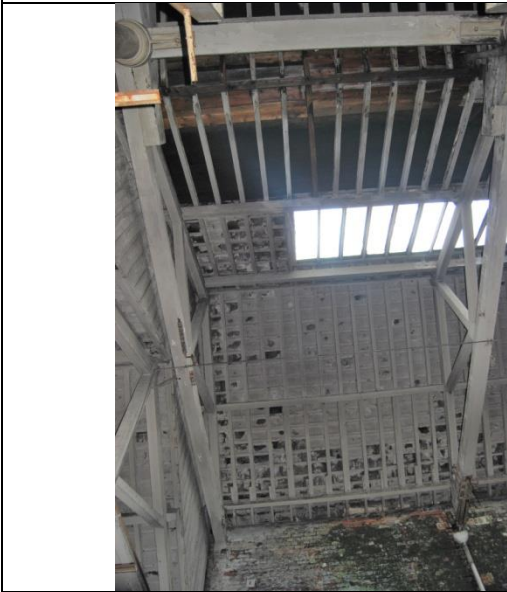
B19a.P5



B19a.P6



B19a.P7



B19a.P8



B19a.P9

BAY 20. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete. Sleepers bedded adjacent the east rail.	
	Condition	Concrete localised damage Sleepers perished	
	Repairs	Minor concrete repairs Replace defective sleepers	
WALLS			
Wall	External wall GLA	Two storey height brickwork masonry wall, with brickwork arched window opening at ground floor, and twin clerestory brickwork arched window openings at the upper level. There are masonry buttresses (circa 6m high) flanking the bay internally, a later addition supporting an RSJ and part of a crane/hoist system which runs through bays 19-28. The buttresses are capped by substantial concrete copings. The buttresses are tied to the external wall by steel tied rods plated externally and internally. The RSJs supporting the travelling boom are tied to the external wall by steel tied rods bolted internally and circular plates externally. The crane is supported on the external wall GLB by a series of steel support columns and steel beams. The brickwork to the external wall has been overpainted over the years with limewash and areas of gloss paint.	
	Condition	Areas of efflorescence and perished decoration generally Isolated areas of perished brickwork Isolated areas of perished pointing	
	Repairs	Clean down Patch repoint 2m2 Brickwork repairs in isolated areas circa 1m2 Prepare and redecorate Allow for stripping redundant services and making good	
Windows		The widows comprise timber frames, with fixed glazing in Georgian style.	
	Condition	Poor condition with isolated defective panes	
	Repairs	Restore frames replacing defective timbers to match existing profiles and re-glaze	

ROOF COVERINGS			
General description The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The timber ridge is self-supporting. The roof has been partially renovated. The west slope has been recovered with breathable felt battens and slates over. The east slope has had repairs at low level adjacent the valley gutter, where there is roofing felt between purlins P19 and P20 which was carried out in association with valley gutter repairs. The slates are parged and this is in a deteriorating condition. Purlins are supported by the adjacent trusses T20 and T21. The queen post collar truss T20 (GL22) is formed from substantial timbers with bottom boom, principal rafter and collar with timber struts. There are steel bracket connections. The roof timbers are generally limewashed. Corrosion noted to steel brackets/straps. At the time of inspection water was pouring into the bay along the valley line.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Slating	Condition	West section underdrawn with felt East areas of perished timber battens are noted and defective parging generally. Felted at low level and excessive water ingress	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS 20 GL22	Condition	Corroded brackets	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 20 Remedial costs	

Bay 20



B20.P1



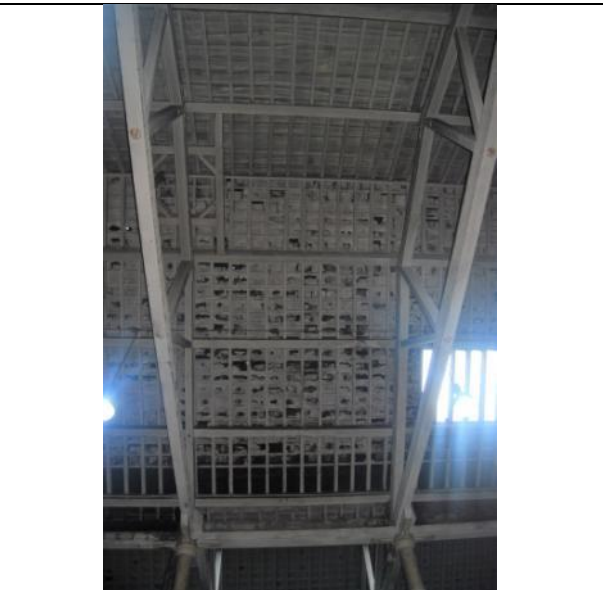
B20.P2



B20.P3



B20.P4



B20.P5

B20.P6



B20.P7



B20.P8

BAY 20a. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Concrete localised damage	
	Repairs	Minor concrete repairs	
WALLS			
Wall	External wall GLC	Two storey height brickwork masonry wall, with brickwork arched window opening at ground floor with timber window, partially bricked. The brickwork to the external wall has been overpainted over the years with limewash and areas of gloss paint.	
	Condition	Areas of efflorescence and perished decoration generally Signs of severe water penetration/lichen growth Isolated areas of perished brickwork Isolated areas of perished pointing	
	Repairs	Clean down Patch repoint 15m ² Brickwork repairs in isolated areas circa 4.0m ² Prepare and redecorate Allow for stripping redundant services and making good	
Windows		The widow comprises timber frame with fixed glazing in Georgian style.	
	Condition	Deteriorating condition	
	Repairs	Restore frames replacing defective timbers to match existing profiles and re-glaze where required and overhaul the opening lights (where/if incorporated)	
ROOF COVERINGS			
General description The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The timber ridge is supported between the king posts. The west slope has had repairs at low level adjacent the valley gutter, where there is roofing felt between purlins P21 and valley beam B2 which was carried out in association with valley gutter repairs. The slates are parged and this is in a deteriorating condition. There is an asbestos box, parapet gutter visible at the top of the wall. Rafter feet to this bay in poor condition. There is a glazed rooflight (between Purlins P21 and P22 to the west slope, formed with traditional timber rafters/glazing bars. The rooflights maintain various glazing types i.e Clear glass, Perspex and Georgian-wired glass. A safety film appears to have been fitted to the external face of the glazing, and sections have been boxed in/boarded over due to broken panes. It is in a deteriorating condition with various repairs to glazing, rafters and flashings. Water ingress is evident along its length.			

Purlins are supported by the adjacent trusses T38 and T39. T39 comprises a timber king-post truss of substantial proportions. The truss has undergone previous structural repairs where the truss originally embedded in the external wall (along GLC) has been cut back with a later supporting addition of steel (railway line sections) sections built into the wall and bracketed with plate and bolt connections. The steel repairs exhibit severe corrosion. The roof timbers are generally limewashed. Corrosion noted to steel brackets/straps.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally.	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS T39 GL22	Condition	Corroded brackets and perished timbers.	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 20a Remedial costs	

Bay 20a



B20a.P1



B20a.P2



B20a.P3



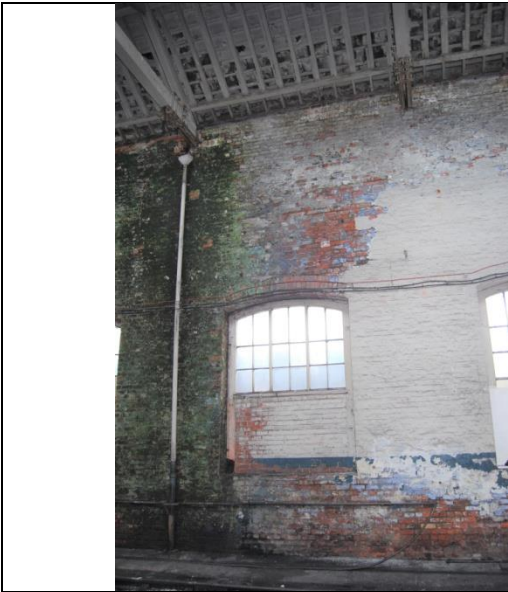
B20a.P4



B20a.P5



B20a.P6



B20a.P7



B20a.P8



B20a.P9



B20a.P10



B20a.P11



B20a.P12

BAY 21. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete. Sleepers bedded adjacent the east rail.	
	Condition	Concrete localised damage Sleepers perished	
	Repairs	Minor concrete repairs Replace defective sleepers	
WALLS			
Wall	External wall GLA	Two storey height brickwork masonry wall, with brickwork arched window opening at ground floor, and twin clerestory brickwork arched window openings at the upper level. There are masonry buttresses (circa 6m high) flanking the bay internally, a later addition supporting an RSJ and part of a crane/hoist system which runs through bays 19-28. The buttresses are capped by substantial concrete copings. The buttresses are tied to the external wall by steel tied rods plated externally and internally. The RSJs supporting the travelling boom are tied to the external wall by steel tied rods bolted internally and circular plates externally. The crane is supported on the external wall GLB by a series of steel support columns and steel beams. The brickwork to the external wall has been overpainted over the years with limewash and areas of gloss paint.	
	Condition	Areas of efflorescence and perished decoration generally Isolated areas of perished brickwork Isolated areas of perished pointing	
	Repairs	Clean down Patch repoint 2m2 Brickwork repairs in isolated areas circa 1m2 Prepare and redecorate Allow for stripping redundant services and making good	
Windows		The widows comprise timber frames, with fixed glazing in Georgian style.	
	Condition	Poor condition with isolated defective panes	
	Repairs	Restore frames replacing defective timbers to match existing profiles and re-glaze	

ROOF COVERINGS			
General description The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The roof has been partially renovated. The west slope has been recovered with breathable felt battens and slates over. Some damage to felt. The east slope has had repairs at low level adjacent the valley gutter, where there is roofing felt between purlins P19 and P20 which was carried out in association with valley gutter repairs. The slates are parged and this is in a deteriorating condition. Purlins are supported by the adjacent trusses T21 and T22. The queen post collar truss T21 (GL23) is formed from substantial timbers with bottom boom, principal rafter and collar with timber struts. There are steel bracket connections. The upper chord supports a ridge post and construction over. The roof timbers are generally limewashed. Corrosion noted to steel brackets/straps. At the time of inspection water was pouring into the bay along the valley line.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Slating	Condition	West section underdrawn with felt East areas of perished timber battens are noted and defective parging generally. Felted at low level and excessive water ingress	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS 21 GL23	Condition	Corroded brackets	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 21 Remedial costs	

Bay 21



B21.P1



B21.P2



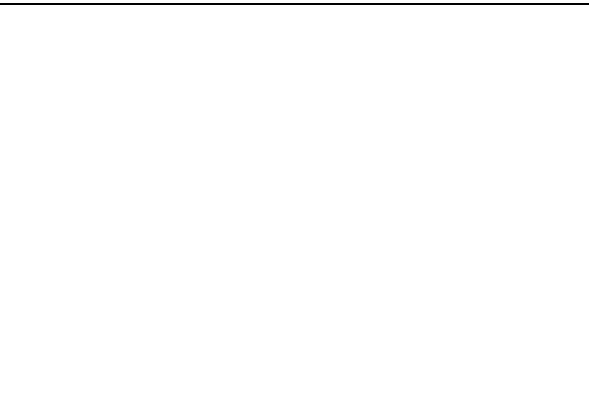
B21.P3



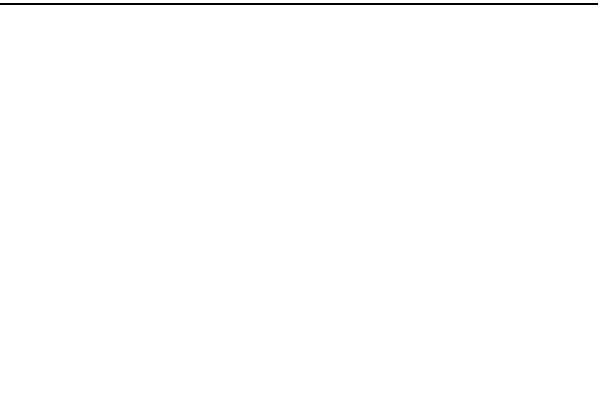
B21.P4



B21.P5



B21.P6

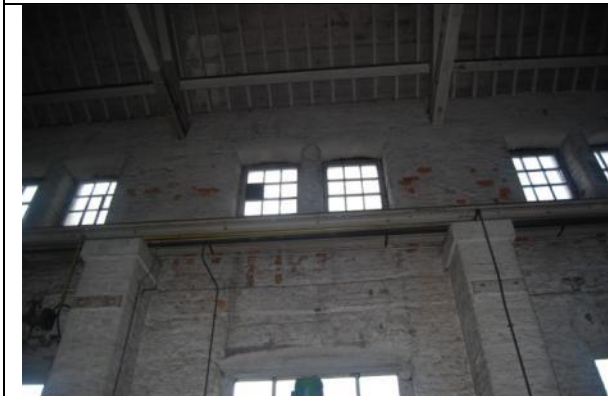




B21.P7



B21.P8



B21.P9



B21.P10

BAY 21a. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Concrete localised damage	
	Repairs	Minor concrete repairs	
WALLS			
Wall	External wall GLC	Two storey height brickwork masonry wall, with brickwork arched window opening at ground floor with timber window, partially boarded for protection. The brickwork to the external wall has been overpainted over the years with limewash and areas of gloss paint.	
	Condition	Areas of efflorescence and perished decoration generally Signs of severe water penetration Isolated areas of perished brickwork Isolated areas of perished pointing	
	Repairs	Clean down Patch repoint 5m2 Brickwork repairs in isolated areas circa 3.0m2 Prepare and redecorate Allow for stripping redundant services and making good	
Windows		The widow comprises timber frame with fixed glazing in Georgian style.	
	Condition	Deteriorating condition	
	Repairs	Restore frames replacing defective timbers to match existing profiles and re-glaze where required and overhaul the opening lights (where/if incorporated)	
ROOF COVERINGS			
General description The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The timber ridge is supported between the king posts. The west slope has had repairs at low level adjacent the valley gutter, where there is roofing felt between purlins P21 and valley beam B2 which was carried out in association with valley gutter repairs. The slates are parged and this is in a deteriorating condition. There is an asbestos box, parapet gutter visible at the top of the wall. Rafter feet to this bay in poor condition. There is a glazed rooflight (between Purlins P21 and P22 to the west slope, formed with traditional timber rafters/glazing bars. The rooflights maintain various glazing types i.e Clear glass, Perspex and Georgian-wired glass. A safety film appears to have been fitted to the external face of the glazing, and sections have been boxed in/boarded over due to broken panes. It is in a deteriorating condition with various repairs to glazing, rafters and flashings. Water ingress is evident along its length.			

Purlins are supported by the adjacent trusses T37 and T38. T38 comprises a timber king-post truss of substantial proportions. The truss has undergone previous structural repairs where the truss originally embedded in the external wall (along GLC) has been cut back with a later supporting addition of steel (railway line sections) sections built into the wall and bracketed with plate and bolt connections. The steel repairs exhibit severe corrosion. The roof timbers are generally limewashed. Corrosion noted to steel brackets/straps.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally.	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS T38 GL23	Condition	Corroded brackets and perished timbers.	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 21a Remedial costs	

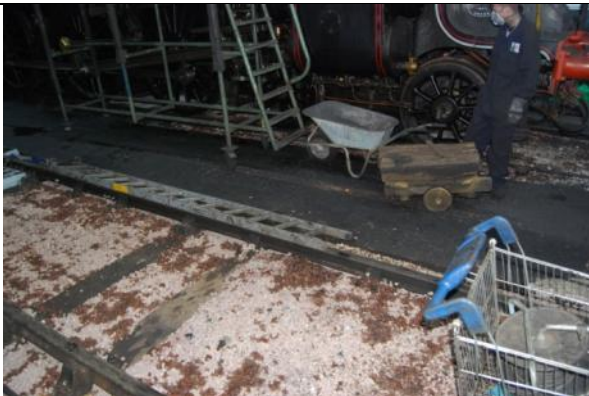
Bay 21a



B21a.P1



B21a.P2



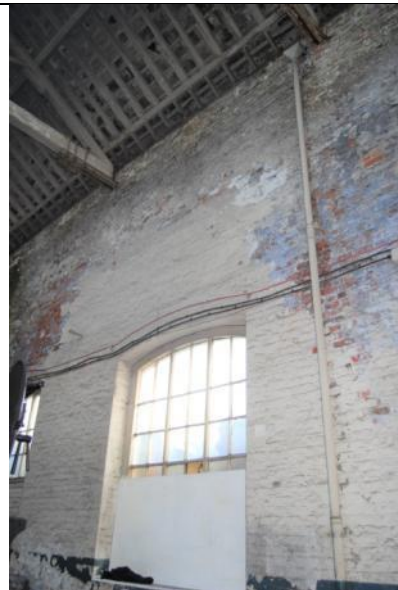
B21a.P3



B21a.P4



B21a.P5



B21a.P6



B21a.P7



B21a.P8



B21a.P9



B21a.P10



B21a.P11



B21a.P12



B21a.P13



B21a.P14



B21a.P15



BAY 22. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete. Sleepers bedded adjacent the east rail.	
	Condition	Concrete localised damage Sleepers perished	
	Repairs	Minor concrete repairs Replace defective sleepers	
WALLS			
Wall	External wall GLA	Two storey height brickwork masonry wall, with brickwork arched window opening at ground floor, and twin clerestory brickwork arched window openings at the upper level. There are masonry buttresses (circa 6m high) flanking the bay internally, a later addition supporting an RSJ and part of a crane/hoist system which runs through bays 19-28. The buttresses are capped by substantial concrete copings. The buttresses are tied to the external wall by steel tied rods plated externally and internally. The RSJs supporting the travelling boom are tied to the external wall by steel tied rods bolted internally and circular plates externally. The crane is supported on the external wall GLB by a series of steel support columns and steel beams. The brickwork to the external wall has been overpainted over the years with limewash and areas of gloss paint.	
	Condition	Areas of efflorescence and perished decoration generally Isolated areas of perished brickwork Isolated areas of perished pointing	
	Repairs	Clean down Patch repoint 2m2 Brickwork repairs in isolated areas circa 1m2 Prepare and redecorate Allow for stripping redundant services and making good	
Windows		The widows comprise timber frames, with fixed glazing in Georgian style.	
	Condition	Poor condition with isolated defective panes	
	Repairs	Restore frames replacing defective timbers to match existing profiles and re-glaze	
ROOF COVERINGS			
General description			
The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The timber ridge is self-supporting. The roof has been partially renovated. The west slope has been recovered with			

breathable felt battens and slates over. Some damage to felt. The east slope has had repairs at low level adjacent the valley gutter, where there is roofing felt between purlins P19 and P20 which was carried out in association with valley gutter repairs. The slates are parged and this is in a deteriorating condition. There is a glazed rooflight (between Purlins P18 and P19) to the east slope, formed with traditional timber rafters/glazing bars. The rooflights maintain various glazing types i.e Clear glass, Perspex and Georgian-wired glass. A safety film appears to have been fitted to the external face of the glazing, and sections have been boxed in/boarded over due to broken panes. It is in a deteriorating condition with various repairs to glazing, rafters and flashings. Water ingress is evident along its length. Purlins are supported by the adjacent trusses T22 and T23. The queen plate collar truss T22 (GL24) is formed from substantial timbers with bottom boom, principal rafter and collar with timber struts and steel hangers. There are steel bracket connections. T22 has undergone previous structural repairs where the truss is embedded in the external wall along Gridline A. The end portion of the truss supported by steel angles and bolted connections. The truss end is in a suspect condition. The roof timbers are generally limewashed. Corrosion noted to steel brackets/straps.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Slating	Condition	West section underdrawn with felt East areas of perished timber battens are noted and defective parging generally. Felted at low level.	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS 22 GL24	Condition	Corroded brackets	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 22 Remedial costs	

Bay 22



B22.P1



B22.P2



B22.P3



B22.P4



B22.P5

B22.P6



B22.P7

BAY 22a. EXISTING CONDITION AND REMEDIAL WORKS.			
Note GLA = Gridline A			
			Cost
FLOOR			
Floor	Material	Insitu concrete.	
	Condition	Concrete localised damage	
	Repairs	Minor concrete repairs	
WALLS			
Wall	External wall GLC	Two storey height brickwork masonry wall, with brickwork arched window opening at ground floor with timber window, partially boarded for protection. The brickwork to the external wall has been overpainted over the years with limewash and areas of gloss paint.	
	Condition	Areas of efflorescence and perished decoration generally Signs of severe water penetration Isolated areas of perished brickwork Isolated areas of perished pointing	
	Repairs	Clean down Patch repoint 5m2 Brickwork repairs in isolated areas circa 1.5m2 Prepare and redecorate Allow for stripping redundant services and making good	
Windows		The widow comprises timber frame with fixed glazing in Georgian style.	
	Condition	Deteriorating condition	
	Repairs	Restore frames replacing defective timbers to match existing profiles and re-glaze where required and overhaul the opening lights (where/if incorporated)	
ROOF COVERINGS			
General description			
The roof is pitched and formed with principal trusses supporting purlins, rafters, battens and slates over. The timber ridge is supported between the king posts. The west slope has had repairs at low level adjacent the valley gutter, where there is roofing felt between purlins P21 and valley beam B2 which was carried out in association with valley gutter repairs. The slates are parged and this is in a deteriorating condition. There is an asbestos box, parapet gutter visible at the top of the wall. Rafter feet to this bay in poor condition. There is a glazed rooflight (between Purlins P21 and P22 to the west slope, formed with traditional timber rafters/glazing bars. The rooflights maintain various glazing types i.e Clear glass, Perspex and Georgian-wired glass. A safety film appears to have been fitted to the external face of the glazing, and sections have been boxed in/boarded over due to broken panes. It is in a deteriorating condition with various repairs to glazing, rafters and flashings. Water ingress is evident along its length.			

Purlins are supported by the adjacent trusses T36 and T37. T37 comprises a timber king-post truss of substantial proportions. The truss has undergone previous structural repairs where the truss originally embedded in the external wall (along GLC) has been cut back with a later supporting addition of steel (railway line sections) sections built into the wall and bracketed with plate and bolt connections. Truss repairs over C22. The steel repairs exhibit severe corrosion. The roof timbers are generally limewashed. Corrosion noted to steel brackets/straps.			
E and W Slopes	Formed as above		
Purlins	Condition		
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
Slating	Condition	Areas of perished timber battens are noted and defective parging generally.	
	Repair	Re-cover the roof with new battens and natural slates	
TRUSS T37 GL24	Condition	Corroded brackets and perished timbers.	
	Repairs	Effect repairs as Timberwise Report Effect structural remedials as recommended by Booth King Ltd	
		Prepare and redecorate: All cast iron columns (C1-C29) All trusses and purlins/valley beams All steelwork/plates to trusses/purlins Ridge/Glazing bars to rafters All rafters	
		Bay 22a Remedial costs	