

Jake Mee

To: Eastcott Community Organisation
Subject: RE: Savernake Street Social Hall: meeting about lease & building repairs

Total planned works £18,224

Direct budget available £12,500

Additional budget required £5,724

Unspent Community Centres Budget available from 2018/19 £45,000

From: [REDACTED]
Sent: 15 March 2019 11:31
To: [REDACTED]
Cc: [REDACTED]
Subject: Re: Savernake Street Social Hall: meeting about lease & building repairs

Repairs and Improvements for Savernake Hall, Eastcott

Dear Jake

Further to our meeting in December, we write to provide information and quotes for the work we would like to carry out with the funds that the parish has kindly offered to us: £7500 for 2018/19 and £5000 for 2019/20.

Apologies for the delay in getting back to you, it's taken longer than expected to gather the quotes (and we're still waiting on one) - thank you to Steve for getting all this together.

Steve will drop the hard copy quotes to you next week.

In the first stage we would like to propose that we carry out three of the priority works.

Drainage and cladding repairs:

- needed to arrest deterioration of the building; as described in the survey.

Replace the external lighting

- we estimate that this will save about 10% of our annual electricity bill
- will address concerns from some local residents who feel the light is excessive on the street
- will save volunteer time making regular adjustments to the manual timer for changing daylight hours.

Prices for the work we would like to do are listed in the table.

Prices

Job	Contractor	Price incl VAT	
Exterior drain, main hall south side	RWR	3,192	
	Beards	2730	
Renew & repair cladding, main hall south side*	Ian Prestwich	1,450	Hardwood

	Michael Lukyamuzi	980	
New motion-triggered external lights	All wired up	1,200	
Garden door	Ian Prestwich	1,720	Includes step
	Kingfisher	1,988	No step
Reroute pipes around door (drain & refill heating)**	Affleck Mechanical	1,447	
Interior floor (both halls, loos, entrance)	Swindon Flooring	9,897	
	A&S flooring	9,398	

*Single quote as Ian Prestwich has carried out a number of repairs for us, and we have found his work to be of a high standard, well suited to the building and competitive.

** Affleck invited to quote as they are familiar with the system and trusted by SBC.

Our proposed works are as under.

Priority work	
Drain (Beards)	2,730
Cladding (Ian Prestwich)	1,450
Outside lights (Michael Lukyamuzi)	980
TOTAL	5,160

From the £7,500 allocated for 2018/19, this would leave £2,340 to carry over.

This could be added to the £5,000 for 2019/20, a total of £7,340.

The remaining work we propose is –

A door providing access from the main hall into the garden

This will

- improve the experience for hall-users on hiring the facility and attending our events
- increase interest in the garden space and potentially open up further gardening opportunities for the community.

Renewal of the flooring throughout the building

This will:

- address deterioration of the flooring, and replace it before it becomes a trip hazard in some parts of the building
- improve the experience of hall-users - the flooring is aged, discoloured and fraying at the edges and joins.

Remaining works	
Door (Ian Prestwich)	1,720
Reroute plumbing around door	1,447
Renewal of flooring (Swindon Flooring)*	9,897
TOTAL	13,064

*Slightly higher in price but Swindon Flooring has been recommended to us, and we would prefer to use them.

The Parish Grants, 2018/9 and 2019/20, after priority work provides for £7,340, so there would be a shortfall of £5,724 for the remaining works (door/flooring).

We may have some funds which can be put towards the shortfall, subject to committee approval, but not enough to close the gap. We would appreciate any further assistance which the parish could offer.

Please let us know if you have any questions.

Kind regards

Caroline Davies-Khan
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