

Appendix G - Estimated projection of maintenance costs for Fenland Hall and Hereward Hall

Fenland Hall

Description	Priority (1 - Urgent, 4 - Long Term Desirable)				Total
	1	2	3	4	
Ceilings					-
Electrical services					-
External areas	49,000	19,000	4,500	126,000	198,500
External walls, windows & doors		800			800
Fixed furniture & fittings					-
Floors & stairs		750		30,000	30,750
Internal walls & doors					-
Mechanical services					-
Redecorations		1,500		45,000	46,500
Roofs				65,000	65,000
Sanitary services					-
	49,000	22,050	4,500	266,000	341,550

Hereward Hall

Description	Priority (1 - Urgent, 4 - Long Term Desirable)				Total
	1	2	3	4	
Ceilings					-
Electrical services					-
External areas	1,300	5,300			6,600
External walls, windows & doors		500			500
Fixed furniture & fittings	100				100
Floors & stairs	500				500
Internal walls & doors	350	500			850
Mechanical services					-
Redecorations	200	2,000	10,000		12,200
Roofs	500				500
Sanitary services					-
	2,950	8,300	10,000	-	21,250

Priority Rating

1 - Urgent work that will:

- prevent immediate closure of premises
- address an immediate high risk to the health and safety of occupants
- remedy a serious breach of legislation.

2 - Essential work required within two years that will:

- prevent serious deterioration of the fabric or services.
- address a medium risk to the health and safety of occupants.
- remedy a less serious breach of legislation.

3 - Desirable work required within three to five years that will:

- prevent deterioration of the fabric or services
- address a low risk to the health and safety of occupants
- remedy a minor breach of legislation.

4 - Long-term desirable work required beyond a period of five years that will:

- prevent deterioration of the fabric or services