

Brixham Town Council

Report No:	7/2018		
Report Type:	Public		
Title:	Virement of Funds		
To:	Full Council	Date:	18.01.18
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Purpose of Report

Works are required on the Rotunda part of the building which exceeds the balance remaining in the Repairs and Renewals budget category. This report is to give information about the works and request a virement of funds.

Background

The Rotunda part of the Town Hall has had a minor leak for sometime. Evidence of this is on the condition of the inside of the Rotunda where paint is flaking off the walls and there are large areas of damp.

Works Required

A tender process was followed and the contract was awarded to JV Carpentry and Joinery. Unfortunately, due to the height of the building, the roof is not accessible and the quote was based on the evidence inside the Rotunda and any visual display from the outside. A small amount of scaffolding was erected to allow the contractor to access to roof and carry out the repairs.

On inspection it was found that the fascia / soffit and cast gutter were found to require larger work than first anticipated.

The fascia / soffit is beyond repair and weak due to the gutter leaking for several years. However, due to the round shape of the building all the repairs and subsequent re roofing will all be quite involved work. The contractor is confident that this will resolve the major damp issues within the Rotunda itself.

All the new work will match the existing and where possible existing slates will be reused. However, the area will need a re roof due to the slates being nailed into place meaning that the contractor will need to remove items from the bottom making their way up the roofline in order to repair any damaged areas. The total quote is as follows:

Licences for scaffolding	£875.00
All other work including roof / fascia / gutter & décor to match existing	£11,556.00
Total	£12,431.00 plus vat

Recommendation

There are insufficient funds in the Repairs and Renewal budget category to pay for this work. To date the remaining budget is £5,450. However, there are still 2 months remaining within this financial year and therefore do not consider it best practice to take the balance to zero. It is therefore recommended that the Town Council agree to a virement of the full cost of the works. The monies should be taken from the Town Hall Contingency fund and £12,431 transferred to the Repairs and Renewals budget category.