

**Alexandra Palace & Park Board** **On 7<sup>th</sup> February 2006**

Report Title: <b>Capital and Maintenance works</b>
Report of: <b>David Loudfoot, Facilities Manager</b>
<b>1. Purpose</b> 1.1 To inform the Board of recent capital purchases and maintenance works to the building.
<b>2. Recommendations</b> 2.1 That the Board notes the report.
Report Authorised by: <b>David Loudfoot, Facilities Manager</b> .....
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<b>3. Executive Summary</b> 3.1 This report informs the Board of recent works and Capital expenditure.
<b>4. Reasons for any change in policy or for new policy development (if applicable)</b> 4.1 N/A
<b>5. Local Government (Access to Information) Act 1985</b> 5.1 No specific background papers were used in compiling this report.

**6. Description**

6.1 Marsh Services Ltd have repaired two leaks in the fire main, one on the south slopes and one under the north service yard roadway. Whilst on site they investigated a third

area which indicated a leak and as a result discovered a broken land drain on the south slopes. The combined cost of all three repairs was £ 2095.

- 6.2 Tiling works to the Palm court and West Corridor were undertaken by Wilson and Wylie in November. These were conducted during a short window of opportunity at a cost of £5789.67
- 6.3 KW Engineering have attended to various Health and Safety items including repairs to chair cages, additional steel work to the north bridge and emergency repairs to the hinges of traitors gate which had become insecure. The expenditure was £3195.
- 6.4 The ice rink café has been redecorated by M.Brewer, painters ,at a cost of £2964.
- 6.5 Time clocks that track the solar day have been installed as replacements for the existing park lighting timeclocks which had become unreliable.
- 6.6 Theatresearch have begun the enabling works that will lead to restoration of one of the stage traps. Local contractor Brayburn's are supplying the labour for the first phase which is the removal of spoil from the cellar and various brickwork/ timber repairs.
- 6.7 Flooring repairs to the vinyl floor in the ice rink have been commissioned from Floorcraft ( the original installer) at a cost of £ 2187. There still remains several large areas to repair now that the header trench replacement covers are complete and indicative costs for completing repairs to these areas are circa £20 K
- 6.8 The Board should note that the volume of activity on repairs has been temporarily curtailed pending the outcome of the development competition, with the exception of the works described in paragraph 6.6 which is grant aided, all the remainder are either client facing or a safety requirement.

## **7. Capital expenditure**

- 7.1 Integral have been instructed to replace the two coolers for the phoenix bar which have failed, costs will be £ 8,745.

## **8. Recommendations**

- 8.1 The Board notes the report.

## **9. Legal and Financial Implications**

- 9.1 The Director of Finance and the Trust's Solicitor have been sent copies of this report

## **10. Equalities Implications**

- 10.1 There are no perceived equal opportunities implications in this report

## **11. Use of Appendices/Tables/Photographs**

11.1 N/A