South Ribble Borough Council Bamber Bridge tennis centre, facility’s lifecycle costing.

Due to the condition survey completed 7/07/2016, we believe this will be sufficient moving forwards. Over **the last 3 years, there has been a backlog of maintenance totalling £479,842.00**

**Within the next 3 years (2019-2022),** there will be a need for replacement items and refurbishment as followed, per the condition survey schedule totalling - **£474,641.00 through to 7/07/2022,** this comes to a **total of £954,483.00 within 3 years that will need to be spent to stand still.**

All life exp dates from 7th July 2016

Work past due and/or due within the 6-year period listed below -

* External windows (finishes), 5yr exp,

Action - Redecorate,

Cost – £231.00

* Aluminium gutters, several leaking gutter joints (require replacing), 20-25yr exp,

Action – Re-seal leaking gutter joints, replace as req,

Cost - £1,800.00

* External doors – single, draught strips and gaskets, 5yr exp,

Action – Replace

Cost - £130.00

* External doors – double , draught strops and gaskets 5yr exp,

Action – Replace

Cost - £1430.00

* Internal doors – semi-solid half hour single leaf flush door (door only) – Finishes (including frame), 5yr exp,

Action – Redecorate

Cost - £980.00

* Internal doors – Half hour double leaf glazed timber door (doors only) – Finishes (including frame), 5yr exp,

Action – Redecorate

Cost - £630.00

* Internal finishes – timber internal glazed screens – finish to screens, 5yr exp,

Action – Redecorate

Cost - £2,500.00

* Internal wall finishes/Int decoration – emulsion paint to walls, 5yr exp,

Action – Redecorate

Cost - £3,330.00

* Internal wall finish, re-grouting ceramic wall tiling, 5yr exp,

Action – re grout

Cost - £585.00

* Floor finishes – rooms, 5yr exp

Action – Replace

Cost - £14,700.00

* Paint to skirting, 5yr exp

Action - Redecorate

Cost - £855.00

* Services, sanitary appliances, taps to WHB’s, 5yr exp

Action – Replace

Cost - £900.00

* Mechanical services, Boilers , pumps, BMS, 1yr exp

(Comment per survey – End of their operational lifespan, controls end of operational lifespan)

Action – Replace

Cost - £29,000.00

* Air conditioning (R410A), 1yr exp
* Air conditioning – gym (R22), Local extract systems 3yr exp,

Action – None listed

Cost - £87,000.00

* Electrical services, electrics – fuse boards, accessories , wiring, 4yr exp,
* Luminaries, 3yr exp,

(Comment per survey- DB’s (distribution boards) in satisfactory condition, wiring and outlets at the end of life. Updating apparent, but some aged lighting and emergency lighting)

Action – Replace part lighting installations & wiring

Cost - £440,000.00

* Fire alarm system, 2yr exp,
* Intruder alarm system, closed circuit television, 5yr exp,

(Comment per survey – Aged fire systems exist some upgraded. Intruder alarm system in satisfactory condition no faults apparent. Closed circuit television system is in good condition, recent upgrades)

Action –Replace aged fire system. Satisfactory condition, replace as falls under PPM

Cost - £80,000.00

* External work, tarmac car parking areas & service roads (surface only) patch repairs, 5yr exp,

Action – Patch repairs

Cost - £2,000.00

* External work, car park line marking, symbols to road surface, 3yr exp,

Action – re-paint line markings & symbols

Cost - £2,175.00

* Block paving’s footpaths/hardstanding area, 5yr exp,

Action – Relay paving

Cost - £4,200.00

* Fencing to carpark 1.5m including gate to timber fence , Finish(s), 2yr exp,

Action – Redecorate

Cost - £1,512.00

Annual cost, (based on historical costs),

Term Maintenance Work Package - £1,398.26

PPM - £6,390.89

Repairs & Maintenance - £2,290.36

Utilities - £41,705.23