

Radstock Trinity Hub – Phase 2

Tender Queries 02

- Can you confirm the number of Roof structure repairs required for items within 2.3.1 please.
During inspection, there was only one inspectable location from the scaffold tower (south elevation of Fortescue Hall) so the number of affected rafters is not known until areas are exposed. However, it will be applicable where there are known issues with the roof drainage e.g. block gutters and locations where the slates are in the worst condition / being replaced.
- Below ground drainage. DR – C – 03001.do we ignore for phase 2?
Below ground drainage appears to be Phase 3A.
- 3no sketch drawings titled the same, SKS 101. Damp / water ingress / chimney crack / columns off vertical / lintel crack / timber beam crack / photo 12 damp on external walls. All of these points do we ignore in phase 2?
Where details provided, internal repairs are Phase 4 and subject to further investigations.
- Appendix B. Ignore other than the lath and plaster ceiling notes?
Appendix B of the tender status report was a collation of previous investigations included for reference, but the key findings were carried forward into the Stage 4 information. Buro Happold commented on the condition of the lath and plaster due to water ingress etc. but more so for any architectural treatment / involvement with a plaster specialist to be considered.
- Can you please confirm the works required to the school Room Roof, are we just to do the area for the lead gutter or the whole roof including insulation? Various areas of the document say remove all ACMs which appear to be present in the slates on this roof.

The decision that was made by the project team is NOT to insulate the school room roof (to reduce project costs) and therefore not to replace all the ACM tiles in this location - on the basis that they are not being disturbed.

Only the tiles that are disturbed in order to repair the leaking box gutter will require replacement.