

Key to: Property Condition Survey Detail Report – Grouped by Block

Below is an example of the column structure of a detailed property condition report. Such reports are provided for your property as a whole and on a block-by-block basis where appropriate.

These reports are also provided with the information grouped to show who has responsibility for managing/funding the listed item.

Block	Block Alias	Comp TPI	Element	Sub-Element	Mini-element	Condition	Priority	Estimate	Remarks	Resp	Date
1	Smith Building	410	ROOFS	FLAT ROOF	COVERING	C	2	£50,000.00	Strip and recover over main hall	HPM	B2693
1	Smith Building	160	ROOFS	FLAT ROOF	STRUCTURE	B	4	£0.00		NA	B2236
Total for Block Number 1								£50,000.00			

Callout Boxes:

- Block:** The reference for the block to which the repair/maintenance item refers. These blocks can be identified by cross-referencing block number with the plans enclosed with this report.
- Comp TPI:** TPI stands for "Total Priority Index" – This is a score assigned to the repair/maintenance item by the computer programme. It indicates the urgency for action against all other items within the system.
- Condition:** The condition grade of the item described. This can be 1 of 4 DfEE/DETR categories, the key to which is provided below. The key is also provided on the final page of each report to assist in "decoding" the data structure.
- Estimate:** The estimated cost for carrying out the repair/maintenance item.
- Remarks:** A description of a required repair/maintenance item. Can also be a note highlighting any issue the inspector feels should be addressed.
- Resp:** Resp shows who has responsibility for managing/funding the repair/maintenance item. The key is:-
HPM – repair is responsibility of the premises.
HPM – Repair to be managed by the Architects Dep't.
NA – The item has not been allocated – usually when the item is outside the 5-year planning period or has an estimated cost of zero.
- Date:** The date that work described by the item was inspected under the PCS cycle and seen to be complete.
- Block Alias:** The block alias is the name by which a block may be known at the property. It is provided where known to assist with the clarity of the report.
- Element, Sub-Element and Mini-Element:** Element, Sub-Element and Mini-Element describe the constructional category to which the repair/maintenance item belongs. These constructional identifiers are specified by the DfEE and have been adopted by the DETR.
- Priority:** The Priority of the item described. This can be 1 of 4 DfEE/DETR categories, the key to which is provided below. The key is also provided on the final page of each report to assist in "decoding" the data structure. The priority provides a recommended timescale for carrying out the work identified in the repair/maintenance item.

Condition Grading Key

- Grade A - Good. Performing as intended and operating efficiently
- Grade B - Satisfactory. Performing as intended but exhibiting minor deterioration
- Grade C - Poor - Exhibiting major defects and/or not operating as intended
- Grade D - Bad - Life expired and/or serious risk to health and safety

Priority Key

- 1 - Urgent work that will prevent immediate closure of the premises and/or address an immediate high risk to the health and safety of the occupants and/or remedy a serious breach of legislation.
- 2 - Essential work required within two years that will prevent serious deterioration of the fabric or services and/or address a medium risk to the health and safety of occupants and/or remedy a serious breach of legislation.
- 3 - Desirable work required within three to five years that will prevent deterioration of the fabric or services and/or address a low risk to the health and safety of the occupants.
- 4 - Long term work required outside the five year planning period that will prevent deterioration of the fabric or services.

Property Condition Survey Report - Grouped by Block

items for which the premises is responsible are shown in RED

Curzon CE Combined School

Block	Block Alias	TPI	Element	Sub-Element	Mini-element	Condition Category	Priority	Estimate	Remarks	Resp	Comp Date
		225	EXTERNAL AREAS	ANCILLARY PREMISES		C	3	£500.00	DECORATIONS TO STORE BUILDING.	HPM	S1028
		65	EXTERNAL AREAS	DRAINAGE		B	4	£0.00		NA	S1265
		65	EXTERNAL AREAS	MAINS SERVICES		B	4	£0.00		NA	S1461
		405	EXTERNAL AREAS	PATHS AND PEDESTRIAN PAVED AREAS		C	2	£3,000.00	RELAY UNEVEN PAVING TO CIRCULATION PATHS.	HPM	S412
		225	EXTERNAL AREAS	ROADS AND CAR PARKS		C	3	£5,000.00	RESURFACE DRIVE AND CAR PARK.	HPM	S173
		65	EXTERNAL AREAS	SOFT LANDSCAPING		B	4	£0.00		NA	S648
		155	EXTERNAL AREAS	WALLS, FENCES AND GATES		B	3	£2,500.00	ENTRANCE BOUNDARY FENCING RENEW	HPM	S888
		40	PLAYING FIELDS	NC		B	4	£0.00		NA	S1716
		40	PLAYING FIELDS	NC		B	4	£0.00		NA	S1717
External Areas and Playing Fields - Total								£11,000.00			
Premises Responsibility								£0.00			
1		140	CEILINGS	GROUND FLOOR	NC	B	3	£1,000.00	MINOR PLASTER REPAIRS	HPM	B8530
1		175	ELECTRICAL SERVICES	CONTROL GEAR	NC	B	3	£5,000.00	RENEWAL	HPM	B24480
1		175	ELECTRICAL SERVICES	FIRE ALARMS	NC	B	3	£4,000.00	RENEWAL	HPM	B27888
1		175	ELECTRICAL SERVICES	LIGHTING	FITTINGS	B	3	£15,000.00	RENEWAL	HPM	B27351
1		175	ELECTRICAL SERVICES	LIGHTING	WIRING	B	3	£8,000.00	RENEWAL	HPM	B26626
1		175	ELECTRICAL SERVICES	POWER DISTRIBUTION	WIRING	B	3	£5,000.00	RENEWAL	HPM	B25179
1		175	ELECTRICAL SERVICES	POWER DISTRIBUTION	FITTINGS	B	3	£2,000.00	RENEWAL	HPM	B25902
1		135	EXTERNAL WALLS, WINDOWS AND DOORS	EXTERNAL LININGS AND FINISHES	NC	B	4	£0.00		NA	B10153
1		135	EXTERNAL WALLS, WINDOWS AND DOORS	INTERNAL LININGS AND FINISHES	NC	B	4	£0.00		NA	B10835

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Property Condition Survey Report - Grouped by Block

items for which the premises is responsible are shown in RED

Curzon CE Combined School

Block	Block Alias	TPI	Element	Sub-Element	Mini-element	Condition Category	Priority	Estimate	Remarks	Resp	Comp Date
1		135	EXTERNAL WALLS, WINDOWS AND DOORS	WALLS	STRUCTURE	B	4	£0.00		NA	B9476
1		295	EXTERNAL WALLS, WINDOWS AND DOORS	WINDOWS AND DOORS	FRAMING	C	3	£2,000.00	TIMBER REPAIRS	HPM	B11560
1		135	EXTERNAL WALLS, WINDOWS AND DOORS	WINDOWS AND DOORS	IRONMONGERY	B	4	£0.00		NA	B13009
1		135	EXTERNAL WALLS, WINDOWS AND DOORS	WINDOWS AND DOORS	GLAZING	B	4	£0.00		NA	B12287
1		50	FIXED FURNITURE AND FITTINGS	NON-TEACHING	KITCHEN	B	4	£0.00		NA	B21377
1		50	FIXED FURNITURE AND FITTINGS	NON-TEACHING	OTHER	B	4	£0.00		NA	B21530
1		50	FIXED FURNITURE AND FITTINGS	TEACHING	OTHER	B	4	£0.00		NA	B21218
1		50	FIXED FURNITURE AND FITTINGS	TEACHING	TECHNOLOGY	B	4	£0.00		NA	B21036
1		50	FIXED FURNITURE AND FITTINGS	TEACHING	SCIENCE	B	4	£0.00		NA	B20957
1		55	FLOORS AND STAIRS	GROUND FLOOR	STRUCTURE	B	4	£0.00		NA	B5733
1		145	FLOORS AND STAIRS	GROUND FLOOR	SCREED AND FINISH	B	3	£3,500.00	REPLACEMENT OF FLOOR FINISHES	HPM	B6466
1		60	INTERNAL WALLS AND DOORS	INTERNAL DOORS AND GLAZED SCREEN	IRONMONGERY	B	4	£0.00		NA	B16503
1		60	INTERNAL WALLS AND DOORS	INTERNAL DOORS AND GLAZED SCREEN	FRAMING	B	4	£0.00		NA	B15147
1		60	INTERNAL WALLS AND DOORS	INTERNAL DOORS AND GLAZED SCREEN	GLAZING	B	4	£0.00		NA	B15815
1		60	INTERNAL WALLS AND DOORS	INTERNAL LININGS AND FINISHES	NC	B	4	£0.00		NA	B14440
1		60	INTERNAL WALLS AND DOORS	INTERNAL WALLS AND PARTITIONS	STRUCTURE	B	4	£0.00		NA	B13728
1		67	MECHANICAL SERVICES	GAS DISTRIBUTION	NC	A	4			PREM	B23661
1		157	MECHANICAL SERVICES	HEAT SOURCE AND EQUIPMENT	NC	A	3	£450,000.00	A FEW PROBLEMS	HPM	B21787
1		157	MECHANICAL SERVICES	HEATING CONTROLS	NC	A	3	£15,000.00	A FEW PROBLEMS	HPM	B22407
1		67	MECHANICAL SERVICES	HEATING DISTRIBUTION	NC	A	4	£0.00		NA	B22104
1		67	MECHANICAL SERVICES	HOT AND COLD WATER	STORAGE TANKS AND EQUIPMENT	A	4	£1,800.00		HPM	B22713

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Property Condition Survey Report - Grouped by Block

items for which the premises is responsible are shown in RED

Curzon CE Combined School

Block	Block Alias	TPI	Element	Sub-Element	Mini-element	Condition Category	Priority	Estimate	Remarks	Resp	Comp Date
1		67	MECHANICAL SERVICES	HOT AND COLD WATER	DISTRIBUTION	A	4	£0.00		NA	B23404
1		67	MECHANICAL SERVICES	OTHER	NC	A	4	£0.00	FAN HEATER	NA	B23907
1		410	REDECORATIONS	EXTERNAL	NC	C	2	£5,000.00	REDECORATE	PREM	B19791
1		160	REDECORATIONS	INTERNAL	NC	B	3	£3,000.00	REDECORATE	PREM	B20515
1		160	ROOFS	FLAT ROOF	STRUCTURE	B	4	£0.00		NA	B2146
1		320	ROOFS	FLAT ROOF	OTHER	C	3	£3,000.00	RENEW ROOFLIGHTS	HPM	B3322
1		160	ROOFS	FLAT ROOF	COVERING	B	4	£0.00		NA	B2602
1		160	ROOFS	FLAT ROOF	DRAINAGE	B	4	£0.00		NA	B3050
1		160	ROOFS	PITCHED ROOF	OTHER	B	4	£0.00		NA	B5179
1		160	ROOFS	PITCHED ROOF	DRAINAGE	B	4	£0.00		NA	B4889
1		320	ROOFS	PITCHED ROOF	COVERING	C	3	£12,000.00	RENEW PITCHED FELT ROOF	HPM	B4340
1		60	SANITARY SERVICES	KITCHENS	FITTINGS	B	4	£0.00		NA	B18079
1		60	SANITARY SERVICES	KITCHENS	WASTE PLUMBING	B	4	£0.00		NA	B19246
1		150	SANITARY SERVICES	TOILETS	FITTINGS	B	3	£2,500.00	RENEW SANITARY WARE	HPM	B18788
1		60	SANITARY SERVICES	TOILETS	WASTE PLUMBING	B	4	£0.00		NA	B17688
Total for Block Number 1								£537,800.00			
Premises Responsibility								£8,000.00			
<i>Block 2 = Temp Classrooms.</i>											
2		50	CEILINGS	GROUND FLOOR	NC	B	4	£0.00		NA	B8531
2		175	ELECTRICAL SERVICES	CONTROL GEAR	NC	B	3	£1,500.00	RENEWAL	HPM	B24461
2		175	ELECTRICAL SERVICES	LIGHTING	FITTINGS	B	3	£2,000.00	RENEWAL	HPM	B27352
2		175	ELECTRICAL SERVICES	LIGHTING	WIRING	B	3	£1,000.00	RENEWAL	HPM	B28627

Property Condition Survey Report - Grouped by Block

items for which the premises is responsible are shown in RED

Curzon CE Combined School

Block	Block Alias	TPI	Element	Sub-Element	Mini-element	Condition Category	Priority	Estimate	Remarks	Resp	Comp Date
2		175	ELECTRICAL SERVICES	POWER DISTRIBUTION	WIRING	B	3	£1,000.00	RENEWAL	HPM	B25180
2		175	ELECTRICAL SERVICES	POWER DISTRIBUTION	FITTINGS	B	3	£500.00	RENEWAL	HPM	B25903
2		135	EXTERNAL WALLS, WINDOWS AND DOORS	EXTERNAL LININGS AND FINISHES	NC	B	4	£0.00		NA	B10154
2		135	EXTERNAL WALLS, WINDOWS AND DOORS	INTERNAL LININGS AND FINISHES	NC	B	4	£0.00		NA	B10836
2		295	EXTERNAL WALLS, WINDOWS AND DOORS	WALLS	STRUCTURE	C	3	£1,500.00	TIMBER REPAIRS	HPM	B9477
2		135	EXTERNAL WALLS, WINDOWS AND DOORS	WINDOWS AND DOORS	GLAZING	B	4	£0.00		NA	B12288
2		295	EXTERNAL WALLS, WINDOWS AND DOORS	WINDOWS AND DOORS	FRAMING	C	3	£1,500.00	TIMBER REPAIRS	HPM	B11561
2		135	EXTERNAL WALLS, WINDOWS AND DOORS	WINDOWS AND DOORS	IRONMONGERY	B	4	£0.00		NA	B13010
2		50	FIXED FURNITURE AND FITTINGS	TEACHING	OTHER	B	4	£0.00		NA	B21219
2		145	FLOORS AND STAIRS	GROUND FLOOR	SCREED AND FINISH	B	3	£1,500.00	RENEW FLOOR FINISHES	HPM	B6467
2		55	FLOORS AND STAIRS	GROUND FLOOR	STRUCTURE	B	4	£0.00		NA	B5734
2		60	INTERNAL WALLS AND DOORS	INTERNAL DOORS AND GLAZED SCREEN	IRONMONGERY	B	4	£0.00		NA	B18504
2		60	INTERNAL WALLS AND DOORS	INTERNAL DOORS AND GLAZED SCREEN	GLAZING	B	4	£0.00		NA	B15816
2		60	INTERNAL WALLS AND DOORS	INTERNAL DOORS AND GLAZED SCREEN	FRAMING	B	4	£0.00		NA	B15148
2		60	INTERNAL WALLS AND DOORS	INTERNAL LININGS AND FINISHES	NC	B	4	£0.00		NA	B14441
2		60	INTERNAL WALLS AND DOORS	INTERNAL WALLS AND PARTITIONS	STRUCTURE	B	4	£0.00		NA	B13729
2		67	MECHANICAL SERVICES	HEAT SOURCE AND EQUIPMENT	NC	A	4	£0.00	L P G HEATERS	NA	B21788
2		410	REDECORATIONS	EXTERNAL	NC	C	2	£2,000.00	EXT. REDECS.	PREM	B19792
2		160	REDECORATIONS	INTERNAL	NC	B	3	£1,500.00	REDECS.	PREM	B20516
2		160	ROOFS	FLAT ROOF	COVERING	B	4	£3,500.00	REFELT	HPM	B2803
2		160	ROOFS	FLAT ROOF	OTHER	B	4	£0.00		NA	B3323

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Property Condition Survey Report - Grouped by Block items for which the premises is responsible are shown in RED

Curzon CE Combined School

Block	Block Alias	TPI	Element	Sub-Element	Mini-element	Condition Category	Priority	Estimate	Remarks	Resp	Comp Date
2		160	ROOFS	FLAT ROOF	DRAINAGE	B	4	£0.00		NA	B3051
2		160	ROOFS	FLAT ROOF	STRUCTURE	B	4	£0.00		NA	B2147

Total for Block Number 2 £17,500.00

Premises Responsibility £3,500.00

Grand Total for all blocks, external areas and playing fields: £566,300.00

Premises Responsibility: £11,500.00

<p>Condition Grading Key</p> <p>Grade A - Good. Performing as intended and operating efficiently</p> <p>Grade B - Satisfactory. Performing as intended but exhibiting minor deterioration</p> <p>Grade C - Poor - Exhibiting major defects and/or not operating as intended</p> <p>Grade D - Bad - Life expired and/or serious risk to health and safety</p>	<p>Priority Key</p> <p>1 - Urgent work that will prevent immediate closure of the premises and/or address an immediate high risk to the health and safety of the occupants and/or remedy a serious breach of legislation.</p> <p>2 - Essential work required within two years that will prevent serious deterioration of the fabric or services and/or address a medium risk to the health and safety of occupants and/or remedy a serious breach of legislation.</p> <p>3 - Desirable work required within three to five years that will prevent deterioration of the fabric or services and/or address a low risk to the health and safety of the occupants.</p> <p>4 - Long term work required outside the five year planning period that will prevent deterioration of the fabric or services.</p>
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Property Condition Survey Report - Priority Index Order **items for which the premises is responsible are shown in RED**

Curzon CE Combined School

Block	Block Alias	TPI	Element	Sub-Element	Mini-element	Condition Category	Priority	Estimate	Remarks	Resp	Comp Date
1		410	REDECORATIONS	EXTERNAL	NC	C	2	£5,000.00	REDECORATE	PREM	B19791
2		410	REDECORATIONS	EXTERNAL	NC	C	2	£2,000.00	EXT. REDECS.	PREM	B19792
		405	EXTERNAL AREAS	PATHS AND PEDESTRIAN PAVED AREAS		C	2	£3,000.00	RELAY UNEVEN PAVING TO CIRCULATION PATHS.	HPM	S412
1		320	ROOFS	FLAT ROOF	OTHER	C	3	£3,000.00	RENEW ROOFLIGHTS	HPM	B3322
1		320	ROOFS	PITCHED ROOF	COVERING	C	3	£12,000.00	RENEW PITCHED FELT ROOF	HPM	B4340
2		295	EXTERNAL WALLS, WINDOWS AND DOORS	WALLS	STRUCTURE	C	3	£1,500.00	TIMBER REPAIRS	HPM	B9477
1		295	EXTERNAL WALLS, WINDOWS AND DOORS	WINDOWS AND DOORS	FRAMING	C	3	£2,000.00	TIMBER REPAIRS	HPM	B11560
2		295	EXTERNAL WALLS, WINDOWS AND DOORS	WINDOWS AND DOORS	FRAMING	C	3	£1,500.00	TIMBER REPAIRS	HPM	B11561
		225	EXTERNAL AREAS	ANCILLARY PREMISES		C	3	£500.00	DECORATIONS TO STORE BUILDING.	HPM	S1026
		225	EXTERNAL AREAS	ROADS AND CAR PARKS		C	3	£5,000.00	RESURFACE DRIVE AND CAR PARK.	HPM	S173
2		175	ELECTRICAL SERVICES	CONTROL GEAR	NC	B	3	£1,500.00	RENEWAL	HPM	B24461
1		175	ELECTRICAL SERVICES	CONTROL GEAR	NC	B	3	£5,000.00	RENEWAL	HPM	B24460
1		175	ELECTRICAL SERVICES	FIRE ALARMS	NC	B	3	£4,000.00	RENEWAL	HPM	B27888
2		175	ELECTRICAL SERVICES	LIGHTING	FITTINGS	B	3	£2,000.00	RENEWAL	HPM	B27352
1		175	ELECTRICAL SERVICES	LIGHTING	FITTINGS	B	3	£15,000.00	RENEWAL	HPM	B27351
2		175	ELECTRICAL SERVICES	LIGHTING	WIRING	B	3	£1,000.00	RENEWAL	HPM	B26627
1		175	ELECTRICAL SERVICES	LIGHTING	WIRING	B	3	£8,000.00	RENEWAL	HPM	B26626
2		175	ELECTRICAL SERVICES	POWER DISTRIBUTION	FITTINGS	B	3	£500.00	RENEWAL	HPM	B25903
1		175	ELECTRICAL SERVICES	POWER DISTRIBUTION	FITTINGS	B	3	£2,000.00	RENEWAL	HPM	B25902
1		175	ELECTRICAL SERVICES	POWER DISTRIBUTION	WIRING	B	3	£5,000.00	RENEWAL	HPM	B25179
2		175	ELECTRICAL SERVICES	POWER DISTRIBUTION	WIRING	B	3	£1,000.00	RENEWAL	HPM	B25180

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Property Condition Survey Report - Priority Index Order **items for which the premises is responsible are shown in RED**

Curzon CE Combined School

Block	Block Alias	TPI	Element	Sub-Element	Mini-element	Condition Category	Priority	Estimate	Remarks	Resp	Comp Date
1		160	REDECORATIONS	INTERNAL	NC	B	3	£3,000.00	REDECORATE	PREM	B20515
2		160	REDECORATIONS	INTERNAL	NC	B	3	£1,500.00	REDECS.	PREM	B20516
2		160	ROOFS	FLAT ROOF	COVERING	B	4	£3,500.00	REFELT	HPM	B2803
1		160	ROOFS	FLAT ROOF	COVERING	B	4	£0.00		NA	B2802
1		160	ROOFS	FLAT ROOF	DRAINAGE	B	4	£0.00		NA	B3050
2		160	ROOFS	FLAT ROOF	DRAINAGE	B	4	£0.00		NA	B3051
2		160	ROOFS	FLAT ROOF	OTHER	B	4	£0.00		NA	B3323
2		160	ROOFS	FLAT ROOF	STRUCTURE	B	4	£0.00		NA	B2147
1		160	ROOFS	FLAT ROOF	STRUCTURE	B	4	£0.00		NA	B2146
1		160	ROOFS	PITCHED ROOF	DRAINAGE	B	4	£0.00		NA	B4889
1		160	ROOFS	PITCHED ROOF	OTHER	B	4	£0.00		NA	B5179
1		157	MECHANICAL SERVICES	HEAT SOURCE AND EQUIPMENT	NC	A	3	£450,000.00	A FEW PROBLEMS	HPM	B21787
1		157	MECHANICAL SERVICES	HEATING CONTROLS	NC	A	3	£15,000.00	A FEW PROBLEMS	HPM	B22407
		155	EXTERNAL AREAS	WALLS, FENCES AND GATES		B	3	£2,500.00	ENTRANCE BOUNDARY FENCING RENEW	HPM	S886
1		150	SANITARY SERVICES	TOILETS	FITTINGS	B	3	£2,500.00	RENEW SANITARY WARE	HPM	B18788
1		145	FLOORS AND STAIRS	GROUND FLOOR	SCREED AND FINISH	B	3	£3,500.00	REPLACEMENT OF FLOOR FINISHES	HPM	B6466
2		145	FLOORS AND STAIRS	GROUND FLOOR	SCREED AND FINISH	B	3	£1,500.00	RENEW FLOOR FINISHES	HPM	B6467
1		140	CEILINGS	GROUND FLOOR	NC	B	3	£1,000.00	MINOR PLASTER REPAIRS	HPM	B8530
1		135	EXTERNAL WALLS, WINDOWS AND DOORS	EXTERNAL LININGS AND FINISHES	NC	B	4	£0.00		NA	B10153
2		135	EXTERNAL WALLS, WINDOWS AND DOORS	EXTERNAL LININGS AND FINISHES	NC	B	4	£0.00		NA	B10154
1		135	EXTERNAL WALLS, WINDOWS AND DOORS	INTERNAL LININGS AND FINISHES	NC	B	4	£0.00		NA	B10835

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Property Condition Survey Report - Priority Index Order **items for which the premises is responsible are shown in RED**

Curzon CE Combined School

Block	Block Alias	TPI	Element	Sub-Element	Mini-element	Condition Category	Priority	Estimate	Remarks	Resp	Comp Date
2		135	EXTERNAL WALLS, WINDOWS AND DOORS	INTERNAL LININGS AND FINISHES	NC	B	4	£0.00		NA	B10836
1		135	EXTERNAL WALLS, WINDOWS AND DOORS	WALLS	STRUCTURE	B	4	£0.00		NA	B9476
2		135	EXTERNAL WALLS, WINDOWS AND DOORS	WINDOWS AND DOORS	GLAZING	B	4	£0.00		NA	B12288
1		135	EXTERNAL WALLS, WINDOWS AND DOORS	WINDOWS AND DOORS	GLAZING	B	4	£0.00		NA	B12287
2		135	EXTERNAL WALLS, WINDOWS AND DOORS	WINDOWS AND DOORS	IRONMONGERY	B	4	£0.00		NA	B13010
1		135	EXTERNAL WALLS, WINDOWS AND DOORS	WINDOWS AND DOORS	IRONMONGERY	B	4	£0.00		NA	B13009
1		67	MECHANICAL SERVICES	GAS DISTRIBUTION	NC	A	4		0	PREM	B23681
2		67	MECHANICAL SERVICES	HEAT SOURCE AND EQUIPMENT	NC	A	4	£0.00	L P G HEATERS	NA	B21788
1		67	MECHANICAL SERVICES	HEATING DISTRIBUTION	NC	A	4	£0.00		NA	B22104
1		67	MECHANICAL SERVICES	HOT AND COLD WATER	DISTRIBUTION	A	4	£0.00		NA	B23404
1		67	MECHANICAL SERVICES	HOT AND COLD WATER	STORAGE TANKS AND EQUIPMENT	A	4	£1,800.00		HPM	B22713
1		67	MECHANICAL SERVICES	OTHER	NC	A	4	£0.00	FAN HEATER	NA	B23907
		65	EXTERNAL AREAS	DRAINAGE		B	4	£0.00		NA	S1265
		65	EXTERNAL AREAS	MAINS SERVICES		B	4	£0.00		NA	S1481
		65	EXTERNAL AREAS	SOFT LANDSCAPING		B	4	£0.00		NA	S646
2		60	INTERNAL WALLS AND DOORS	INTERNAL DOORS AND GLAZED SCREEN	FRAMING	B	4	£0.00		NA	B15148
1		60	INTERNAL WALLS AND DOORS	INTERNAL DOORS AND GLAZED SCREEN	FRAMING	B	4	£0.00		NA	B15147
1		60	INTERNAL WALLS AND DOORS	INTERNAL DOORS AND GLAZED SCREEN	GLAZING	B	4	£0.00		NA	B15815
2		60	INTERNAL WALLS AND DOORS	INTERNAL DOORS AND GLAZED SCREEN	GLAZING	B	4	£0.00		NA	B15816
1		60	INTERNAL WALLS AND DOORS	INTERNAL DOORS AND GLAZED SCREEN	IRONMONGERY	B	4	£0.00		NA	B16503
2		60	INTERNAL WALLS AND DOORS	INTERNAL DOORS AND GLAZED SCREEN	IRONMONGERY	B	4	£0.00		NA	B16504

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Property Condition Survey Report - Priority Index Order **items for which the premises is responsible are shown in RED**

Curzon CE Combined School

Block	Block Alias	TPI	Element	Sub-Element	Mini-element	Condition Category	Priority	Estimate	Remarks	Resp	Comp Date
1		60	INTERNAL WALLS AND DOORS	INTERNAL LININGS AND FINISHES	NC	B	4	£0.00		NA	B14440
2		60	INTERNAL WALLS AND DOORS	INTERNAL LININGS AND FINISHES	NC	B	4	£0.00		NA	B14441
1		60	INTERNAL WALLS AND DOORS	INTERNAL WALLS AND PARTITIONS	STRUCTURE	B	4	£0.00		NA	B13728
2		60	INTERNAL WALLS AND DOORS	INTERNAL WALLS AND PARTITIONS	STRUCTURE	B	4	£0.00		NA	B13729
1		60	SANITARY SERVICES	KITCHENS	FITTINGS	B	4	£0.00		NA	B19079
1		60	SANITARY SERVICES	KITCHENS	WASTE PLUMBING	B	4	£0.00		NA	B19246
1		60	SANITARY SERVICES	TOILETS	WASTE PLUMBING	B	4	£0.00		NA	B17668
2		55	FLOORS AND STAIRS	GROUND FLOOR	STRUCTURE	B	4	£0.00		NA	B5734
1		55	FLOORS AND STAIRS	GROUND FLOOR	STRUCTURE	B	4	£0.00		NA	B5733
2		50	CEILINGS	GROUND FLOOR	NC	B	4	£0.00		NA	B8531
1		50	FIXED FURNITURE AND FITTINGS	NON-TEACHING	KITCHEN	B	4	£0.00		NA	B21377
1		50	FIXED FURNITURE AND FITTINGS	NON-TEACHING	OTHER	B	4	£0.00		NA	B21530
1		50	FIXED FURNITURE AND FITTINGS	TEACHING	OTHER	B	4	£0.00		NA	B21218
2		50	FIXED FURNITURE AND FITTINGS	TEACHING	OTHER	B	4	£0.00		NA	B21219
1		50	FIXED FURNITURE AND FITTINGS	TEACHING	SCIENCE	B	4	£0.00		NA	B20857
1		50	FIXED FURNITURE AND FITTINGS	TEACHING	TECHNOLOGY	B	4	£0.00		NA	B21036
		40	PLAYING FIELDS		NC	B	4	£0.00		NA	S1717
		40	PLAYING FIELDS		NC	B	4	£0.00		NA	S1716

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Property Condition Survey Report - Priority Index Order **items for which the premises is responsible are shown in RED**

Curzon CE Combined School

Block	Block Alias	TPI	Element	Sub-Element	Mini-element	Condition Category	Priority	Estimate	Remarks	Resp	Comp Date
Grand total								£566,300.00			
Premises Responsibility:								£11,500.00			

Condition Grading Key

Grade A - Good. Performing as intended and operating efficiently

Grade B - Satisfactory. Performing as intended but exhibiting minor deterioration

Grade C - Poor - Exhibiting major defects and/or not operating as intended

Grade D - Bad - Life expired and/or serious risk to health and safety

Priority Key

- 1 - Urgent work that will prevent immediate closure of the premises and/or address an immediate high risk to the health and safety of the occupants and/or remedy a serious breach of legislation.
- 2 - Essential work required within two years that will prevent serious deterioration of the fabric or services and/or address a medium risk to the health and safety of occupants and/or remedy a serious breach of legislation.
- 3 - Desirable work required within three to five years that will prevent deterioration of the fabric or services and/or address a low risk to the health and safety of the occupants.
- 4 - Long term work required outside the five year planning period that will prevent deterioration of the fabric or services.

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