

Theatre Royal refurbishment update

25 November 2015

At the time of the last report we had just discovered significant structural deficiencies in the auditorium floor necessitating its complete replacement. This, together with the continuing asbestos problems, delays to the project programme and reduced level of VAT recovery meant that we were facing a potential overspend of just over £17,000. We are pleased to report that subsequent discussions with the Big Lottery Fund have been extremely positive and that an additional £22,445 of grant funding has been awarded. This not only covers the shortfall in funding, but also means that we will not have to call on volunteer labour to reinstate the auditorium seats or make savings against the fixtures and fittings budget.

The project is now progressing at an incredible pace. Replacement of the auditorium floor is nearly complete. In the Wilson Street properties, the new steel staircase has been installed and the lift is due to arrive on Monday. The community and training room is being decorated, as is the wardrobe and fitting room. The recording studio has been plastered, the wall separating it from the control room has been formed and frames for the acoustic shutters have been installed. The ground floor storeroom has been formed. Plastering work is nearing completion. Second fix electrics are mostly complete and plumbing is well under way. The scaffolding has been erected and refurbishment of the windows is under way.

Jacob Stobbarts have indicated an anticipated final contract sum of £432,653 and revised completion date of 19 February 2016.



The supporting stud wall in the basement has been removed, greatly opening up the space for its future use as a props store. The new auditorium floor joists have been sized to span the whole basement

New wall plates have been formed prior to the installation of new structural steelwork and floor joists – much deeper and closer together than the ones they replace



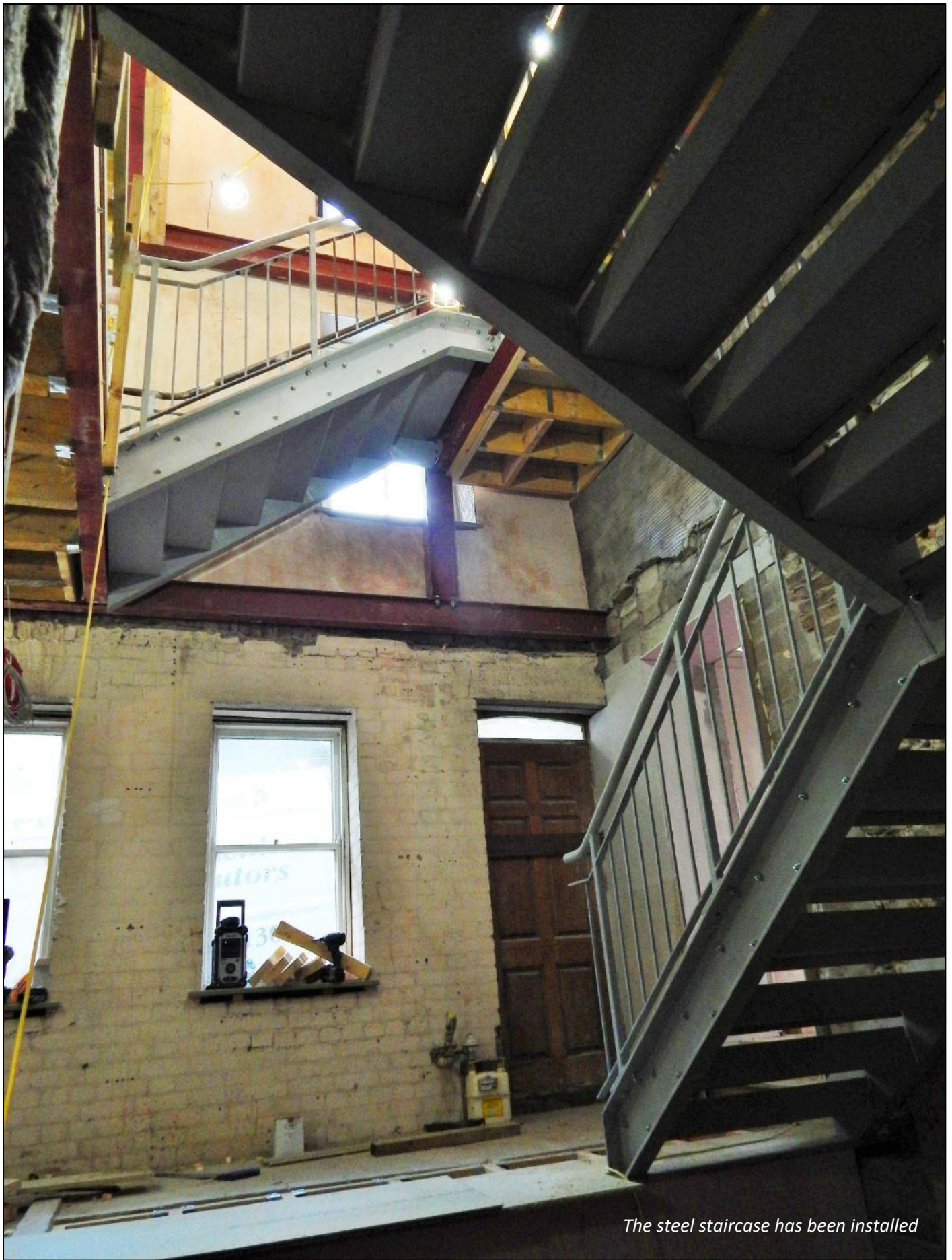




Work has started on fire lining the basement ceiling



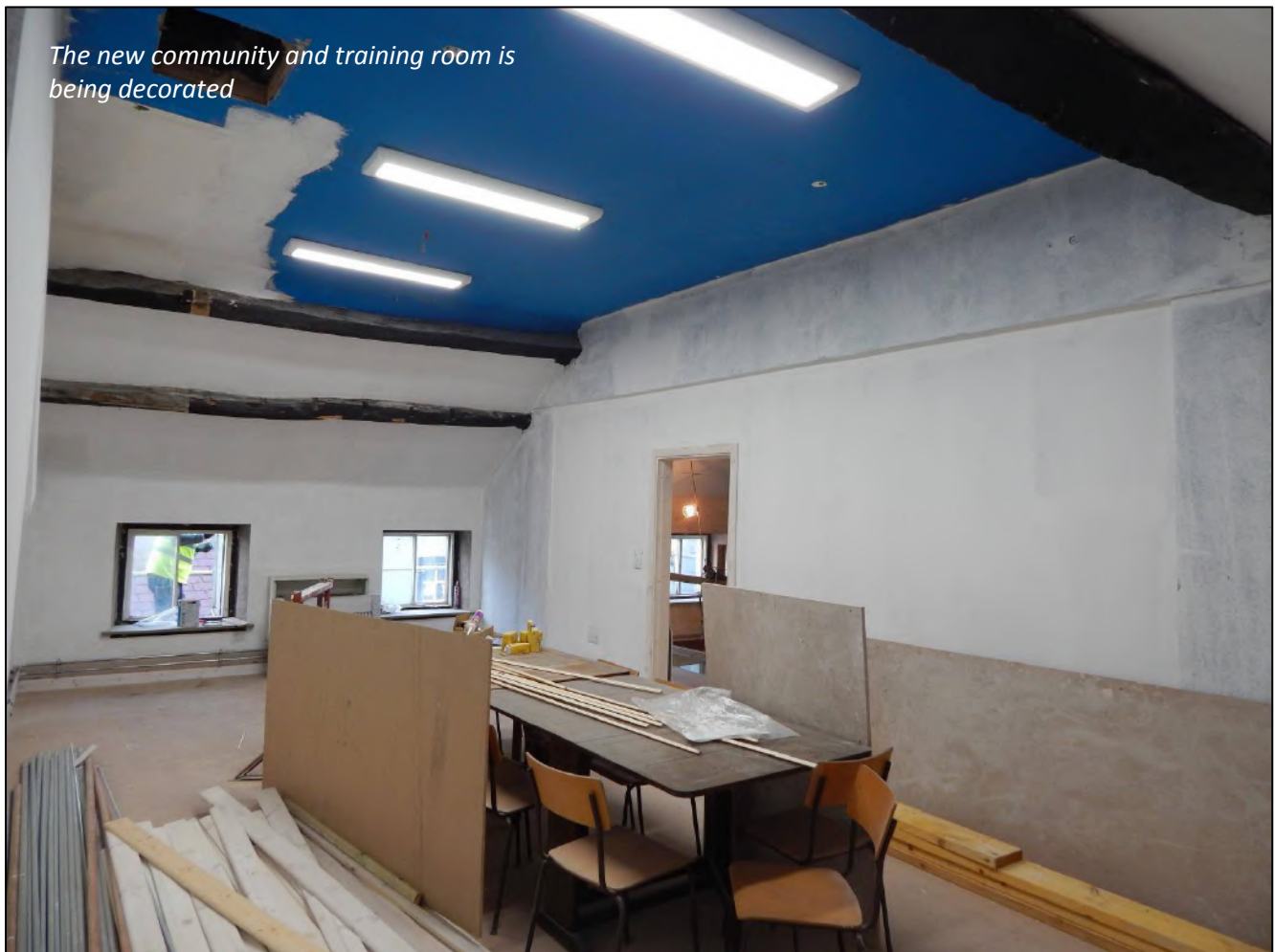
In Wilson Street, the scaffolding has been erected and work has started on refurbishing the windows



The steel staircase has been installed



The new wall dividing the recording studio from the control room has been formed. Frames for the acoustic shutters have been installed. The acoustic lining is complete and the room has been plastered



The new community and training room is being decorated

The generously-proportioned new wardrobe space is also being decorated ...

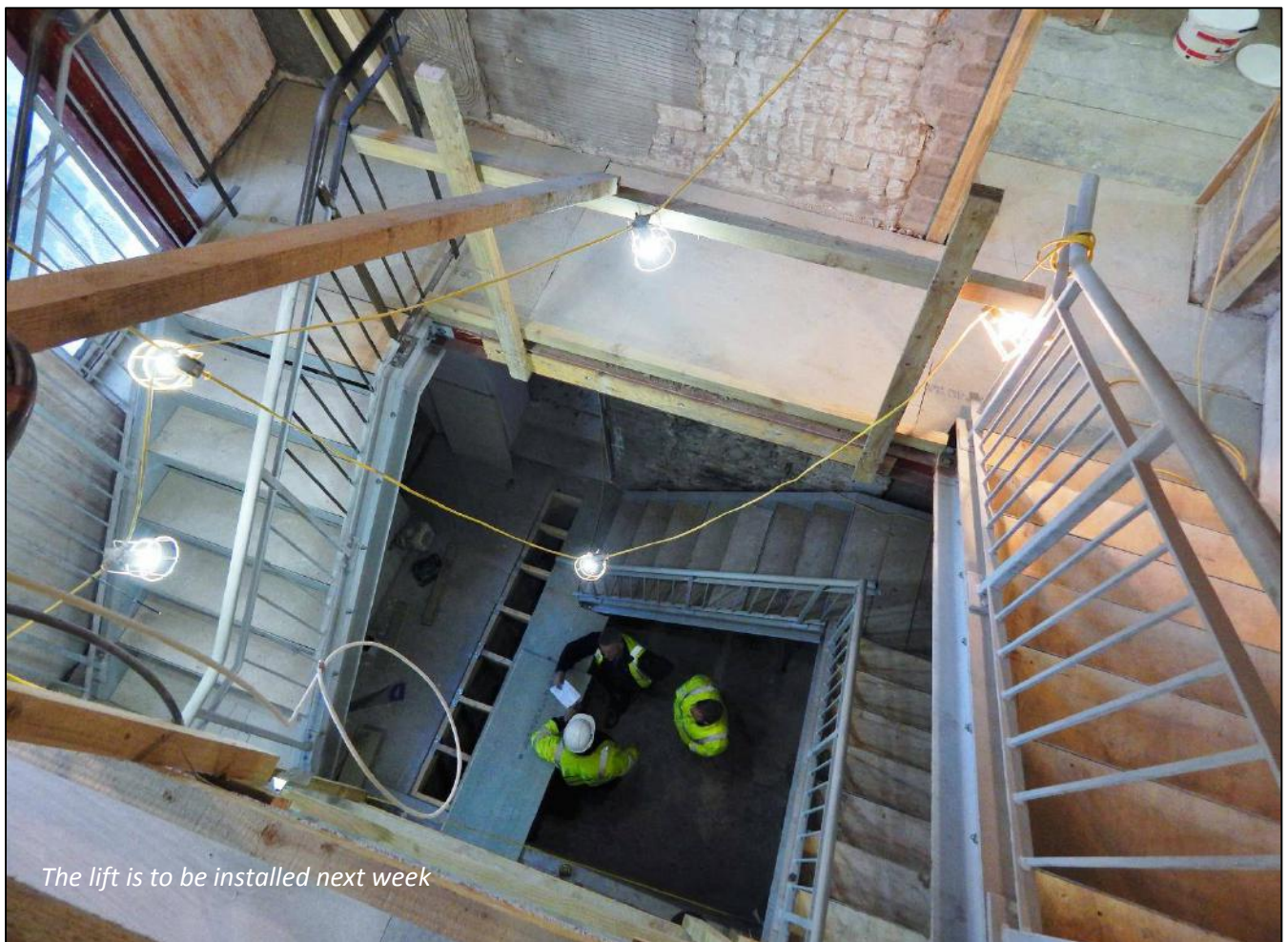


... as is the adjacent fitting room





Soundwave's new office has been fully replastered, other than for the window reveals which will get done when the windows have been restored



The lift is to be installed next week

*The new ground floor store has been formed,
together with the ground floor access to the lift*

