

## Summer Refurbishment Work In The Flat

We began with Western Power providing a new power line, single phase cable, so that we can separate the shop and flat electrics. The flat's consumer unit has been replaced to bring it up to date with latest regulations and there is an additional unit for the economy 7 night electric. 3 'Dimplex Quantum' storage heaters have been installed and the defunct air-conditioner unit and condenser have been removed. The walls and trunk wiring panels have been made good, ready for decoration. Robin Hood Energy UK will fit a new meter. Once installed Brendon Electrics will return to check that all is safe and complete, and will sign off with the relevant certification.

Other – We are looking to sell the double-width Range cooker (gas hobs and electric grill and ovens) and replace this with a single width (600mm) electric cooker. The wiring is already in place, and this will allow us to update the cooking facility and remove the propane gas bottles from their position under the balcony, close to the shop entrance.

Other jobs completed inside the flat include the re-hanging of sliding double-folding cupboard doors in the lounge and bedroom, repairing one of the bedroom windows to ensure a good closure, installing new carpet strip to protect a join, resealing the bathtub, repairing the shower hose and the bathroom taps.

Outside on the stairs and two balconies the woodwork has been brushed down, treated where necessary, stained or oiled as appropriate. The guttering on the south elevation has been removed, wood treated and the guttering is to be replaced. We also need to install a roof vent for the bathroom extractor fan hose, and, if possible we would also like to insert a stopcock or valve to help us control the flow of water between the shop and the flat so that work can be carried out upstairs without closing down the shop supply.

Finally, a small amount of repainting will be required.