

Millard Consulting,  
Seabraes, 18 Greenmarket,  
Dundee, DD1 4QB

t: 01382 227 380  
e: dundee@millardconsulting.co.uk  
w: millardconsulting.co.uk



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**FAO Mark Guild**

Guild Homes (Tayside) Ltd  
Chapelark House  
17 Academy Street  
Forfar  
DD8 2HA

Structures  
Infrastructure  
Flood Risk  
Environmental  
Hydrology  
Transportation

Dear Sirs,

**VISUAL CONDITION INSPECTION REPORT OF LOCHSIDE LEISURE CENTRE, FORFAR**

As requested, Millard Consulting have carried out a further inspection at the property known as Lochside Leisure Centre following our initial survey in September 2018. The survey was carried out by Mark Pirrie (Director) and Ken Pirie (Director) on the afternoon of 10<sup>th</sup> July 2019. The survey was limited to an external visual inspection at ground level of the building. The purpose of the survey was to establish whether there has been any further deterioration of the building from the condition reported 10 months earlier.

All movement joints were in reasonable condition apart from one located on the east elevation of the Drama studio. This particular joint has opened up at the head, as previously reported, however the condition shows no sign of deterioration since our last inspection.

No external cracking to the elevations was evident during our inspection other than what has been previously reported. The previous repaired cracking has not re-opened during the last 10 months and shows no evidence of any further deterioration.

The wall panels, as previously reported, appear to have remained level with no evidence of any new bulges or misalignment. The render remains in good condition throughout.

Since our last inspection it was apparent that a number of ground level wall vents have been removed for some apparent reason however there is no clear evidence of vandalism having occurred.

In summary we can conclude, based on the survey restrictions, that the building shows no sign of further deterioration since September 2018 and remains in a reasonable condition. In our considered opinion, and based on an external visual survey, the building in its immediate condition does not present a safety concern arising from structural failure. If indeed the building was considered to be in poor condition and has potential safety concerns then we would have expected to see safety barriers to prevent encroachment, especially situated adjacent to a children's playpark.

We trust that this meets with your approval however should you wish to discuss anything further then please do not hesitate to contact us.

Yours faithfully,

Ken Pirie  
Director

