

Report to:	EXECUTIVE CABINET
Date:	24 October 2018
Executive Member / Reporting Officer:	Councillor Allison Gwynne- Executive Member, Neighbourhoods Emma Varnam- Assistant Director, Operations & Neighbourhoods
Subject:	REPAIR AND RESTORATION OF CEMETERY BOUNDARY WALLS
Report Summary:	The report provides information on the condition of the boundary walls within the Local Authority Cemeteries and demonstrates a programme to bring them back into a pleasing and safe condition.
Recommendations:	To support and recommend that the necessary repairs to the cemetery boundary walls, as highlighted in the report, are carried out.
Links to Community Strategy:	The scheme seeks to provide an improved safe environment to the Local Authority Cemeteries and for the residents of Tameside, thereby contributing to the continuing economic key priorities within the 2012-22 Tameside Sustainable Community Strategy.
Policy Implications:	Expenditure in line with financial and policy framework. To assist in delivering a balanced budget and support the sustainability of the local economy.
Financial Implications: (authorised by Section 151 Officer)	<p>A total of £0.200m was earmarked in the Capital programme in October 2017 for the Repair and Restoration of Cemetery Boundary Walls. This scheme was marked as business critical in the report to Executive Board in July 2018. This report sets out a request for £0.260m which is an increase of £0.060m that has been identified following an inspection by structural engineers. Section 3.15 shows the costs for preferred option 1 which is to complete works on the high and medium risk areas, with a detailed breakdown shown in Appendix 1. As shown in table 5, the full financial investment required would be in 18/19.</p> <p>Works have previously been carried out from revenue commitments but this has only been a temporary fix. The risk of not carrying out the repairs and restoration could result in jeopardising the safety of residents and aesthetics of the cemetery. In addition it would lead to on-going revenue costs. The works have been categorised into a hierarchy of urgency with Medium and High works being prioritised.</p>
Legal Implications: (authorised by Borough Solicitor)	The Council has legal duties at common law and under statute to take reasonable steps to secure the safety of structures under its control. In relation to boundary walls, these duties are owed to both visitors and employees in the cemetery and to those outside who might be affected. That

said the Council has to balance this against the overriding statutory duty to deliver a balanced budget, which means it is incumbent upon members with limited and reducing budgets to allocate resources to the highest priorities recognising we have insufficient funding to do everything required.

Risk Management :

The safety of all visitors to the cemetery and to pedestrians walking along the highways adjacent to cemetery boundaries is paramount. The Council have a statutory responsibility to ensure our assets (boundary walls) are kept in a safe condition. Ensuring no access out of hours to cemeteries is also important due to the risk of people tripping or falling when there are excavated graves or uneven ground.

Access to Information :

The background papers relating to this report can be inspected by contacting Mike Gurney, Head of Management and Operations



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1.0 EXECUTIVE SUMMARY

Proposed Investment

- 1.1 This project is to carry out repairs to the cemetery boundary walls. All of the Council's 8 cemeteries have been inspected by structural engineers and a detailed analysis of the work required has been obtained. Over the years, piecemeal repair works have been carried out on the various boundary walls in order to meet our statutory obligations in providing a safe environment. However, these works have been carried out from revenue commitments within the existing budget and have always only been a temporary fix. The conditions of the walls are now in much need of more permanent, professional repairs.

Options for Investment

- 1.2 Option 1, which is repairing and making safe the boundary walls highlighted as High and Medium Risk at Ashton, Dukinfield, Hyde, Mossley and Mottram Cemeteries and carrying out limited masonry work on identified defects on alternative boundary protection such as metal railings and fencing at Audenshaw, Denton and Droylsden Cemeteries, is the preferred option as this will provide a solution to ensuring the boundary walls are repaired in a professional manner and in a managed timescale in order to ensure the safety of residents and to protect the aesthetics of the cemetery.

Project Delivery

- 1.3 The Council's Design & Delivery service may sub-contract out elements of the proposed works, if not all of the work. Local contractors will be given the opportunity to tender for the work and will be used wherever possible. The project will be managed by the Council's Head of Design and Delivery service. The supervision of the work would be carried out by the Council's structural engineers and where possible, the Council's Design & Delivery service.

Financial Investment Requirement

- 1.4 The total capital monies required to enable the work to be executed and to mitigate the medium to high risks to the Council will be £0.260m.

Project Management and Monitoring

- 1.5 The project will be managed by Operations and Neighbourhoods – Head of Design & Delivery along with the Head of Bereavement Services who will monitor the quality, timescales and budget control and report via the corporate procedures.

Conclusion

- 1.6 Following the long term concerns for the condition of the Local Authority Cemeteries boundary walls within the borough, capital funding is required to enable a programme of works to be undertaken to deal with those areas that have been highlighted as having the most high/medium risk to the Council. Due to the findings of an initial inspection being so far reaching, structural engineers categorised the findings into a hierarchy of urgency, indicated by the following categories, Low, Medium and High. The cost of repairs to rectify all the findings was £0.588m. However, all those classed as low risk have been taken out of this programme and therefore the costs required in repairing and restoring the remaining medium/high risks walls is £0.260m. If a low-risk defect is identified and rectified on a project as part of the high priority work then it will be completed during the high-risk repair.

Recommendation

- 1.7 That support is given for the programme of works as indicated in Option1 to repair and restore the boundary walls in the Council's cemeteries that have been identified as Medium/High risk in Ashton, Dukinfield, Hyde, Mossley and Mottram Cemeteries and to carry out the identified defects on alternative boundary protection such as metal railings and fencing at Audenshaw, Denton and Droylsden Cemeteries through £0.260m of capital expenditure.

2.0 PROPOSED INVESTMENT

Background and Existing Arrangements

- 2.1 Tameside Council is responsible for the upkeep and management of 8 cemeteries within the borough.
- 2.2 The cemeteries managed by Tameside Council are:
- Audenshaw
 - Ashton (Hurst):
 - Denton
 - Droylsden
 - Dukinfield
 - Hyde
 - Mossley
 - Mottram
- 2.3 Nearly all of the above cemeteries were opened in the late 1800's. The oldest cemetery managed by the Council is Mottram Cemetery, which opened in 1861 and is still being used today for interments in new graves, as are all the other sites.
- 2.4 Cemeteries are often highly valued by communities for their spiritual as well as place-making and place-marking qualities. Tameside Council has adopted the "Charter for the Bereaved", which is an industry initiative to encourage best practice in cemetery maintenance and management and expects the Local Authority to demonstrate proper respect for the rights of the bereaved and for all visitors to the cemeteries.
- 2.5 The footfall of visitors to some of the above cemeteries shows that the sites are amongst the top most visited locations across the borough with Dukinfield Cemetery having approximately 500,000 visitors annually.
- 2.6 The boundary walls not only define the perimeters of the burial sites, but act as a deterrent on keeping visitors out during closing hours. Cemeteries are potentially dangerous places with many large memorials, excavated open graves and uneven ground. Good, secure boundary walls, along with locked gates, minimises the risk of injury by preventing access
- Why are we proposing to do this?**
- 2.7 The Local Authority has a general duty under The Local Authority Cemeteries Order 1977 to maintain their burial grounds in good order.
- 2.8 In addition, they have responsibilities under the Health and Safety at Work Act 1974 and The Management of Health and Safety at Work (MHSW) Regulations 1999.
- 2.9 The Local Authority is required to do all that is reasonably practicable to ensure that visitors and those working in its cemeteries are not exposed to risks to their health and safety.
- 2.10 The walls of the cemeteries border many different properties or locations owned by varying agencies or land owners. Some border the highway, others public footpaths, right of ways or bridle paths, whilst some border private residential or business properties. The Local Authority therefore has a duty to ensure that it is not exposing itself to risk and claims from others.

Existing Funding Arrangements

- 2.11 The net 2018/2019 income budget for Bereavement Services is £1.281m. The income which Bereavement Services brings in contributes to the overall budget of Operations & Neighbourhoods Directorate in ensuring that, as a team, we balance the budget.

Options not considered

- 2.12 The closing of the cemeteries or public highways adjacent to the cemeteries where the medium/high risk walls were identified could not be considered.

Low Cost Options

- 2.13 There are no low cost options in dealing with this repair and maintenance programme.

Business Needs/Council policies, strategies and plans

- 2.14 The Council has to continue to operate its 8 cemeteries to meet the demands and needs of bereaved families. The Council has a statutory duty to ensure that the cemeteries and public highways are a safe place for its residents to visit and for any employees who work there. The Council is committed to providing a safe environment for all. Tameside Council's Bereavement Services is also committed to the '*Charter for the Bereaved*' which stipulates that residents have the right to visit their loved ones in a safe environment.

Regional and national policies, strategies and plans

- 2.15 Tameside Council's Bereavement Services is committed to the '*Charter for the Bereaved*' which stipulates that residents have the right to visit their loved ones in a safe environment.

Benefits

- 2.16 The benefits are covered in each of the options

Spending Objectives

- 2.17 The successful outcome can be summarised as below.
- That all the medium/high risk dangerous boundary walls are safe and are not at risk of injuring members of the public and therefore eliminating any potential claims against the council for injury or worse by spending £0.260m.

Risks

- 2.18 Risks are covered in each of the options.

Scope

- 2.19 The scope covered all the Councils Municipal Cemeteries as listed in 2.1.1. However, of the 8 cemeteries inspected, it was decided that the boundary walls at just 5 cemeteries, Ashton (Hurst), Dukinfield, Hyde, Mossley and Mottram cemeteries were in need of the most significant repairs. It was felt that Audenshaw, Denton and Droylsden cemeteries had limited masonry defects or alternative boundary protection such as metal railings/fencing and repairs required at these 3 sites was therefore minimal.

- 2.20 For each of the 5 Cemeteries highlighted as the most in need of work being required, detailed defects have been noted and marked on location plans for each site.

- 2.21 Defects recorded included:

- Missing stonework or coping stones
- Cracks in masonry
- Wall out of plumb and leaning with varying degrees of lean recorded
- Sections of walls missing
- Total rebuilds required
- Urgent pointing
- Deep voids under walls

Constraints

- 2.22 There are no obvious constraints on this programme of works.

Dependencies

- 2.23 The delivery of the project is dependent on the qualified stonemasons available to carry out the proposed works.

3.0 Options for Investment Do Nothing

Summary

- 3.1 This option would mean the council would be leaving itself exposed to potential insurance claims for injuries or worse from members of the public. The boundary walls would deteriorate if not dealt with soon, resulting in significant more financial resources being required to rectify the issue. The aesthetics of the cemetery would soon fall into disrepair and access into the cemeteries through damaged walls would be easy for all, creating additional safety risks to visitors wandering around unlit operational cemeteries.

Benefits

- 3.2 The only benefits of taking this option would be that the Council would not have to draw down monies from the Council's capital funding. .

Risks

Risk	Likelihood	Outcome/impact	Mitigation
Walls collapse	High	Access to dangerous cemetery environment	Provide 24 hr security at huge costs
Walls collapse on someone	High	HSE investigation/prosecution	Close cemeteries
Walls deteriorate	High	Injury or worse to public	Close cemeteries

Cost

- 3.3 There are no costs associated by not carrying out a programme of works. However, should any person be injured or worse, an investigation and potential prosecution could arise and may cost the Council in both financial and reputational terms.

Wider impacts

- 3.4 The Council would be exposing itself to criticism should the works to repair the boundary walls not be carried out.

Option 1

Summary

- 3.5 This option would mean that the boundary walls identified as Medium/High risk at 5 of the boroughs 8 cemeteries would be repaired and made safe. These are Ashton (Hurst), Dukinfield, Hyde, Mossley and Mottram cemeteries. The inspection of the remaining 3 cemeteries, Audenshaw, Denton and Droylsden requires limited masonry work on identified defects or on alternative boundary protection such as metal railings/fencing. The substantial upgrading of metal work and local repointing works work at these 3 cemeteries has therefore been factored into the programme. As a result, at the completion of the proposed programme, the boundary walls at all 8 cemeteries will be safe.

Benefits

- 3.6 The following are the benefits of taking this option.
- Removing or reducing risks of insurance claims against the Council
 - Improving the environment
 - Preventing injury or worse to members of the public or employees
 - Complying with statutory Health & Safety legislation
 - Maintaining the aesthetics of the cemeteries
 - Minimising the need for significant more expense in the future.

Risks

- 3.7 There are no risks associated with Option 1.

Cost

- 3.8 Due to the findings of an initial inspection being so far reaching, structural engineers categorised the findings into a hierarchy of urgency, indicated by the following categories, Low, Medium and High. The cost of repairs to rectify all the findings was £0.588m. However, all those classed as low risk have been taken out of this programme and therefore the costs required in repairing and restoring the remaining medium/high risks walls is £0.260m.

Wider impacts

- 3.9 The Council would be complying with its duty in ensuring the cemeteries are a safe environment for the public to visit. The residents of the borough will see that the Council is committed to ensuring a safe environment for all.

Option 2

Summary

- 3.10 Option 2, (repairing all cemetery boundary walls whether highlighted as Low, Medium or High risk) would mean that the boundary walls at all of the borough's 8 cemeteries would be repaired and made safe. However, £0.328m shown within Option 2 was identified by structural engineers as LOW risk as detailed in **Appendix 1**. These low risk areas can be regularly monitored over future years and a further report brought when and if the risk from these areas increase.

Benefits

- 3.11 The following are the benefits of taking this option.
- Removing or reducing risks of insurance claims against the Council
 - Improving the environment
 - Preventing injury or worse to members of the public or employees
 - Complying with statutory Health & Safety legislation
 - Maintaining the aesthetics of the cemeteries
 - Minimising the need for significant more expense in the future.

Risks

- 3.12 There are no risks associated with Option 2.

Cost

- 3.13 For Option 2, the cost of repairs to rectify all the findings Low, Medium and High Risk as identified by the structural engineer's survey was £0.588m.

Wider impacts

- 3.14 The Council would be complying with its duty in ensuring the cemeteries are a safe environment for the public to visit. The residents of the borough will see that the Council is committed to ensuring a safe environment for all.

Summary/Preferred Option

Table 7: Summary of Options

- 3.15 Option 1, which is to repair and restore the boundary walls where structural engineers have highlighted them as High and Medium Risk is the preferred option. This also means that work, albeit some minor, will be carried out at all of the borough's 8 cemeteries. Going with Option 1 means that it is only the low risk repairs to the boundary walls that will not be included in the work programme.

	Do Nothing	Option 1 Repair and restore boundary walls High & Medium Risk (Costs shown)	Option 2 Repair and restore boundary walls High, Medium AND Low Risk (Cost shown)
Spending Objectives (see 2.1.9):			
Ashton repairs	x	√ £19,450	£25,650
Dukinfield repairs	x	√ £67,500	£374,500
Hyde repairs	x	√ £65,300	£76,800
Mossley repairs	x	√ £41,450	£43,950
Mottram repairs	x	√ £26,300	£27,550
Repairs at Audenshaw, Denton & Droylsden	x	√ £40,000	£40,000
		£260,000	£588,450
Summary	Discounted	Preferred	Discounted

4.0 Project Delivery

Background

- 4.1 All of the borough's 8 Cemeteries have been jointly inspected by Head of Bereavement Services and Structural Engineers for Tameside Council to establish an initial scope of the proposed works needed. For each of the 5 Cemeteries highlighted as the most in need of work being required, detailed defects have been noted and marked on location plans for each site. See Appendices

Procurement Mechanism

- 4.2 The supervision of the boundary walls work programme would be carried out by the Council's structural engineers and where possible, the Council's Design & Delivery service.
- 4.3 The Head of Design & Delivery service may sub-contract out elements of the proposed works, if not all of the work. Local contractors will be given the opportunity to tender for the work and will be used wherever possible.

Procurement Risks

- 4.4 The risks associated with the delivery of the preferred option are that inclement weather may delay the work being completed as per any set timescales or the availability of stonemasons could have an impact on delivering the programme within this financial year.

Procurement Project Plan and Timescales

- 4.5 It is anticipated that the work identified in the preferred Option, Option 1 will be completed at all sites by the end of this financial year 2018/2019.

5.0 Financial Investment Requirement

Table 1: Financial Case

	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24
Recurrent budget						
One-off investment (capital or revenue)						
Repair Cemetery Boundary walls	£260K					

Summary of forecast financial investment

- 5.1 The total capital monies required to enable the proposed work in the preferred Option, Option 1, to be executed and to mitigate the most urgent risks to the Council will be £260,000. See below.

RISK	BUDGET COSTS
Medium Risk	£102,650
High Risk	£117,350
Other associated costs	£40,000
	£260,000

Timescales and milestones

- 5.2 It is anticipated that the works will be completed in this financial year 2018/2019.

External Funding Sources

- 5.3 Repairs and restoration of the Cemetery boundary walls does not attract external funding.

Financial Risks

- 5.4 The financial risks are that costs may rise should any vandalism occur to boundary walls that have currently been declared as safe.

6.0 PROJECT MANAGEMENT AND MONITORING.

Project Management, governance and reporting arrangements

- 6.1 The project will be procured and project managed by the Council's Design and Delivery Service. The Service will ensure that all contractors are compliant, and manage each procurement package in line with best practice.

Stakeholders and facilitators

- 6.2 The Head of Design and Delivery will be responsible for overseeing the delivery of the project. Council Structural Engineers will be involved in this project along with contractors who are awarded the various aspects of the programme.

Resources

- 6.3 The design and delivery team will be providing resources to deliver this programme of work.

Project monitoring

- 6.4 Regular monitoring and reporting will be provided to the Capital Monitoring Group and Strategic Capital Group.

Contract Management

- 6.5 All external contracts will be managed by the Head of Design & Delivery and will be mainly delivered through the Engineer's existing framework contracts.

Risks and Contingency

- 6.6 There are no significant procurement risks associated with the delivery of the preferred option as the design skills and construction deliverables are within framework contracts already in place.

APPENDIX 1

Ashton Cemetery Wall Repairs January 2018

Number	Defect	Action	Budget cost	Urgency
1	Wall leans 80mm and movement of wall	Rebuild top 1m 900mm long	£750	H
2	Fence moving really loose	fix fence 3.5m	£200	H
3	Wall leans 140mm and movement of wall	Rebuild top 1m 900mm long	£650	H
4	Wall leans 80mm	Rebuild top 1m 900x900mm on plumb (L Shaped pier)	£950	M
5	Wall leans 100mm	Rebuild top 1m	£600	M
6	Wall leaning	Repoint Pier 900x900mm out of plumb	£350	M
7	Wall leans 80mm and Cracking	Rebuild top 1.2 mm	£650	M
8	Missing stones under coping	Replace missing stones	£350	L
9	Wall leans due to Tree root	Remove Trees?	£2500	M
10	Missing Coping	Replace Coping	£350	L
11	Missing Coping	Replace Coping & rebuild top 3 stones	£350	L
12	Missing Coping	Replace Coping	£350	L
13	Missing Coping	Replace Coping	£350	L
14	Missing Coping	Replace Coping	£350	L
15	Missing Coping & Stonework	Replace Coping & 2 Stones need replacing	£450	L
16	Missing Coping	Replace Coping & Rebuild top 900mm(60mm out of plumb)	£750	L
17	Missing Coping & Missing stonework	Replace Coping & Replace 1 stone	£450	L
18	Steel Fence Irregular Approx 10m	Secure steel fencing	£1050	M
19	Missing Coping	Replace Coping	£350	L
20	Missing Coping	Replace Coping	£350	L
21	Missing Coping 120mm leaning	Rebuild top 1m 900mm long additional	£1200	H

		stonework 350mm out of plumb all of and Replace Coping		
22	Missing Coping	Replace Coping	£350	L
23	Missing Coping	Replace Coping	£350	L
24	Missing Coping	Replace Coping	£350	L
25	Missing Coping	Replace Coping	£350	L
26	Missing Coping	Replace Coping	£350	L
27	Missing Coping, 120mm leaning (Old Stump)	Rebuild pier 1m& rebuild wall either side 5+4m and Replace missing Coping	£3900	H
28	Pier leaning & wall from Pier to Pier leaning Approx 12m	Rebuild top of piers 1m and reconstruct wall 12m from pier to pier	£3000	H
29	Missing stonework	Rebuild Missing stonework 3x0.6m	£250	M
30	Missing stonework	Rebuild Missing stonework	↕	M
31	Wall Missing Stonework	Reconstruct wall 4m (on the face of the wall)	£850	H
32	Missing Stonework	Rebuild Missing Stonework 6 stones	↕	H
33	Wall leaning 100m	Rebuild top 1m 900mm long pier	£650	M
34	Missing stonework	Replace missing stonework 3 stones	£550	M
35	Missing Fence	Replace Fence 7m	£900	M
36	Pier leaning	Repoint end pier 1.8 x 0.9m (L shaped pier)	£450	M
Total cost			25650	

Dukinfield Cemetery Wall Repairs January 2018

<i>Number</i>	<i>Defects</i>	<i>Action</i>	<i>Budget cost</i>	<i>Urgency</i>
1	Missing stonework & copings	Localised repairs required for missing stonework, copings and pointing below coping and at footpath level	£3500	M
2	50mm wall leaning and cracking (next to tree)	Rebuild top 1m	£1200	H
3	70mm leaning wall	Rebuild top 1m	£1200	M
4	Wall out of plumb	Rebuild top 0.5mx4m	£1000	H
5	Wall out of plumb	Rebuild 20m long up to gate. 100mm plus out of plumb	£16,000	H
6	Wall needs attention	Make good top 0.5m, localised repairs required and repointing	£2000	H
7	Localised repointing	Localised repointing	£1000	L
8	Localised repointing	Localised repointing	£1000	L
9	Localised repointing	Localised repointing	£1200	L
10	Wall leaning and missing coping	Rebuild wall top 1m and 4m long and replace coping	£1600	H
11	Wall is 100mm out of plumb	Rebuild top 1.5m over 30m long	£25,000	H
12	Missing stonework	Replace stonework	£500	L
13	Missing Stonework wall damaged	Rebuild low level wall 600mm high	£1500	L
14	Missing stonework	Replace stonework	£500	L
15	Wall leaning 3.5m long and missing stonework (Tree behind wall)	Rebuild 3.5m wall 900mm high	£2000	M
16	Wall leans leaning (Tree and another wall behind face wall)	Remove tree and rebuild 5m long wall 1.5m high	£5000	M
17	Missing stonework	Replace stonework	£500	L
18	Pier leaning	Rebuild 900mmx1m high		M

19	Wall leaning 90mm 10m long and missing stonework	Localised Rebuild whole of wall 20m long	↑	H
20	Wall leaning 120mm and missing stonework	Rebuild top 1m and replace missing stonework	£5000	H
21	Missing coping and stonework	Replace coping and missing stonework	↓	L
22	End of wall missing	Rebuild end wall with remaining stonework, 8m long and return to brick boundary wall	£2000	M
23	Wall leans 90mm and has a gap between one wall and another.	Build a Buttress 2.4 m high 660mm long (Neighbours tree to be removed?)	£2000	H
24	Missing stonework and pointing defects in Car park	Localised Repointing required in Visitors Car park	£800	L
25	Defects along cemetery walls on the Park Rd Boundary with businesses	Reconstruction of the retaining structures along the edge of the cemetery on the Park Rd Boundary with businesses	£300,000	L
TOTAL			£74500 +£300,000	

Hyde Cemetery Wall Repairs January 2018

<i>Number</i>	<i>Defect</i>	<i>Action</i>	<i>Budget cost</i>	<i>Urgency</i>
1	Up to Rowan St., Low Wall 1.2m high leans 75mm, 15m	Monitor or consider rebuild	£8500	M
2	Rowan St Wall leaning 120mm 4m long	Rebuild wall 4m long	£3000	M
3	Knight Street Wall leaning on the lower wall 40mm	Rebuild lower wall 3m 1m high	£2500	M
4	High wall leaning 90mm	Rebuild wall 12m Long 2m high	£13000	H
5	Cracking in corner of wall at the back of the houses.(No Peel Street) This length of wall, at the back of houses on Peel St. needs further detailed inspection from house side	Rebuild 5m 2m high at corner. Allow for further rebuilding where access available to check from 5 to 6.	£5000 £15,000	M
6	Wall leaning 170mm	Rebuild 6m long + 1m high	£6000	H
6a	Gate hinge and side member on gate is damaged preventing safe operation	Steel gate repairs	£2500	H
7	Fence missing poles	Replace missing vertical rails in fence.	£1500	M
8	Lower wall is bulging out	Rebuild wall 3m+2m	£5000	L
9	Pier needs repointing	Repoint Pier top 2m	£800	M
10	Lower wall is bulging out	Rebuild lower wall 2+2+1m	£5000	L
11	Pier needs repointing	Repoint pier top 1m	£400	M
12	Pier needs repointing	Repoint pier top 1m	£400	M
13	Lower wall Bulging out	Local rebuild 2m long	£1500	L
14	Pier needs rebuilding	Rebuild top 0.5m of pier	£1000	M
15	Pier needs rebuilding	Rebuild top 1.5m of pier	£1500	M
16	Pier needs rebuilding	Rebuild top 1m of pier	£1200	M
17	Pier needs rebuilding	Rebuild top 1.5m of pier	£1500	M
18	Pier needs rebuilding	Rebuild top 1.5m of Pier	£1500	M
Total			£76800	

Mossley Cemetery Wall Repairs January 2018

Number	Defect	Action	Budget Cost	Urgency
1	3m long, 1m deep void under wall	Carefully remove any loose brick and Reconstruct brickwork foundation	£3000	M
2	Wall leaning	Take wall down 1.5m down and 20m long	£20,000	H
3	Wall leaning	Take wall down 1m and rebuild	£1000	L
4	Wall leaning	Rebuild stone wall either side of corner	£1500	M
5	Uneven wall	Rebuild top 900mm (5mlong)	£1500	M
6	Wall leaning	Rebuild top 600mm (15mlong)	£2000	M
7	Wall leaning	Rebuild top 600mm (4m long)	£1200	M
8	Stonework missing	Reconstruct stonework under Coping 10m long	£750	M
9	Stonework missing	Rebuild stonework top of wall 5m long (V-shape)	£1000	M
10	Stonework missing	Rebuild Stonework top of wall 10 long (V-shape)	£1500	M
11	Stonework missing	Rebuild top section of wall including coping (8m long)	£1500	L
12	Leaning/ cracked masonry Regents Drive	Rebuild local defects and re-point where required	£9,000	M
Total			43,950	

Mottram Cemetery Wall Repairs January 2018

<i>Number</i>	<i>Defects</i>	<i>Action</i>	<i>Cost</i>	<i>Urgency</i>
1	Missing stonework and leaning wall	Rebuild wall 900mm high by 3m long	£1750	M
2	Missing coping	Replace coping	£200	L
3	Steel gate needs repair	Restore steel gate	£450	M
4	Wall leaning 20m to the bend	Rebuild wall	£7,000	M
5	Wall leaning 250mm and cracking	Rebuild corner of wall next to the tree 5m	£4000	H
6	Missing stonework	Local repairs to restore stonework & repoint coping 10m long	£2000	M
7	Missing Coping and loose stonework	Replace coping 750mmx750mm Rebuild pier	£750	H
8	Rotten Lychgate both post.	Repairs to the Lychgate will be required	£2750	H
9	Missing stone work	Localised repairs are required	£1000	L
10	Missing stonework	Locally build wall 1mx1m	£600	M
11	Stonework missing between the wall numbers (GL 1&2&3)	Local repairs to replace missing stonework	£1000	M
12	Missing stonework	Replace stonework	£700	M
13	Missing masonry on the back face 1m long 0.5m below coping	Rebuild missing masonry	£300	M
14	Missing coping end of wall	Replace missing coping	£50	L
15	Damaged coping near the steps on the pillars	Repairs are required to both copings	£1000	M
16	Surfacing and drainage needs redesigning in large near steps	Resurface and clean or augment drainage provision	£4000	H
TOTAL			27550	