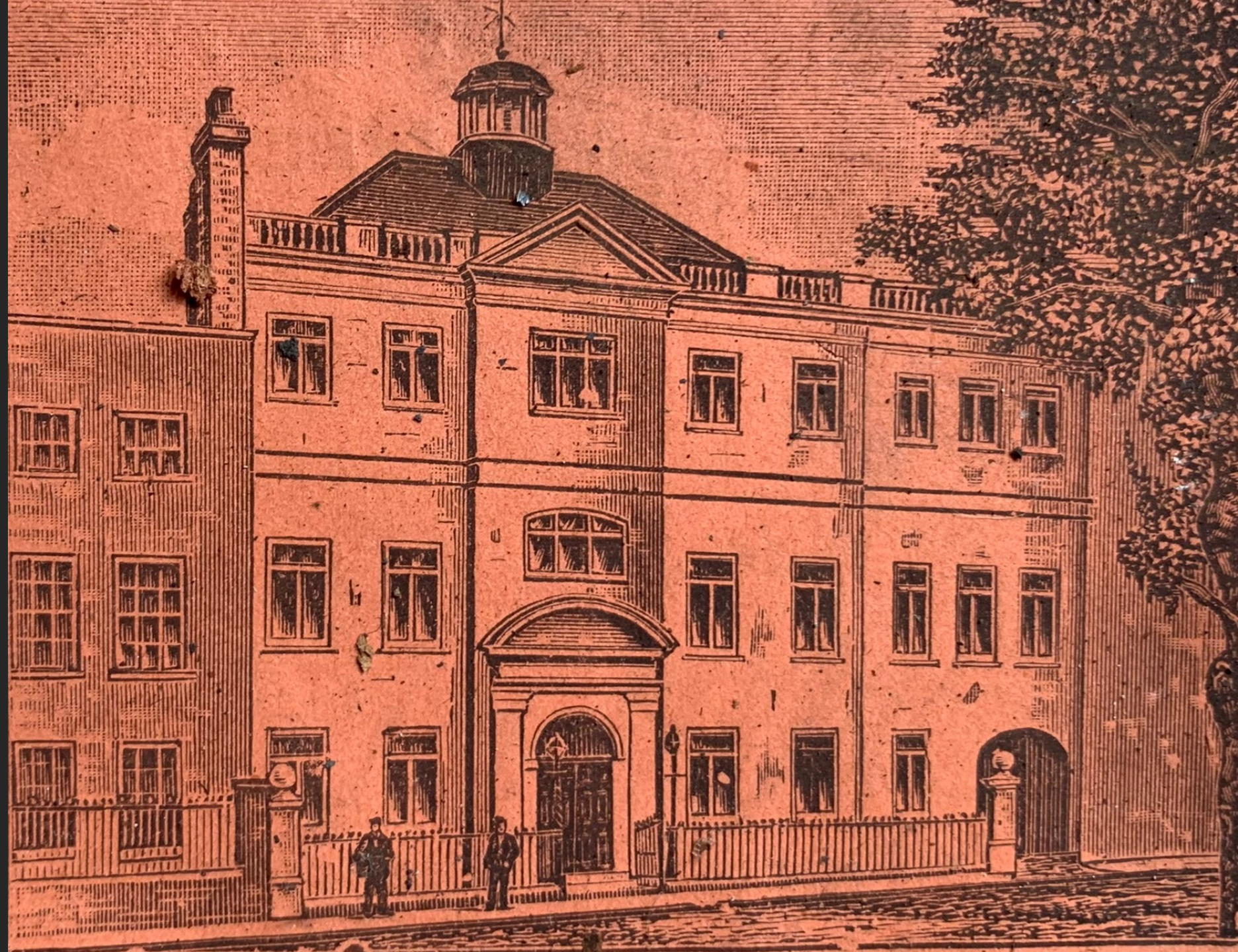


The Mildmay Club

Works update
December 2023

preserving
our building
for the future





Works update

Dear Members,

It's time to give you an update on the building works completed at the Mildmay Club this year and continuing into 2024/25. We have managed to achieve a lot this past year, thanks to our members' support, filming and hall hire income and our very capable team of contractors and consultants.

- Replacement of front and central roofs including reinstatement of our iconic Cupola
- New double-glazed timber windows to front
- Brick- and stonework refurbishment front elevation
- Tartan Bar refurbished, including fully functioning bar
- Replacement of all hot & cold water services, new booster tank and solar-electric hot water cylinders
- Expanded prep kitchen for catered events
- Accessible WC with nappy changing facility
- Ladies' and mens' WC refurbishment
- Cleaners' and utility room
- New manager's office
- New Club archive room
- Snooker hall side rooms refurbished
- Continued rolling programme of electrical and fire safety upgrade works

Works completed in 2023

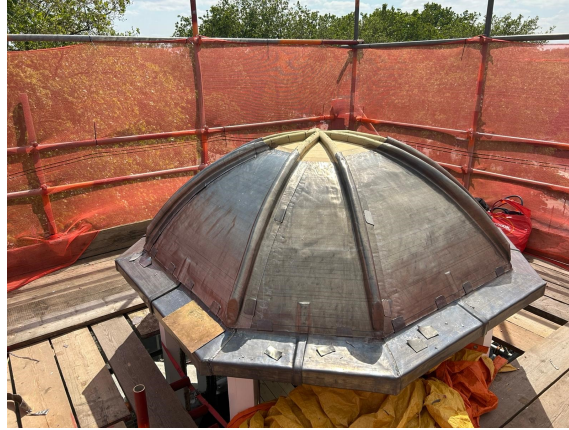




Now and beyond

- Large hall roof replacement, including installation of solar PV panels and flank wall repairs
- Replace members bar roof
- Three new flats for rent on the second floor

The cupola



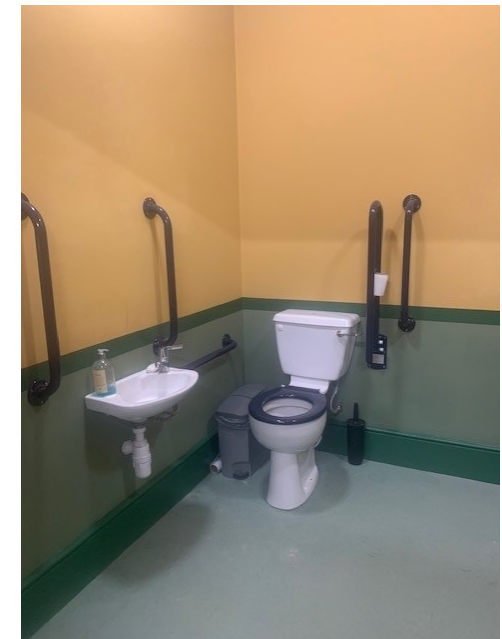
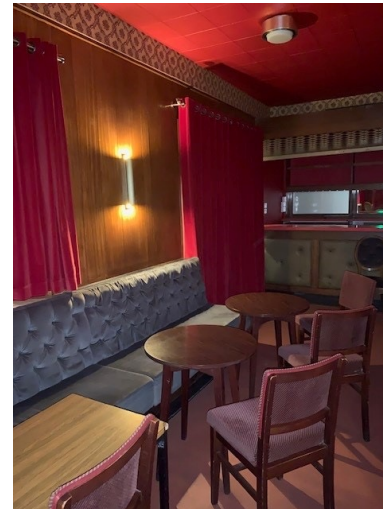
WORK IN PROGRESS



Members' facilities



TARTAN BAR



ACCESSIBLE WC
& NAPPY CHANGING FACILITIES

Members' bar roof



Our members' bar roof and gutter need complete re-construction to ensure that we manage rainwater flow and avoid flooding in future

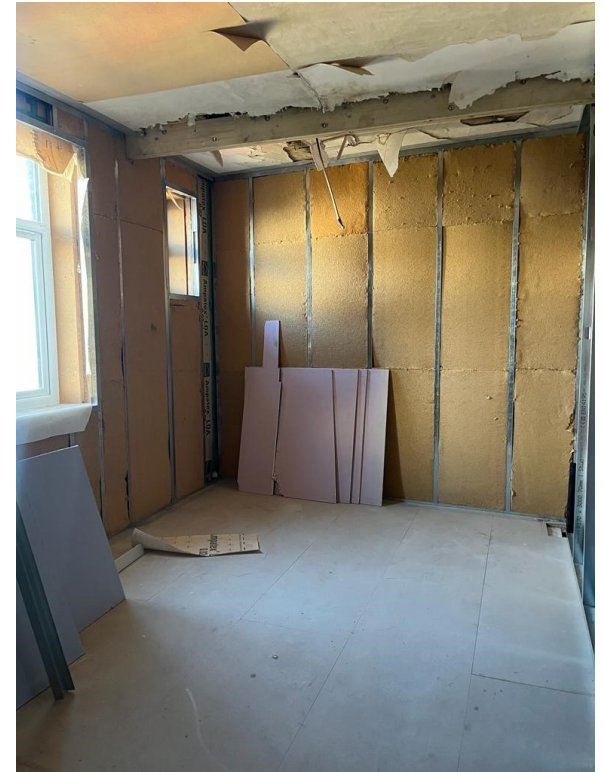
The large hall roof

Works to our large hall roof are now in full swing and we are aiming for completion by April 2024. The roofing works include installation of solar PV panels thanks to a generous grant from Hackney Council.



The flats

We are pleased with progress of the works to our flats on the top floor. They now have independent access from the street and new partition walls have been constructed and insulation fitted to floors and walls.



Our architect Stephen Evans is steering us through the planning and listed building consent hurdles and currently manages our two big construction contracts for the flats and the large hall roof. He is a Club member and snooker enthusiast



Our Health & Safety adviser Dill makes sure that club members, staff and builders are kept safe whilst works are going on. She also helps with health & safety aspects of our day-to-day operations.



The project team



Our structural engineer Helen Hawker of Conisbee Associates often comes to site at short notice to have a look at yet another bit of rotten timber and provide a design solution on the spot



FIONA

Fiona Sail and her team from Sail & Sons are in charge of all current works and coordinating our specialist subcontractors



DANIEL



WIB

The constructors

Dan and Jim from *Go with the Flow* have laid new water pipes, installed a huge booster tank in the cellar and fitted two eco-friendly hot water cylinders. We have safe water now, and enough of it to serve our ladies' loos even during the busiest events.



Plumbing / heating & Electrics



John and James from *Direct Electrics* have been working their way through the Club over the past few years, replacing our old electrics and lighting



WORKS IN PROGRESS TO THE LARGE HALL ROOF



Thank you

To our neighbours Philippa, Rachel, Jordan, Brendan and Colette for bearing with us. We hope we won't have to do this again for another couple of generations

To our members for their continued support, making it possible for us preserve this great asset for future generations