



Contact: **Matt Hornsby**
020 8294 1000
matt.hornsby@bailygarner.co.uk

Over the last few years we have worked closely with the estates department of the Honourable Society of Lincoln's Inn to successfully deliver cyclical repairs and decoration works. The estate includes a collection of Grade I and II listed buildings in the heart of London, a stone's throw from the Royal Courts of Justice

LINCOLN'S INN

Project value:	£2.5 million
Client:	The Honourable Society of Lincoln's Inn
Services:	Lead Consultant, Building surveying, Conservation, CDM Coordinator
Key partners:	Axis Europe Plc

Lincoln's Inn is one of the four Inns of Court. It comprises a number of collegiate buildings, including the Great Hall, Library, Old Hall and Chapel; the four groups of chambers buildings: Old Buildings, New Square, Stone Buildings and Old Square; plus 65 residential flats that are let to barristers and solicitors of the Inn.

Our work has involved the cyclical redecoration and repairs of a number of the Inn's collegiate buildings and various working chambers, including redecoration, timber and joinery repairs, stone, roof repairs and renewals.

All buildings were Listed, requiring Listed Building consent for elements of the proposed works.

Buildings remained in full occupation and works were delivered to cause minimal disruption to occupying barristers and solicitors.

We also liaised closely with the Planning and Conservation Officers to select repair methods that would balance the demands of ensuring a sympathetic approach to the historic buildings, yet achieving robust and technically sound repair solutions.

Good tenant liaison was essential to ensure minimal disruption to the offices and residential properties and attempting to maintain the unique tranquil environment as far as possible.

Careful specification of traditional materials was also of prime consideration to ensure that these significant historic buildings are kept in good condition and meet the user requirements.

Commissioning the right contractor using robust tendering and incorporating a quality assessment into the tender, ensured the correct level of experience was provided, particularly experience of working within occupied premises.

In the second year we worked on the Old Chapel which, during August, is a valuable income stream as a venue for weddings and other events.

We therefore structured the programme and contract, introducing sectional completion, with appropriate levels of damages to cover the Inn in the event of delays.