

FOR a New Build

- **Speed – quick to build. Estimated time about 12 months**
- **Meet all regulations regarding public buildings in foreseeable future**
- **New build creates the most heat efficient building, thermally insulated with lowest possible running costs**
- **New build creates the most environmentally friendly building**
- **No untold surprises to extend time/cost** eg woodworm issue – extra costs and delays
- **Essentially less risk as you know for certain what has to be done**
- **Maintenance is minimal.** I've advertised in two Newsletters for someone to come forward, to help with maintenance but no one has.
- **Heating system - most efficient for our needs can be installed**
- **Solar panels on roof would help reduce heating costs**
- **Sprung flooring – system appears to have reached end of its life (structural survey). What could happen to it in another 10 years?**
- **New build will create lowest overall on-going running costs.**
- **New build easier to clean**
- **Can incorporate the layout we want in a new build.**
- **Grants /funding stream possibly easier to manage in preference to waiting for various applications**
- **Cost is clear from outset – fewer unknown surprises so easier to budget**
- **New building more comfortable and welcoming – likely to attract more people and interest**
- **New build – NO VAT – a significant saving**
- **Would create a longer lasting legacy for community**
- **A new build 'future proofs' a Community Hall in HG into 22nd century**

Renovation

- **Emotional attachment** to building from those who have lived in community many years
- Loss of a 70 year buildings – **part of history of village, but** several older homes in HG have been replaced in favour of new build
- Generally on a **renovation project** work could be done in **stages** – but with need for new roof and extensions – **this may not be possible**
- **Time frame may be shorter** IF grants fall into place, but possibly only by a couple of months
- Renovation AND large extension – lots of work but **will not necessarily achieve exactly what we want.**
- **Site constraints** – extension front and rear
- Renovating an **old property is full of hidden surprises and extra costs** – not budgeted for. Work never goes smoothly
- Whilst the finished product will be more heat efficient than present, it will still **not be as good as a new build**
- For **how long will the 70 year old foundations** take a ‘lightweight’ roof with solar panels?
- **Cost might well be cheaper** – but we will be **seeking grants** to cover the work
- Would renovation just **push other issues eg flooring further down the line.**
- It will **not ‘future proof’ the building as long as a new build**