



Pub Name: The Plough

Location: Oldbury

## Scope of Works

Area	Works to be completed
External	<ul style="list-style-type: none"> <li>• Localised external decorations to car park elevation and areas affected by leaking guttering</li> <li>• Ensure all external doors have suitable ironmongery and locks</li> <li>• New roots to car park space</li> <li>• Jet wash polycarbonate roof to pergola</li> <li>• Remove old and redundant signage</li> <li>• Retain and refurbish existing external furniture with some new benches</li> </ul>
General Trade Area	<ul style="list-style-type: none"> <li>• Full internal redecoration to timberwork, walls and ceilings</li> <li>• New floor finishes where specified, retaining and cleaning existing floors elsewhere</li> <li>• Install USB/USB-C inserts to fixed seating bays and selected areas</li> <li>• Reupholster fixed seating bays</li> <li>• New window dressings where required</li> <li>• Retain, refurbish and supplement loose furniture</li> <li>• Renew lighting throughout</li> <li>• Retain existing background music system</li> <li>• New and upgraded TV positions</li> <li>• Retain and reuse existing decorative items (bric-a-brac) with additions where required</li> <li>• Service existing CCTV system (subject to survey)</li> <li>• Intruder alarm survey</li> <li>• New signwriting on completion</li> <li>• Fireplace inspections and checks</li> <li>• Repairs to walls following previous heating works</li> <li>• Ceiling and roof repairs assumed completed prior to project commencement</li> <li>• New tiled bar apron</li> </ul>

	<ul style="list-style-type: none"> <li>• Power provision for double bank AWP's</li> <li>• Retain and clean existing darts surround with new darts kit, halo lighting and scorer</li> <li>• Power provision for new TV positions</li> <li>• Redecorate existing beams</li> </ul>
Bar Servery	<ul style="list-style-type: none"> <li>• Strip, stain and repolish counter tops</li> <li>• Upgrade backfitting with tiling and mirrors</li> <li>• Refresh all timber finishes</li> <li>• Redecorate bar front</li> <li>• Retain and deep clean Altro flooring</li> </ul>
Bar Servery 2	<ul style="list-style-type: none"> <li>• Strip, stain and polish bar tops</li> <li>• Refresh timber finishes</li> <li>• Redecorate bar front</li> <li>• Retain and deep clean Altro flooring</li> </ul>
Glasswash Area	<ul style="list-style-type: none"> <li>• Redecorate area</li> <li>• Retain Altro flooring</li> <li>• Retain glasswash equipment and ensure operational</li> </ul>
Male Toilets	<ul style="list-style-type: none"> <li>• Full redecoration</li> <li>• Retain and deep clean vinyl flooring</li> <li>• Retain vanity unit and sink</li> <li>• Retain sanitaryware</li> <li>• New WC seats</li> <li>• Ensure ventilation is operational</li> <li>• Retain existing lighting and relamp</li> </ul>
Female Toilets	<ul style="list-style-type: none"> <li>• Full redecoration</li> <li>• Retain and deep clean vinyl flooring</li> <li>• Repair ceiling to lobby following leak</li> <li>• Retain vanity unit and sink</li> <li>• Retain sanitaryware</li> <li>• New WC seats</li> <li>• Ensure ventilation is operational</li> <li>• Retain existing lighting and relamp</li> </ul>
Cellar	<ul style="list-style-type: none"> <li>• Localised decoration works only</li> </ul>
Compliance	<ul style="list-style-type: none"> <li>• Fireplace inspections</li> <li>• Mechanical and electrical surveys</li> <li>• CCTV and intruder alarm surveys</li> <li>• Asbestos survey</li> <li>• EPC works</li> <li>• FSPPI works</li> </ul>

## Summary

This Invest for Success scheme is designed to enhance the pub's trading potential through targeted capital investment. The work focuses on improving the customer experience, operational efficiency and long-term sustainability of the business.

Applicants should be aware that all refurbishments are subject to final board approval, which will be determined as part of the leasing process.