



Pub Name: The Hazelslade

Location: Hazelslade

Scope of Works

Area	Works to be completed
External	<ul style="list-style-type: none"> • Full external decorations including signage and lighting. • Improve the entrance to make it more appealing. • Replace the existing steps by adding an additional step to decrease the flight. • Retain the external area and repair the astro turf. • Remove the wall-mounted umbrella. • Install a door stop to the rear door. • Install a new polycarbonate roof to the pergola. • Refurbish decking with grit paint finish. • Carry out repairs to windows and high-level elements. • White line the car park. • Install a new wall to the entrance car park. • Provide new external planters. • Provide new external furniture. • Install new hanging baskets.
Trade Area - General	<ul style="list-style-type: none"> • Complete internal decorations including the bar servery and feature wallpapers to the lounge and bar. • Install new curtains with roller blinds to windows in the trade area. • Install new lighting and lamps to trading areas using existing points and ensure lighting is on a dimmer system. • Reupholster and refurbish existing loose furniture. • Provide additional new furniture where required. • Install new flooring to the Sports and Lounge areas. • Provide PC sum for new bric-a-brac including large mirrors and framed images. • Cover existing fixed seating bays. • Install new feature darts wall with halo lighting. • Install new screens and drinks shelves as indicated.

	<ul style="list-style-type: none"> • Retain the hardwood floor, sand and repolish to create an antique finish. • Install a new carpet and tiled bar apron. • Provide power to new positions for existing AWP's. • Reduce and recover existing seating where required.
Bar Servery	<ul style="list-style-type: none"> • Sand and repolish bar and backfitting. • Strip, stain and polish the bar top. • Re-lamp existing fittings. • Retain the backfitting in the sports area and allow for sanding, polishing and lacquering. • Install a new bulkhead above the backfitting to conceal electrical equipment and wiring in the Sports area. • Install a new bottle cooler in the Sports area. • Install secondary glazing to the sports bar windows. • Install a complete new backfitting in the Lounge including till position, single and double coolers, retaining the bar and sanding/re-staining the top and front. • Reconfigure the glass wash area and reposition glass wash machines.
Trade Area - Lobby	<ul style="list-style-type: none"> • Install new flooring. • Complete full internal decoration. • Install new tongue and groove panelling to dado height including decorations.
Toilets - Ladies	<ul style="list-style-type: none"> • Clad doors in tongue and groove and stain/decorate. • Install new Corian vanity top. • Install new flooring. • Install three new mirrors including one full-length mirror. • Provide new bric-a-brac. • Install feature wallpaper wall. • Retain tiling and clean grout. • Retain existing hand dryer.
Toilets - Gents	<ul style="list-style-type: none"> • Clad doors in tongue and groove and stain/decorate. • Install new flooring. • Redecorate throughout. • Retain wall tiling and clean grout. • Retain existing hand dryer.
Cellar	<ul style="list-style-type: none"> • Carry out all SmartDispense works. • Check and service the sump pump if required.

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.