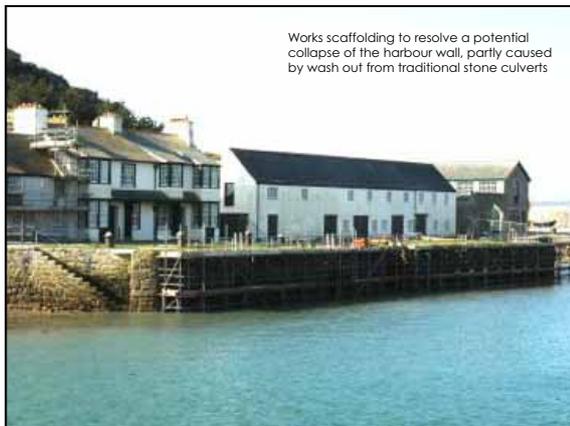




Resolving long standing problems of water leaking onto the Epstein statue of St. Michael at the junction of the Central Tower and the West end of the Nave



Works scaffolding to resolve a potential collapse of the harbour wall, partly caused by wash out from traditional stone culverts



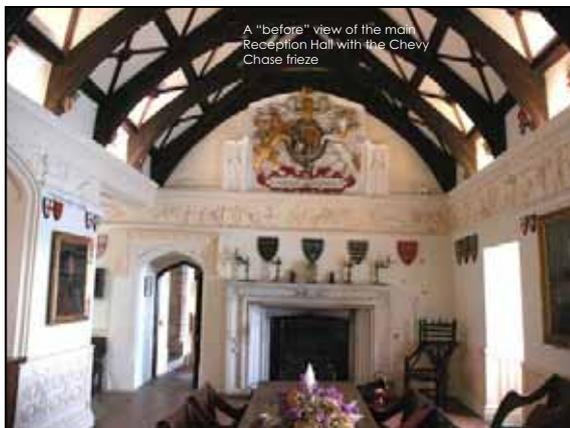
Conserving archaeology and linking service supplies and ducts



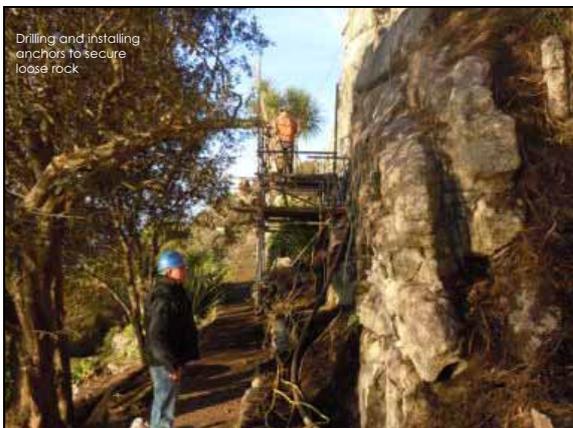
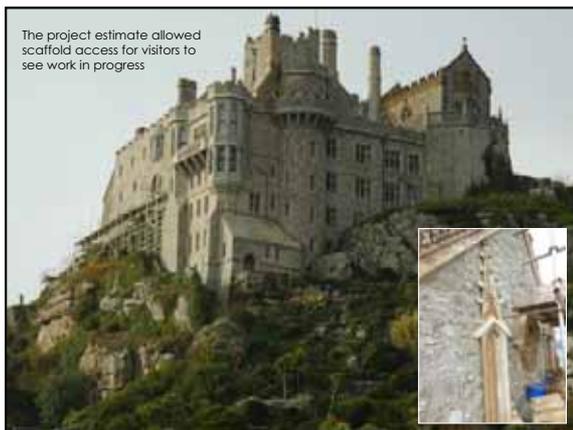
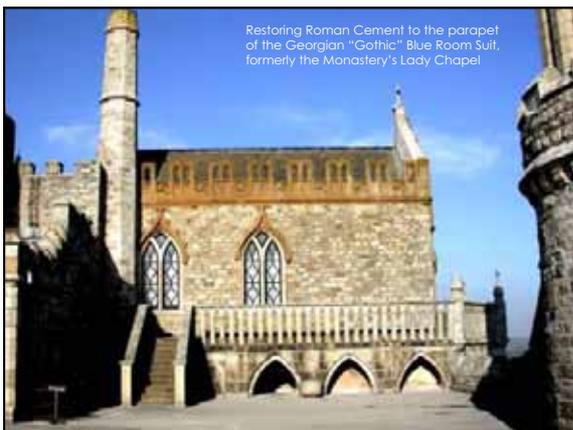
Following major archaeological investigations, cobbles were reinstated over a lime cement base



Before and after alterations and proposed Visitor Facilities

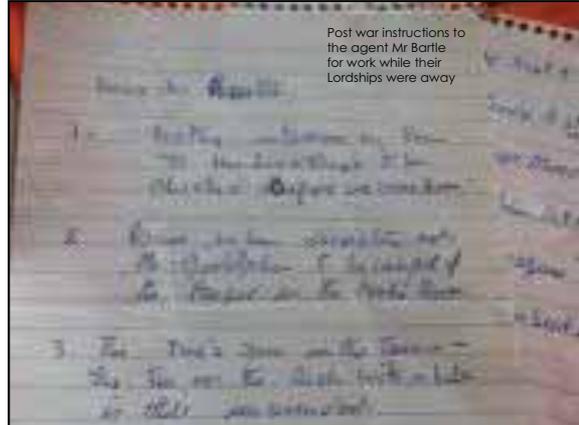


A "before" view of the main Reception Hall with the Chevy Chase frieze





The Villagers at rest



Post war instructions to the agent Mr Barlie for work while their Lordships were away



The original record of the Agreement between the Estate and the National Trust

The working archive

Present 4 Levels of Management

- **Management Board**
 - Lord and Lady St Levan
 - National Trust and Chief Executive
- **Chief Executive**
- **Finance & IT. Island Manager. Estate Manager.**
 - **Marketing & PR. Builders**
- **Castle Steward. Trading. Catering. Maintenance. Safety Managers. Head Gardener. Harbour Master. Membership**

89 Capital Projects: £6.545m over 10 Years

From the latest inspection comes a forward programme : as before, three themes predominate.

- protection of people and the buildings, health and safety
- maintenance of essential services
- measures to mitigate effects of catastrophe.

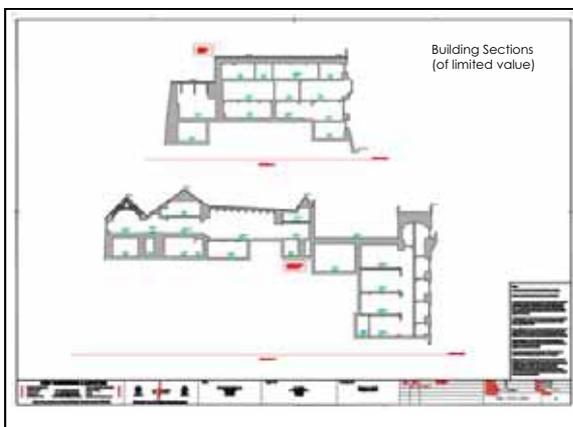
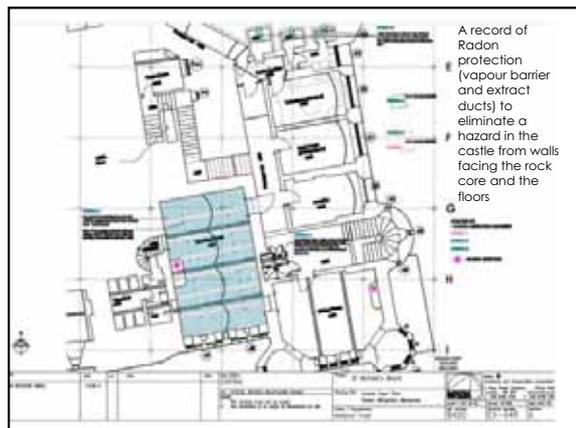
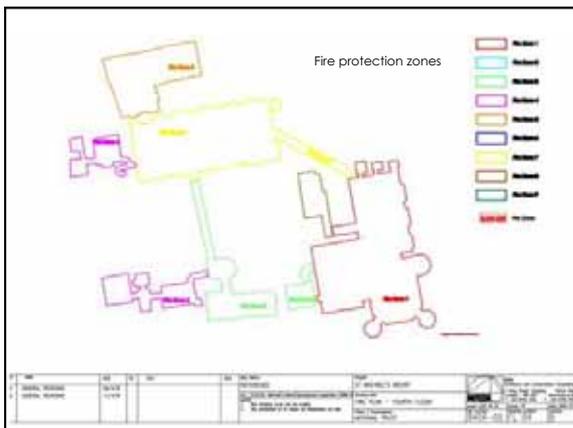
works to the built fabric as a result of weathering and age

upgrading facilities to improve operational effectiveness, resident and visitor satisfaction.

But:

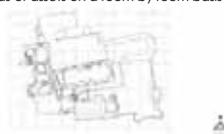
A new important aim is a form of database that is accessible to all concerned with the management and maintenance of the facilities on the Mount.

We are working with staff to ensure that our information is compatible with their programming and monitoring systems.



7. Castle Interior - 2nd Floor Developing new records of assets on a room by room basis

Workshop Room - Bedroom 10 (10)



Asset ID	Asset Description	Asset Type	Value	Notes
1	Workshop equipment	Workshop	£1000	
2	Bedroom furniture	Bedroom	£500	
3	Decorative items	Decorative	£200	
4	Electrical appliances	Electrical	£150	
5	Books and documents	Books	£50	
6	Tools	Tools	£100	
7	Lighting	Lighting	£80	
8	Plumbing fixtures	Plumbing	£120	
9	Paint and wallpaper	Paint	£100	
10	Other miscellaneous	Other	£100	



The Mount Maintenance Handbook

Its principal objective is to define the standards for work that does not require listed building consent. The handbook aims to be a flexible working tool embracing the routine maintenance, minor works and emergency work.

The handbook develops, a set of 'Specification Clauses'

For any activities that fall outside the range of work covered by these specifications and that cost more than agreed budget limits, a separate set of procedures apply. These are defined as capital projects and need to be approved before they are accepted in the ten year capital works programme.

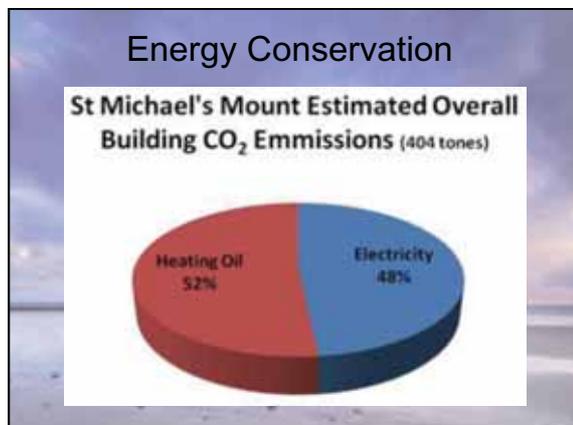
The purpose made programme for the Castle that will be enlarged to include the Village buildings and the Island service systems

St Michaels Mount **PLANNED PREVENTATIVE MAINTENANCE PLANNER**

Asset ID	ASSET	Frequency	AREA	TYPE	SPECIFICATION REFERENCE	CODE	CONTRACTOR	Contract Value	Contract Start	Contract End	Rate of Cost (per year)	Rate and period of work	STATUS
1	Workshop Room	2	Workshop	Workshop	Workshop	ACC001	ACC001	£1000	2014-01-01	2014-12-31	£1000	2014-01-01	Active
2	Bedroom 10	2	Bedroom	Bedroom	Bedroom	ACC002	ACC002	£500	2014-01-01	2014-12-31	£500	2014-01-01	Active
3	Decorative items	2	Decorative	Decorative	Decorative	ACC003	ACC003	£200	2014-01-01	2014-12-31	£200	2014-01-01	Active
4	Electrical appliances	2	Electrical	Electrical	Electrical	ACC004	ACC004	£150	2014-01-01	2014-12-31	£150	2014-01-01	Active
5	Books and documents	2	Books	Books	Books	ACC005	ACC005	£50	2014-01-01	2014-12-31	£50	2014-01-01	Active
6	Tools	2	Tools	Tools	Tools	ACC006	ACC006	£100	2014-01-01	2014-12-31	£100	2014-01-01	Active
7	Lighting	2	Lighting	Lighting	Lighting	ACC007	ACC007	£80	2014-01-01	2014-12-31	£80	2014-01-01	Active
8	Plumbing fixtures	2	Plumbing	Plumbing	Plumbing	ACC008	ACC008	£120	2014-01-01	2014-12-31	£120	2014-01-01	Active
9	Paint and wallpaper	2	Paint	Paint	Paint	ACC009	ACC009	£100	2014-01-01	2014-12-31	£100	2014-01-01	Active
10	Other miscellaneous	2	Other	Other	Other	ACC010	ACC010	£100	2014-01-01	2014-12-31	£100	2014-01-01	Active

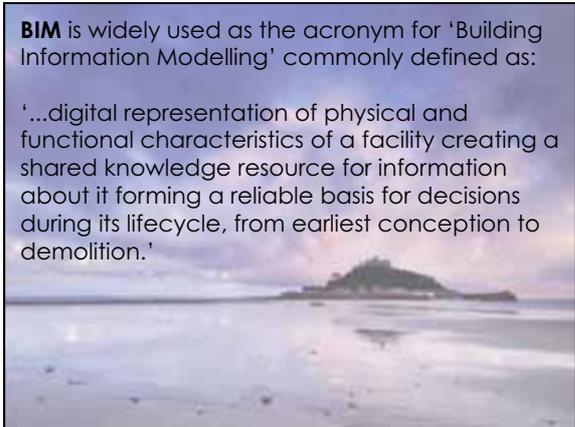
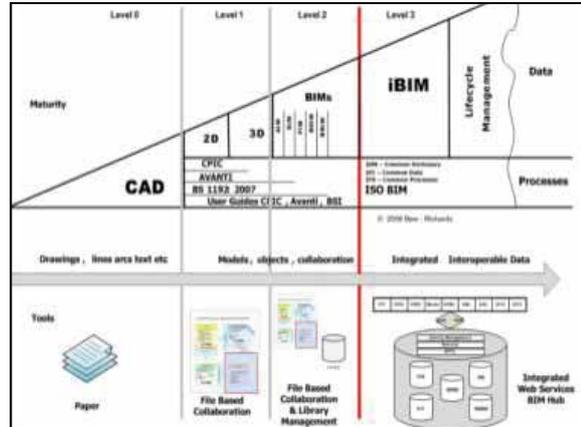
St. Michaels Mount Emergency Response Plan Specific Threats

- PROPERTY FIRE
- OPEN AREA / WOODLAND FIRE
- MAJOR ACCIDENT/INCIDENT OR EVENT
- BUILDING EVACUATION PROCEDURE
- PROPERTY EVACUATION PROCEDURE
- MARINE POLLUTION
- ORDINANCE / OBJECT ON BEACH/ROCKS
- UNEXPLODED BOMB (UXB)
- TERRORIST THREAT
- SEVERE WEATHER



BIM is widely used as the acronym for 'Building Information Modelling' commonly defined as:

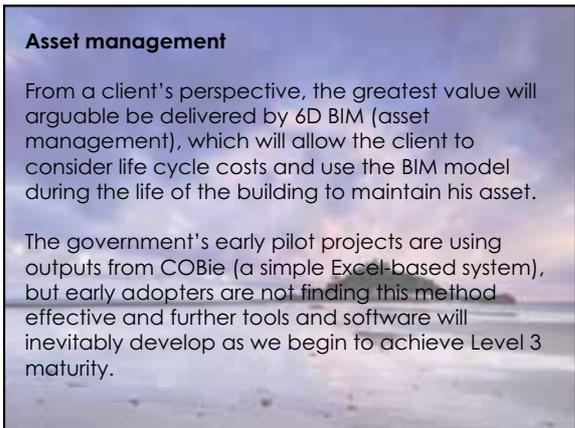
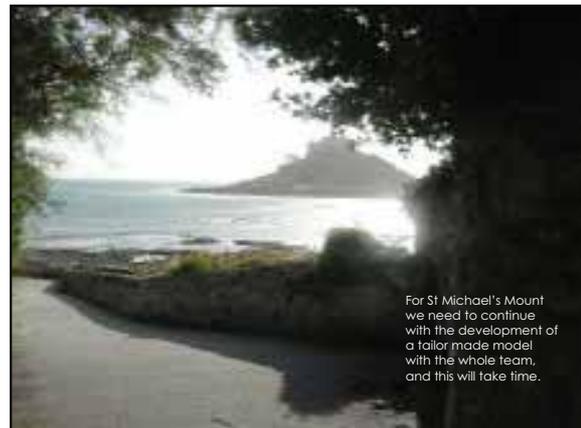
'...digital representation of physical and functional characteristics of a facility creating a shared knowledge resource for information about it forming a reliable basis for decisions during its lifecycle, from earliest conception to demolition.'

Asset management

From a client's perspective, the greatest value will arguable be delivered by 6D BIM (asset management), which will allow the client to consider life cycle costs and use the BIM model during the life of the building to maintain his asset.

The government's early pilot projects are using outputs from COBie (a simple Excel-based system), but early adopters are not finding this method effective and further tools and software will inevitably develop as we begin to achieve Level 3 maturity.

For St Michael's Mount we need to continue with the development of a tailor made model with the whole team, and this will take time.