

28 March 2023

TO WHOM IT MAY CONCERN

**Re.: PROPOSED ALTERATIONS & ADDITIONS: MLB BUILDING, ERVEN 106 & 107 DURBAN:
OPINION ON REPLACEMENT OF EXTERNAL JOINERY**

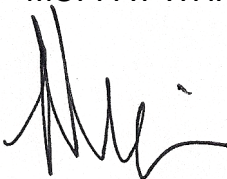
The undersigned was approached by RMA Architects for opinion on the external joinery of the above mentioned building. Although the undersigned was provided with the available reports and written opinions it has not been possible to inspect the relevant elements in-loco and opinions will necessarily be confined to principle only.

- The undersigned is entirely in agreement with the conditions set by Amafa regarding the replacement of the existing timber joinery with aluminium elements as the detail and texture of the aluminium elements is entirely different and will have a negative impact on the overall aesthetic and therefore on the heritage value of the building.
- It is noted from the reports provided that much of the woodwork including structural elements and joinery is infected with borer and / or termites to varying degrees and that opinion varies from the need for complete replacement (Pest Man) to repair only (Amafa).
- Ideally for the sake of future preservation of the building all infected woodwork should be replaced with elements replicated exactly from the originals manufactured from pressure impregnated treated hardwood in accordance with SAWPA standards. This exercise will clearly be budget dependant.
- Budget may dictate that only the most severely infected joinery elements can be replaced in which case all existing elements to be retained should be treated in situ by an expert applicator. It should also be made clear in this instance that the treatment may require periodic re-application as part of the building maintenance programme and should be included in the pertinent documentation prepared by the professional team at close-out.

We trust that the above will be of assistance.

Yours faithfully

MOFFAT WHITLOCK ARCHITECTS CC



P. WHITLOCK
Pr. Arch