

Garry Dallas
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Contact: Mr. A Mackenzie
Direct Tel: 01259 450000
Our Ref: BS/AGM/SM/DB/05/10
Your Ref:
Date: 1st April, 2010

Dear Sir/Madam,

Building (Scotland) Act 2003
Dangerous Building Ref. No. DB/05/10
Dangerous Building at (Former Co-op Premises) Primrose Street and Primrose Lane, Alloa

Further to a report received from a member of the general public on the morning of Wednesday, 31st March, 2010, Clackmannanshire Council's Building Standards Team visited the premises and noted that 4 damaged glazed panes in Primrose Street and 4 damaged glazed panes in Primrose Lane presented the risk of shards of glass falling onto the adjacent public footpath and highway.

Due to the immediate danger posed to the general public, the Council immediately instructed the erection of safety fencing and the removal of the remaining glass.

This letter should be treated as formal notification of operations executed under Sub Section 3 of Section 29 (Dangerous Buildings) of the above Act.

On receipt of final accounts for the operations noted above, the costs will be recharged to the appropriate owners.

The 4 paned window in Primrose Lane has been plywood sheeted on the inside for some time, however, the degree of recent damage to the glazing on the street side of the sheeting necessitated the removal of the remaining glass in the interest of public safety. The Council's workforce replaced the plywood sheeting as can be observed from the attached images. I enclose for your information 8 images showing the dangerous aspects of the building.

The removal of the 4 panes of glass in Primrose Street has resulted in the building being in a less secure position than before the glazing failed. Accordingly, I wish to take this opportunity to advise you that as owners of the property, you are responsible for the maintenance, upkeep and safety of the premises.

In addition to the emergency operations identified above, a number of windows appear to have been blown open due to the high winds recently experienced, the Council have re-secured these by use of the existing window catches.

Should you wish to discuss the contents of this letter, please do not hesitate to contact me direct.

Yours faithfully



**MR A. G. MACKENZIE
BUILDING STANDARDS
DEVELOPMENT SERVICES**

