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1702

Mrs Margt Rambaut

Per Alfred E Goodbody, Solr

REPORTED ON BY COMMITTEE

31 OCT. 1916

Polycynda H. J. S.

11th July,

/7.

Dublin Reconstruction (Emergency Provisions)
Act, 1916 - Section 4.
71 Mid. Abbey Street.

Dear Mr Dick,

In reply to your inquiry of the 10th instant, I find that two claims in respect of the above-named premises were lodged with the Property Losses Committee, viz:

No. 1702 - Mrs Margaret Rambaut,
C/o Messrs. A. & L. Goodbody,
30 College Green, Dublin, and,

No. 4406 - Mrs G.E. Cornwall-Brady Harstronge-Weld,
C/o Edward S. Maffett,
Carlow.

In the latter claim it was stated that other parties interested in the premises are the persons entitled in remainder under the deed of Settlement dated 5th January, 1878 and made between John C. Brady 1st part, John B. Brady 2nd part, Wm. H. Maffett & Trevor T.L. Overend 3rd part, Cosby F.D. Drake & Wm. Maffett 4th part, A.F. Maffett and G.E. Maffett 5th part, and J.W. Watson 6th part.

Yours faithfully,

Wm. Dick, Esq.,
Land Judges Court.

4406

1762

Land Judge Court

For Court

10.7.17.

Public Reconstitution (Charging Provision)
Act 1916 Section 4

Dear Sir Henry,

An application for a
charging order to affect
71 Middle Abbey Street has
been lodged. You will please
be pleased to see letter of

3 February 1917 found to be with
the name & address of all persons
who, so far as your Committee is
aware, appear to be interested
in the bill

Yours faithfully
William Dick

J. J. Healy Esq.
Secretary
Prospers Looze (Dulau) Committee 1916

2nd January, 7

re Claim No. 1702.
Mrs Margaret Rambaut.

Dear Sirs,

In reply to your letter of the 30th ultimo I beg to say that the letter of 20th idem therein referred to was not received here. As regards your inquiry, I am to state that the £82 mentioned is in settlement of that portion of the claim which related to Fixtures and Fittings (counter, desks, etc), and totalled to £124. 17. 8.

Yours faithfully,

Secretary.

Messrs. A. & L. Goodbody,
30 College Green,
Dublin.

A. & L. GOODBODY,
SOLICITORS.

ALFRED I. GOODBODY,
LEWIS GOODBODY,
G. ACHESON OVEREND.

Telegrams: ARBUTUS. DUBLIN.

Telephone N^o 561.

also at
TULLAMORE.

Inaus. basis.

W. to Govt. 31/10/16.

136

30. College Green.

1702

1/1/17 Dublin 30th December 1916

closed cl.
M
1/1

Mrs. Margaret Rambaut Claim

Dear Sir,

On the 20th inst. we wrote to you asking to have the draft for £82 herein made payable to the Executors of the late Mrs. Rambaut, and also asking you to let us know how the £82 was made up, as we had no particulars showing what items it included. This letter was replied to from the Chief Secretary's Office, but they did not give us the particulars asked for. We then wrote direct to them about the matter and have to-day received a letter referring us to you. We should be much obliged if you would look into the matter, and let us know at your earliest convenience, how the £82 is arrived at, as we cannot deal with the draft until we know exactly what it represents.

Yours faithfully,

A. & L. Goodbody

The Secretary,

Property Losses Committee

51, St. Stephens Green,

Dublin.

Assessors Report. 30th Sepr 1916

Claim No. **1702** Name of Claimant **Alfred E. Goodbody, Solicitor for Mrs Margaret Rambaut.,**

Situation of Property **71 Middle Abbey Street, Dublin.**

Description	Claim	Insurance (if any)	Commissioners Valuation of Buildings	Assessors Valuation of full Damage	Loss Payable on basis of Insurance	Excess of Loss over and above amount payable under the Policies
Building	2574:14:7	1000	814	1666	1000	666
Fixtures	124:17:8	Nil		82		
Rent	Nil	100				
TOTALS, £	2699:12:3	1100	814	1748	1000	666

Building destroyed by Fire, but small Structural Salvage remained.

Interests in the buildings. **Mrs Rambaut is Lease-holder.**

For other Interests in the Building See Claim Form No. 4406 (Mrs G.E. Cornwall-Brady Hartstonge-Weld)

No special circumstance to report as regards under-insurance.

Walter Sumner

£1748 Pwlo

Award of Committee: Contents ~~1000 on In B~~ WY
do. Buildings **1748** WY

REPORTED ON BY COMMITTEE.

A. & L. GOODBODY,
SOLICITORS.

ALFRED GOODBODY.
LEWIS GOODBODY.
G. AGHESON OVEREND.

Telegrams: ARBUTUS, DUBLIN.

Telephone No 561.

also at
TULLAMORE.

20/8/11
26/8/11

30. College Green.

Dublin 21st August 1911

Rambaut;

re 71 Middle Abbey Street

Dear Sir,

We now return claim with amount filled
in as requested. We also enclose the plans
and bill of quantities.

Yours faithfully,

A. L. Goodbody

The Secretary,

Property Losses Committee

51, St. Stephens Green,

Dublin

1707

A. & L. GOODBODY,
SOLICITORS.
A. F. R. GOODBODY.
LEWIS GOODBODY.
G. ACHESON OVEREND.

30. College Green.

Telegrams: "ARBUTUS, DUBLIN."

Telephone No. 561.

also at
TULLAMORE.

Dublin 11th August 1916

Mrs. Rambaut;

re 71 Middle Abbey Street

Dear Sir,

We enclose original claim verified by our Mr. A. E. Goodbody on behalf of Mrs. Rambaut, also copy of same. We also send Policy No. 1221138 with the Yorkshire Insurance Company.

Kindly acknowledge receipt.

Yours faithfully,

A. E. Goodbody

The Secretary

Property Losses (Ireland) Committee

51, St. Stephens Green

Dublin

Acted on
18/8/16 } Ask them for premium rect
+ to fill in amount
claimed on the form

(Original)

1702

Property Losses (Ireland) Committee, 1916.

51 ST. STEPHEN'S GREEN, EAST, DUBLIN.

Claim for Damages caused during the Disturbances on the 24th April, 1916, and following days.

I Arthur & Goodbody, Solicitors of now residing
at 30 College Green in the City of Dublin
do hereby solemnly and sincerely declare that on or about the 28th day of April

1916, damage was done to the undermentioned Property, namely:—* No 71
Middle Abbey Street, Dublin

* State situation of property damaged.

and such damage was occasioned to the best of my belief by** fire

** Here state cause of damage.

And we further declare that the Property and Articles specified on the other side were so destroyed or damaged; ~~that the Cost Price of same was as shown in each case;~~ that at the time of the destruction or damage they were respectively of the Values specified under the head "Value of Property at time of Destruction or Damage"; and that, in consequence of such destruction or damage, claim is hereby made for the sums specified under the head "Amount Claimed"; that the Claim is made by me as Solicitor for Mrs Margaret Rambaut, and that no other person is other interested in the said property except the owners of superior interests and sub-tenants

† Insert "Owner," "Lessee," or "Mortgagee," as the case may be.

‡ Insert "myself," or "ourselves," and the names of Mortgagees, Lessors, Lessees, or joint owners (if any).

and that it is not insured by her or any other person, § except as follows, namely:—

§ Strike out the words following if the property is not insured.

Yorkshire Insurance Company, Policy No. 1221138, Amount £ 1100
" " " " £
" " " " £

And I make this solemn Declaration conscientiously believing the same to be true, and by virtue of the provisions of the Statutory Declarations Act, 1835. The said Mrs Margaret Rambaut is extremely ill, and quite unable to verify this claim. The facts are within the knowledge of declarant who has acted as her Solicitor for many years Made and subscribed the 11th day of August 1916, at 30, College Green in the said City, County Dublin

before me, a Justice of the Peace for the said County

Signature of Claimant } Arthur & Goodbody
Signature of Claimants } Hastings D. Draper

NOTE—This Claim is to be furnished in duplicate, and should be accompanied by the Policies of Fire Insurance and the last receipt, in each case, or certified copies of same. When completed it is to be forwarded to the Secretary of the Committee, 51 St. Stephen's Green, East, Dublin.

Lodged by Arthur & Goodbody, Solicitors, 30 College Green, Dublin.

PARTICULARS OF THE CLAIM.

(TO BE GIVEN IN DETAIL.)

DESCRIPTION OF PROPERTY DESTROYED OR DAMAGED.	Cost Price.			Value of Property at time of Destruction or Damage.			Value of Salvage.			Amount Claimed.		
	£	s.	d.	£	s.	d.	£	s.	d.	£	s.	d.
<p><i>House & premises No 71 Middle Abbey Street Dublin & landlords fittings & fixtures therein</i></p>				2699	12	3				2699	12	3.
<p><i>Note. The plans for reinstating the premises and the bill of quantities is sent herewith or will be sent if they are not ready to accompany this claim.</i></p>												
<p><i>Carried forward.</i></p>												

No. 71. Middle Abbey St. Dublin.

Cubings

34. 0
 21. 0
56. 0 39,984. 0

22. 0
 5. 0
37. 0 4,070. 0

44,054. 0 ft cube @ 9³/₄.

£	s	d
1789.	13.	11

48. 6
 22. 6
31. 0 33,829. 0 ft cube @ 4³/₂.

634. 5. 10

Fittings.

2423. 19. 9

90. 6. 8

2514. 6. 5

170. 7. 0 -

2684. 13. 5

Architect's & Surveyor's Fees.

Amount of Cash £2699. 12. 3.

DETAILED ESTIMATE
OF LOSS by FIRE

To the Premises

No.71, MIDDLE ABBEY STREET, DUBLIN

The Property of

MESSRS. A. & L. GOODBODY,

30, COLLEGE GREEN, DUBLIN

		£	s	d
ITEM	Amount paid to Contractor for taking down dangerous structure and enclosing premises.	37	19	3.
ITEM	Erect hoarding in Abbey St. to enclose site during rebuilding, provide for gates in same and timber railed pathway along front, length about 21'0" exclusive of return ends, and remove, and make good all damage to paving &c.	12-10-0	12	10 0.
ITEM	Ditto. ditto. along laneway at rear as last described, length about 24'0" and ditto. ditto.	7-10-0	7	10 0.
ITEM	Provide all copies of Drawings, lodge same with Corporation Authorities and take out License for rebuilding	2/-	1	0 0

(1) Forward £

Brought forward £

ITEM	Provide all copies of Drawings and Specification for Contractor's own use.		15	0	
ITEM	Serve all legal notices on adjoining owners and occupiers of intention to rebuild.	10/-	10	0	
ITEM	Provide latrine accommodation for the use of the workmen and remove on completion.	5-0-0	5	0	0
ITEM	Provide for protection of all adjoining roofs and buildings during rebuilding.	20/-	1	0	0
ITEM	Take down old walling at present standing containing about 111 yds. cube. Removal of old material returned hereafter.	22-10-0	22	10	0
19½ Ft. Linl.	Take down railing and base to same enclosing area and store for reuse.	-1-0	19	3	
ITEM	Shore up footpath and landing to entrance over area, for a length of about 28'0" and at a height of about 7'0", during rebuilding of area wall.	3-0-0	3	0	0
ITEM	Hoist, cart away, and remove all old bricks etc. on site from old structure, containing about 258 yds. cube.		50	0	0
203 Yds. Sup.	Excavate and remove all old flagged, tiled or concrete floors to Basement with bed under same	4/-	10	3	0

(2) Forward £

152 16 6

		Brought forward	£		
37	Yds.Cube	Excavate for and grub up old foundations, hoist out from Basement and remove old material.	3/	9	5 0
30	Yds.Cube	Excavation through earth, return fill and ram at Basement level	4/	6	0 0
2 ⁹ / ₁₀	Squares	Timber sheeting and supporting earth to laneway at rear during building of Basement wall, and remove	20/	4	18 0
50	Yds.Supl.	Level up and ram bottoms of excavations for new foundations	3		12 6.
25	Yds.Cube	Cement concrete 6 to 1 in lower course of foundations.	20/	25	0 0
26	Yds.Cube	Ditto. ditto. in upper courses of ditto. and raising walls	22/	28	12 0
22	Ft.Supl.	Level up top of old walls for raising new work on.	4		7 4
179	Ft.Supl.	Anti-damp course of asphalted felt, measured nett, and include for laps	4	2	19 8.
244 ¹ / ₂	Yds.Cube	Brickwork in walling	33/	403	8 6.
14 ¹ / ₆	" "	Brickwork in chimney shaft over roof	35/	24	15 10
5	Yds.Cube	Extra on brickwork for cement mortar	3/		15 0
44	" "	Labor to opes	2/	4	8 0
119	Yds.Supl.	Extra on cube of brickwork for facing with selected red facings, neatly pointed	3/6	14	17 6.

(3) Forward £

71, Mid. Abbey St.

678 15 10

Brought forward £

35	Ft.Supl.	Extra on ditto. for segmental fair gauged arches and all cuttings (measured on face)	8 ²	1	3	4
23	Ft.Supl.	Ditto. on ditto. for three centered ditto. and ditto. (ditto.)	9 ²		17	3.
87	Ft.Linl.	Ditto. on ditto. for chamfered bricks to reveals.	4 ²	1	9	0
34	Ft.Linl.	Ditto. on ditto. for ditto. to segmental and three centered soffites.	5 ²		14	2
101½	Yds.Supl.	Extra on cube of brickwork for picked stock facing and pointing	4 ²	5	1	6.
35	Ft.Supl.	Extra on ditto. for flat arches including all cuttings, measured on face only.	8 ²	1	3	4.
8	Ft.Supl.	Ditto. for semicircular ditto. ditto. ditto.	9 ²		6	0
5	Ft.Supl.	Extra on brickwork for rough axed flat arch and ditto. ditto.	6 ²		2	6
20	Ft.Supl.	Extra on cube of brickwork for semicircular and three centered arches in No. 3, 4½" rings, and all cuttings to ditto. (measured on soffite only)	9 ²		15	0
No.13		Rough discharging arches over lintols and include all cuttings	2/6	1	12	6
No.16		Make good under window sills	9 ²		12	0

(4) Forward £

692 12 5

Brought forward £

7	Ft. Supl.	Raking cutting and waste on brickwork	3 ³		1	9
259	Ft. Linl.	Squint quoin on brickwork	4 ²	4	6	4
144	Ft. Linl.	Rough birdsmouth cutting on ditto.	4 ²	2	8	0
24	Ft. Linl.	Setting brick projecting in two courses and weathering.	4 ²		8	0
400	Ft. Linl.	10" Fireclay fluelinings and include cuttings	7 ²	11	13	4
No.10		Fireclay chimney cans and setting and quiring round	7/6	3	15	0
No.10		Labor forming fireplace opes and include arching and centering	4/	2	0	0
No.8		Rubbed slate hearths and back hearths, and include rough brick trimmer arches and levelling up and furring down for ceiling.	30/	12	0	0
No.2		Ditto. ditto. to basement floor on rough concrete beds	20/	2	0	0
No.10		Grates and mantel pieces avg. P.C. £4.10.0. and include for setting	5.15.0	57	10	0
276	Ft. Linl.	Slate top flashings with cement fillet over	9 ²	10	7	0
21	Ft. Linl.	Form groove, wedge and point top flashings	4 ²		7	0
No.3		Form opes through parapet walls for rain water	1/6		4	6

(5) Forward £

71, Mid. Abbey St.

799 13 4

Brought forward £

No.18	Build in ends of beams to brickwork	1/6	1	7	0
No.10	Ditto. ditto. into old walls	3/-	1	10	0
8 ² / ₃ Yds.Supl.	4 1/2" Brick partitions pointed both sides	7/-	3	0	8
27 1/2 Ft.Linl.	Shore up roof of old cellars under footpath during rebuilding of area wall and remove same	2/6	3	8	9
27 1/2 Ft.Linl.	Pin up to old work in slate and cement	1/-	1	7	6
206 Yds.supl.	5" Thick cement concrete floor finished fine in sand and cement, and include bed of broken stone under	4/9	48	18	6
24 Ft.Linl.	Make good footpath in lane to new walling	2/-	2	8	0
9 Ft.Linl.	12" x 6" Granite door sill, chiselled on tread and riser	4/6	2	0	6
No.2	W.I. Spuds and rings to feet of frame, sinking and leading in	9 ^d		1	6
No.1	Reset old granite door sill to entrance and re-chisel same, if required	10/-		10	0
12 Ft.Linl.	Reset old granite projecting string course to front wall at ground floor level, and ditto. ditto.	2/-	1	4	0
54 1/2 Ft.Linl.	14" x 4 1/2" Granite rebated weathered and throated window sills	5/-	13	12	6

(6) Forward £

Brought forward

£

No.26	Raised seats to 4 $\frac{1}{2}$ " reveals	1/-	1	6	0
No.26	Fair ends to ditto.	9 ^s		19	6
No.1	Rechisel and reset granite window sill to ground floor front window about 6'0" long	20/-	1	0	0
No.2	Ditto. ditto. sills to First Floor windows about 4'6" long each	12/6	1	5	0
24 Ft.Linl.	18" x 4" Granite chiselled weathered and twice throated parapet coping	5/-	6	0	0.
50 Ft.Linl.	16" x 4" Ditto. ditto. throated one side only.	4/9	11	17	6.
21 Ft.Linl.	13" x 4" Ditto ditto. throated both sides.	3/6	3	13	6
17 $\frac{1}{2}$ Ft.Linl.	Resetting base to area railings with iron railings leaded into same	1/6	1	6	3
3 Ft.Linl.	Chiselled granite base to area railings 18" high x 8" on bed molded both sides.	12/6	1	17	6
ITEM	Provide and fix short length of area railing about 3'0" long hung as gate to area steps to correspond with existing railing and include lock fastening.	4/0	2	0	0

Brought forward

£

675	Ft.Supl.	Timber casings to upper courses of Concrete foundations and rising walls	3 ³	8	8	9
28	Ft.Linl.	Turning pieces to 4 $\frac{1}{2}$ " flat soffites and horsing.	6 ³		14	0
23	Ft.Linl.	Ditto. to flat segmental ditto. and ditto.	8 ³		15	4
30 $\frac{1}{2}$	Ft.Supl.	Cradled centerings to semicircular and three centered arches and do.	9 ³	1	2	10
34	Ft.Cube	Deal rough in lintols and jamb blocks.	5 ⁶	9	7	0
324	Ft.Cube	Rough Deal in roofing	6 ³	101	5	0
312	Ft.Linl.	Diagonal cutting and waste on rafters to line of hips and valleys	4 ³	5	4	0
	No.1	Trim out in roofing for chimney shaft	3 ²		3	0
	No.1	Ditto, in ditto. for skylight	2 ¹		2	0
	No.2	Ditto. in ditto. for rooflights 4'0" wide x 4'0" long	4 ¹		8	0
41	Ft.Supl.	1" Valley boarding	8 ³	1	7	4
246	" "	1" Gutter boarding and bearers	1 ¹	12	6	0
	No.16	Rebated drips on ditto.	9 ³		12	0
	No.5	Summit rolls	9 ³		3	9
202	Ft.Linl.	9" x 1" Lier boarding	6 ³	5	1	0

(8)

Forward

£

Brought forward

£

No.3		Sunk cesspools formed in gutters	5/-	15	0
No.1		36" x 24" C.I. Hinged skylight and fixing including glazing opener and cords etc.	25/-	1	5 0
No.1		24" x 24" Ledged and sheeted door hung on and include frame, and having securities and trimming out in ceiling joists and lining roundope.	10/-	10	0
No.2		Timber rooflights 48" x 48" with glazing rafters, glazed complete with rough rolled plate, and forming sheeted light well to ceiling and trimming round ditto.	5.0.0	10	0 0.
6 $\frac{2}{3}$	Ft.Cube	Deal wrot in beam supporting roofing	6/3	2	1 8
245	Ft.Linl.	Tilting fillets to eaves	3 ³	3	1 3
18 $\frac{8}{10}$	Sqaures	24" x 12" Blue Bangor slating laid to 4" cover on and include 2" x 1" lathing and thorough rendering	53/-	49	16 5
37	Ft.Linl.	Extra on ditto. for undereaves	6 ³	18	6
199	" "	Ditto. ditto. cut to fall of gutters	8 ²	6	12 8
300	" "	Diagonal cutting and waste on ditto. to hips and valleys	6 ³	7	10 0
172	" "	Blue fireclay ridge and hip tiling	10 ³	7	3 4

(9)

Forward

£

Brought forward

£

No.8	W.I. Hip hooks and fixing	9 ³	6	0
39 Cwts.	Lead and laying in gutters, flashings, valleys &c.; gutters, flats, and valleys 6 lbs. flashings 5 lbs. soakers 4 lbs.	53/-	103	7 0
No.3	Extra labor and solder to cesspools	7/6	1	2 6
335 Ft.Linl.	12" x 6" Red deal rough inbeams carrying floors and breastsummers	3/3	54	8 9
14 Ft.Linl.	12" x 9" Ditta. ditto.	4/9	3	6 6
11 Squares	5½ x 2 Ground floor joists and timber flooring	55.0	57	15 0.
5 $\frac{1}{10}$	" 7" x 2" Timber joists and 1" flooring to Gallery	6.0.0	30	12 0
23 $\frac{8}{10}$	" Ground, First, Second and Third Floors, 9" x 2" joists and 1" flooring	7.0.0	166	12 0
No.8	Extra for trimmings to hearths and mitred curbings	5/-	2	0 0
No.6	Ditto. for trimmings to stairs, landings	15/-	4	10 0
124 Ft.Linl.	Bridging to 9" x 2" joists	8 ⁷	4	2 8
4 Yds.Supl.	Tiled floor to porch. Tiling P.C.6/- per yd. supl. at works, including laying, and 9" x 2" timber joists, counter floored and concrete bed	3d.	6	0 0

(10)

Forward

£

Brought forward

£

10 $\frac{4}{10}$	Squares	Studd partition.	45/-	23	8	0
	No.8	Extra on studd partition for labor forming door opes (deducted)	5/-	2	0	0
$\frac{5}{4}$	Squares	Studd partition, lathed and plastered one side white, the other cement plastered.	$\frac{5}{125/-}$	4	13	9
	No.1	Extra on ditto. for labor forming window ope 2'6" x 2'0" deducted.	3/-		3	0
$3\frac{1}{2}$	Yds .Supl.	Timber flat for lead, $4\frac{1}{2}$ " x 2" joists with 1" boarding	10/-	1	15	0
$13\frac{1}{2}$	Ft. Linl.	2" Rounded rolls for lead	4 ²		4	6
12	" "	6" x 2" Wrot fascia to flat	8 ²		8	0
769	" "	7" x 1" Timber molded skirting and include for all mitres &c.	6 ²	19	4	6
204	" "	Extra for fixing to old walling	2 ²	1	14	0
16	" "	Tiled skirting to Entrance Porch	2/-	1	12	0
	No.1	Pair of gates to lane, size of ope 6'6" x 7'6", 1" Framed and sheeted in two leaves, with wicket in same, gates hung to 6" x 4" frame with strap hinges, and include for securities complete	12.10.0	12	10	0
	No.9	Doors 2'9" x 6'9", 2" Framed, panell-ed and molded both sides, hung to 4" x 2" frames, with linings, and architraves each side, hinges, locks, and door saddle complete	85/-	38	5	0

(11)

Forward

£

No.1 Entrance door 3'0" x 7'0", 2 $\frac{1}{4}$ " framed panelled and bolection molded one side, hung on 4" x 3" frame, having panelled pilasters and console brackets with entablature on front and trimmed with linings and architraves at back, width of opes between brick jambs about 5'6", and semicircular fanlight over, and fitted with lock, latch, and bolts complete.

12.0 0 12 10 0

No.1 Pair of Mahogany framed panelled and molded both sides swing sash doors, size 5'6" x 7'0". the upper panels glazed with stained figured glass, include in price for 4" x 3 $\frac{1}{2}$ " Mahogany molded frames and trimming with narrow linings and mahogany architraves both sides and hanging on swing hinges and providing locks, bolts, & furniture and French polishing both sides.

9 0 0

107 Ft.Supl. Glazed screen, framing 4" x 3" rebated and molded upper portion filled in with 2" sash work in small panes, the lower portion sheeted both sides, & include glazing with figured glass

3/ 16 1 0

No.1 Door in screen 2'10" x 6'9", 2" framed panelled and molded both sides, upper panel prepared and glazed to match screen, include for hanging and lock and saddle complete

3.10.0 3 10 0

Brought forward

£

No.8	Windows, avg. daylight size 3'4½" x 5'2" high, 2" up and down skeleton sashes in cased frames trimmed with linings, architraves and window boards, hung on axle pulleys and with lines and weights, having fastenings and rings complete, and glazed with 26 oz. glass.	4.10.0	36	0	0
No.6	Ditto. with flat segmental heads, avg. size 3'9" x 7'0", measured square, and include all items as before	6.10.0	39	0	0
No.1	Ditto, with semicircular head, size 3'3" x 8'3" measured square, include all items as before and trimmings to semicircular head.	7.15.0	7	15	0
No.1	Ditto. with three centered head, size 5'6" x 7'0" high, measured square, having two mullions and transome with No.6 2" casement and transome sashes hung in same, trimmed with linings, architrave and window board, and glazed with 26 oz. glass complete.	10.0.0	10	0	0
No.1	Ditto. size 3'3" x 2'6", 2" sash pivot hung in solid frame, trimmed as before and glazed complete	40/-	2	0	0

(13)

Forward

£

Brought forward

£

51 Ft.Linl.

Balustrading to gallery standing
3'3" over floor, formed of 4" x
3" rounded handrail with 3" x 3"
uprights 4'0" centre to centre
with 3" x 2" diagonal cross rails
between same

2/6 6 7 6

No.1

Flight of stairs to Basement raising
7'6" high, 3'6" wide, No.12 steps
1½" treads, 1" risers, 2" strings
with balustrading one side as to
gallery

7/10-0 7 10 0

No.1

Ditto. from ground floor to gallery
raising 10'0" high, 3'6" wide,
No.16 steps all as last described

10-0-0 10 0 0

No.1

Stairs from ground to first floor
in two flights raising 10'6" high
No.23 steps in all, each flight
2'9" wide 1½" red deal treads, 1"
W.D. risers with open cut and
mitred outer string, wall string
and 4" x 3" continuous mahogany
handrail with No.2 balusters to
each step and ramped twist to cur-
tail ended step complete.

17/10-0 17 10 0

No.1

Ditto. ditto. from First to Second
floor raising 10'0" high No. 22
steps in all, and all as last de-
scribed but rail continuous

17-0-0 17 0 0

(14)

Forward

£

No.1	Ditto. ditto. from Second to Third floor raising 9'0" high, No.20 steps in all, and all as last described.	15.10.0	15	10	0
No.1	Stairs from ground floor to basement in one flight raising 8'9" high 2'9" wide flight consisting of No.10 fliers and No.5 winders with handrail balusters and newel top and bottom	9.00	9	0	0
No.2	Steps about 3'6" long formed across flooring of Hall	10/-	1	0	0
4 Ft.Linl.	4" x 3" Mahogany handrail to return at head of stairs Third Floor, include in price for fascia or apron lining to landing and balusters spaced 5" C. to C.	6/-	1	4	0
30 Ft.Supl.	$\frac{5}{4}$ " Sheeted spandril under stairs, and include all backings (measured nett)	6.00		15	0
30 Ft.Linl.	Wrot pipe casing about 18" girt and include rebated grounds	1/3	1	17	6

Forward

£

(15)

Item	Counter about 20'0" long standing about 3'3" over floor x 1'9" wide, framed panelled & molded front 1" thick Mahogany polished top supported on trestles & sheeted at back with doors formed in same, having No.2 shelves carried on the trestles.	22-0-0	22	0	0
No.1	Extra only on ditto for door formed in Counter front and hinged fall in top complete.	20/-	1	0	0
No.6	4" x 4" Wrot posts to support gallery about 9'6" long each, checked at head & foot to floor joists.	10/-	3	0	0
14 Ft.Linl.	Mahogany counter standing about 3'3" high over floor, top 21" wide, the front framed, panelled & molded with molded skirting or base & supported on framed trestles & fitted up with shelving, the back enclosed with deal framed & panelled doors & include for French polishing to top & front. (Measured on centre line).	2-0-0	28	0	0
4.2/3.Ft.Linl.	Extra only on last item for counter being got out to quadrant on plan to a mean radius of about 3'3". (ditto. ditto)	1-5-0	5	16	8
No.1	Extra on counter for hinged door formed in front & clamped fall in top & include all hangings.	20/-	1	0	0
Item	Range of Mahogany desks about 10.0 long	22	15		
Forward		£	10	16	8

with sloping top & supported on No 3 Mahogany pedestals under, one pedestal fitted with No.6 drawers, the other two having cupboards formed in same with framed panelled & molded doors & as sketch in margin, including all French polishing.

32.10.0 32 10 0

94 Ft.Supl. Mahogany framed panelled & molded screen dividing offices on ground floor, the upper portion filled in with stained colored glass panels & include French polishing both sides.

6/6 30 11 0

No.2 Extra on ditto for forming sash doors in same including hanging, locks & furniture & door saddle complete.

4/4 4 0 0

42 Ft.Linl. 5" C.I. Half round eaves gutters.

1/6 3 3

No.3 Outlets on ditto.

1/9 5 3

No.6 Stop ends.

1/9 10 6

182 Ft.Linl. 4" R.W. Pipes

1/9 15 18 6

No.7 Toes to ditto

2/6 17 6

No.4 Hopper heads & fixing

10/- 2 0 0

543 Yds.Supl. Render float & set on walls finished white.

1/2 31 13 6

136 Yds.Supl. Extra on ditto for hacking off any old plastering, dubbing up, and preparation on old walling.

6 3 8 0

Forward

£

		Brought forward	£		
342	Yds.Supl.	Lath, plaster, float and set on Ceilings.	2/2	37	1 0
194½	" "	Ditto. ditto and ditto on partitions.	2/2	21	1 5
20	" "	Ditto. ditto. and ditto soffites of stairs.	2/3	2	5 0
80	Ft.Supl.	Lath, counter lath, plaster float and set to timber beams.	4 ^d	1	6 8
598	Ft.Linl.	9" Girth plaster molded cornice and include all mitres.	1/3	37	7 6
139	Ft.Linl.	Angle staves to plastering.	3 ^d	1	14 9
19 2/3	Yds.Supl	Two coat cement plaster on walls to area &c.lined out as ashlar.	3/6	3	8 10
3 1/3	Yds.Supl.	Lath and plaster in cement mortar to underside of W.C. floor.	5/-	16	8
No.2		Screed and point door frames.	2/6	5	0
No.16		Ditto and ditto sash frames and bed sills in white lead.	3/-	2	8 0
No.1		W.C.apparatus with seat, flushing pipe and cistern complete and fit- ting up in best manner including joints.	5.0.0	5	0 0
No.1		4" Lead drawn branch pipe about 36" long with one end jointed to outlet on W.C.trap.	15/-	15	0
No.1		4" Brass ferrule and jointing to lead and iron pipe.	7/6	7	6

			Brought forward	£			
54	Ft.Linl.	4" C.Iron H.C.soil and waste pipe jointed with gaskin and molten lead.	2/6	6	15	0	
	No.1	Extra on ditto for branch piece.	7/6		7	6	
	No.1	4" Cowl and fixing.	3/6		3	6	
	No.1	Form joint with earthenware drain pipe.	2/		2	0	
	No.1	Flash round pipe where passing through lead flat.	7/6		7	6	
	No.1	Drip tray and fitting up complete.	30/-	1	10	0	
10	Ft.Linl.	1 1/2" Lead drawn shaped waste pipe from drip tray.	2/6	1	5	0	
	No.1	Form proper joint between lead pipe and outlet on drip tray.	5/		5	0	
	No.1	1 1/2" Lead trap with brass screw soldered in and jointing to 1 1/2" pipe.	5/		5	0	
	No.1	Short length of 1 1/2" lead pipe about 9" long, and include jointing with overflow on basin and lead pipe.	7/6		7	6	
25	Ft.Linl.	2" C.Iron H.C.waste pipe.	1/6	1	17	6	
	No.1	2" Brass ferrule and jointing to lead and iron pipe.	5/		5	0	
	No.1	Form joint between 2" H.C.pipe and back inlet of gulley.	2/6		2	6	

Forward

£

		Brought forward	£		
70	Ft.Linl.	1/2" H.P. Lead Vartry supply pipe and fixing.	1/3	4	7 6
	No.3	1/2" Soldered joints.	2/-		6 0
	No.1	1/2" H.P.Screw down Star head brass bib cock and include soldered joint.	5/-		5 0
	No.1	1/2" H.P.Stop cock and cover and soldering into pipe.	15/-		15 0
109	Ft.Linl.	4" Diam. drain pipe and laying on Concrete bed and include excavation.	2/-	10	18 0
	No.6	Extra on ditto for bends.	2/6		15 0
	No.1	Ditto on ditto for junction.	3/6		3 6
	No.4	4" Deep seal gullies with C.I.Galvanized grids and setting.	8/6	1	14 0
	No.1	4" Hellyer's trap complete and setting under waste from drip tray.	25/-	1	5 0
	No.2	4" Armstrong junctions with No.3 openings, including raising piece and C.I. Cover and frame and setting.	27/6	2	15 0
	No.1	Ditto. ditto with No.4 openings and ditto.ditto.	28/6	1	8 6
	No.2	4" Buchan traps complete and setting and jointing to drain.	12/6	1	5 0

Forward £

71. Mid Abbey Street

Brought forward £8

No. 1.	Form proper connection between new and old drain in area providing any required taper pipe &c..	15/-	15	0
109	Ft.Linl Excavate for and grub up old drain and remove.	8 ²	3	12 8
	The following woodwork to be knotted, stopped, primed and painted four coats outside and three coats inside work.			
No.1	Trap door to ceiling 24" x 24" with frame and linings.	3/-	3	0
No.2	Timber rooflights 48" x 48" with sheeted light wells and trimmed round at ceiling line.	12/6	1	5 0
No.1	Pair of framed and sheeted gates 6'6" x 7'6" with 6" x 4" frame to ditto.	22/-	1	2 0
No.10	Internal doors 2'9" x 6'9" with frames, linings and architraves both sides.	12/6	6	5 0
No.1	Entrance door 3'0" x 7'0" with panelled pilasters and console brackets with entablature over to front and trimmed with linings and architraves on inside and semi-circular fanlight over.	30/-	1	10 0

Forward £

Brought forward £

No.17	Window sashes and frames average size about 3'8" x 6'0" with jamb linings window boards and architraves.	10/-	8	10	0
17 Yds.Linl.	Balustrading to gallery standing 3'3" high over floor 3" x 3" uprights 4'0" C to C with 2" x 2" diagonal cross braces.	1/6	1	5	6
No.2	Flights of stairs, 2" strings, with balustrading handrail one side as last described, average length of flights about 12'6" each.	15/-	1	10	0
No.7	Flights of stairs averaging about 10'10" long each, with open outer strings, wall string No.2 balusters to each step and mahogany rail French polished.	10/-	3	10	0
4 Ft.Linl.	Return to head of stairs, apron lining to landing, balusters and mahogany rail French polished.	5/-	1	0	0
No.1	Spandril sheeting under stairs, containing about 30'0" ft.supl. measured nett.	5/-		5	0
No.1	Counter front and back about 20'0" long standing 3'3" over floor, panelled and molded front, sheeted at back.	30/-	1	10	0
256 Yds.Linl.	7" x 1" Skirting to timber floors	4 ^d	4	5	4
12 Yds.Supl.	Glazed screen framing 4" x 3" upper portion filled in with 2" sashes, lower portion sheeted both sides (measured one side only)	2/-	1	4	0

		Brought forward	£		
10	Yds.Linl.	Pipe casing about 18" girth.	6	5	0
105	" "	Three coat paint eaves gutter and down pipes.	5 ³	2	3 9
	No.1	Ditto 36" x 24" C.I.skylight and frame.	1/6	1	6
11	Yds.Linl.	Scrape, clean off, and three coat paint area railings.	1/6	16	6
	No.111	Pieces of wall paper avg ^s 2/6 per piece and hanging.	4/	22	4 0
371	Yds.Supl.	Whiten on plastered ceiling &c.	3 1/2	5	8 2
	Item	Lay on gas to No.20 positions in compo piping and provide all fittings to same with separate metres to four floors.	15.00	15	0 0
	Item	Fit up electric bell to entrance door provide all necessary apparatus, brass push and wiring to third floor.		1	10 0
	Item	Wash down all floors, clean glass both sides, sweep flues, remove all accumulated dirt and rubbish and leave all clean and habitable on completion		3	10 0

Forward £

71, Mid.Abbey Street

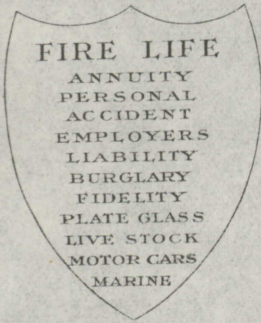
Brought forward £

Item	Use and waste on scaffolding and cartage to and from building		15	0	0
			<u>£2374</u>	4	8
Item	Provide water for the use of the works	14 ⁹ / ₁₀ £	5	18	8
Item	Provide here for the insurance against loss or damage by fire during period of rebuilding	2 ⁷ / ₁₀ £	2	7	5
Item	Provide here for all payments in respect of the Workmen's Compensation Act 1897, and the National Insurance Act 1912 Parts 1 and 2		£ 71	4	6
			<u>£2529</u>	5	3
		TOTAL			
	Add Architect's Fees 5% on above total amount	£ 126.9.3	£		
	Add Quantity Surveyor's Fees 1 ¹ / ₂ % on ditto.	£ 37.18.9 6.0.0		170	7 0
			<u>£2699</u>	12	3
		TOTAL AMOUNT OF CLAIM £			

TELEPHONE N^o 1458.

ESTAB^d 1824.

TELEGRAPHIC ADDRESS.
"YORKSHIRE, DUBLIN"



THE
YORKSHIRE INSURANCE COMPANY
LIMITED.
3, COLLEGE GREEN,

DUBLIN, 21st August, 1916.

Please address all communications to
"THE RESIDENT MANAGERS"
and mark your reply

Fire DEPT

Messrs. A. & D.L. Goodbody,
30 College Green,
Dublin.

Dear Sirs, Rambaut Estate - re 71 Middle Abbey St., Policy
No. 1221138 - £100 Prem. £1.7.0.

Referring to your Representative's call here to-day,
we beg to certify that the Premium on the above Policy was
duly paid up to^c Christmas 1916.

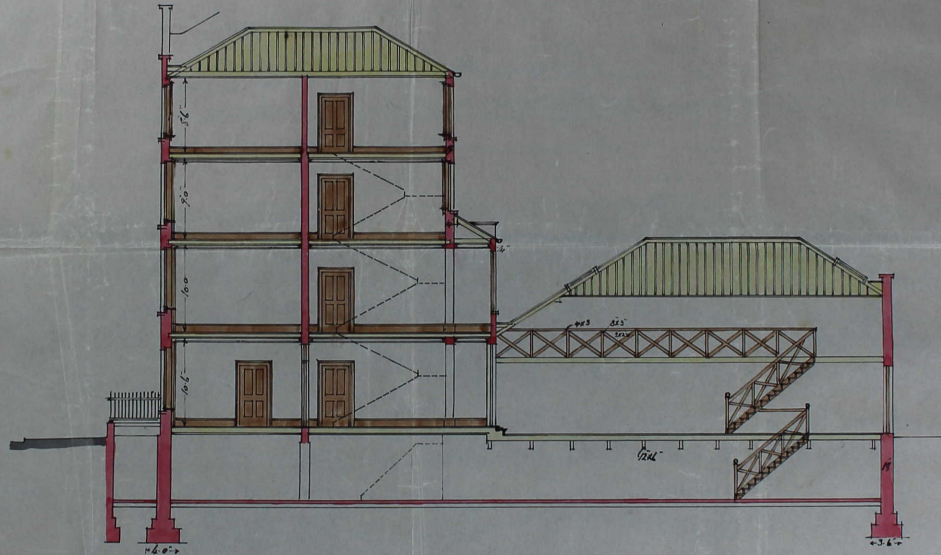
Yours faithfully,

Jt. Resdt. Manager.

PREMISES N^o 71 MIDDLE ABBEY STREET DUBLIN



FRONT ELEVATION.



LONGITUDINAL SECTION.



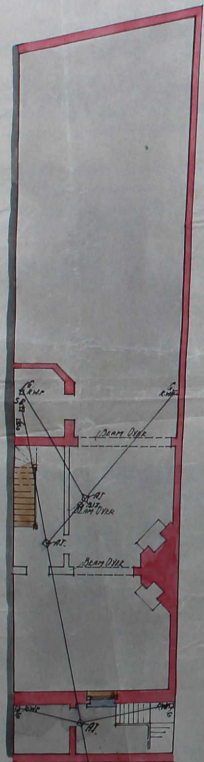
BACK ELEVATION.



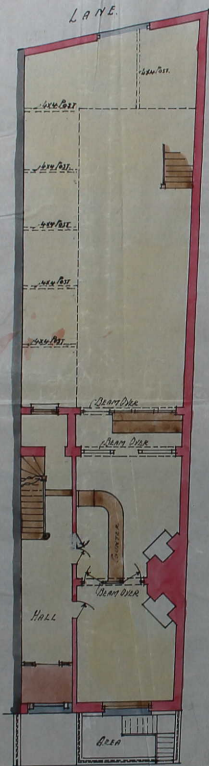
A. C. MILLAR DEL. & ENGRAV.
ARCHT.
37 RUDOLPH ST. DUBLIN

11-16

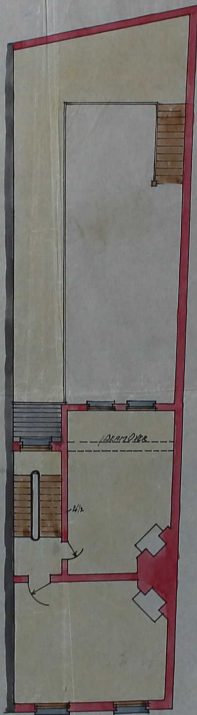
PREMISES N° 11 MIDDLE ABBEY STREET DUBLIN



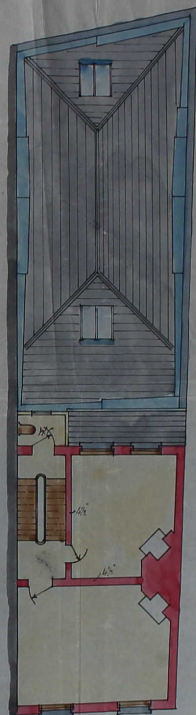
Basement Plan



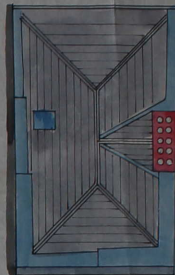
*Abbey Street
GROUND FLOOR PLAN*



FIRST FLOOR PLAN



SECOND FLOOR PLAN



THIRD FLOOR PLAN



*AGC MILNE DE FERRE
ARCHITECT
39 SQUARE ST DUBLIN*