

REPAIRS TO HISTORIC PROPERTIES

If the maintenance inspection reveals some repair work is needed to your property, this section will help you work out what to do next.

General Principles of Repair

There are some helpful general principles to keep in mind when repairing historic properties:

- 1. Do as little as is required. It is important to keep historic buildings as intact as possible.**
- 2. Use traditional materials whenever possible.**
- 3. Bring in specialist building conservation expertise if necessary.**

Historic England have further advice on the Principles of Repair for Historic Buildings.



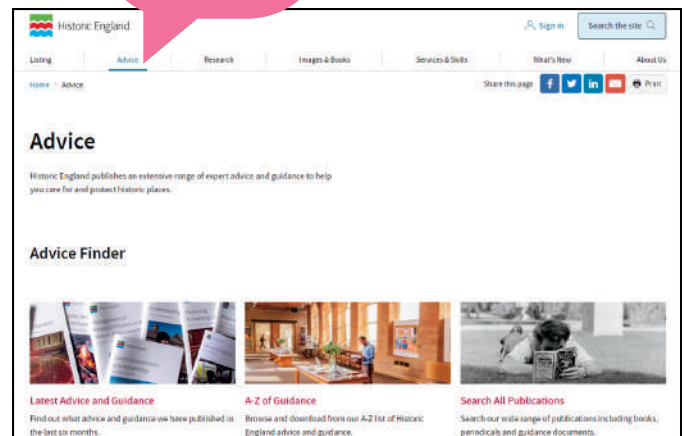
Repair is work to restore something damaged, faulty or worn back to a condition.



REPAIRS TO HISTORIC PROPERTIES

Historic England produce a range of technical and specialist guidance. Some of the publications are aimed more at professionals, but you may be interested to consult them when applying for permission for repair work, or producing briefs for professional advisors or contractors.

From Historic England Homepage click 'Advice'



Most of the guides also include details of where to get further advice. The guidance on window repair and repointing brick and stone may be of particular interest.

The searchable SPAB Knowledge Base Common Problems section has advice on a range of topics including:

Condensation

Energy efficiency in old buildings

Paint

Rainwater fittings

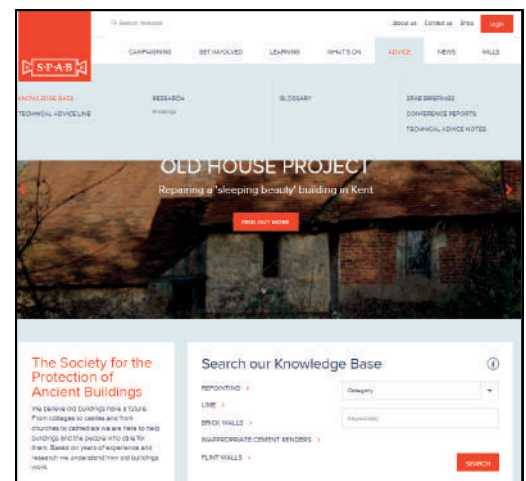
Raining penetration

Repointing

Rising damp

Upgrading timber windows

Wood-boring insects

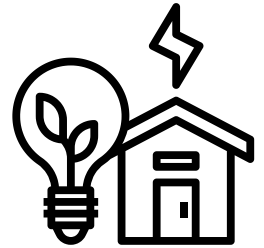


From the SPAB Homepage either search the 'Advice' tab or use the search bar bottom right.

REPAIRS TO HISTORIC PROPERTIES

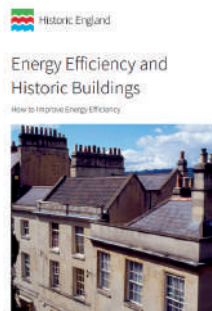
Improving energy efficiency

Historic England has also provided a **wide range of practical guidance** to help owners with saving energy in older and listed buildings.



A good place to start is the general guidance note:

Energy Efficiency and Historic Buildings: How to Improve Energy Efficiency.



From Historic England Homepage click 'Advice', 'Your Home' Energy Efficiency'

Historic England
Listing Advice Your Home Energy Efficiency
Home Advice Your Home Energy Efficiency

Energy Efficiency and Your Home

Updated 24 August 2023

Old houses are often branded as draughty and energy inefficient. This is not necessarily the case as they were designed to work with their environment. Properly repaired and maintained, they can perform well.

Whether you are a homeowner, tenant or landlord, in this section you can learn about saving and generating energy and the Minimum Energy Efficiency Standards.

- What Affects the Energy Efficiency of Your Home**
To improve energy performance at home, consider the factors that affect your energy use, your home's energy efficiency, and how they interact.
- How to Save Energy In an Older Home**
Whether you own or rent, if you live in an older house and want to cut your energy bills, this page summarises what to do.
- Generating Energy In Your Home**
An introduction to the renewable energy options available to owners of older buildings.

More specific advice includes publications on:

Draught-proofing windows and doors

Insulating solid walls

Chimneys and flues

