

Grade	Rating	Description
1	Very Good	In good condition, fully serviceable, no remedial work required. Maintenance to continue as present No significant defect
2	Good	Minor defects, non-urgent Minor routine maintenance work required In reasonable condition, some increase in maintenance needed, probably not more than 5% affected with slight defect.
3	Fair	Some cause for concern, requires careful monitoring Significant maintenance works required Average condition, some minor repairs needed & moderate 5%-20% affected.
4	Poor	Structurally unsound now or in the near future Major remedial works required or replacement (1 - 5 years) Extensive repair required in short term Extensive defect 20% - 50% affected
5	Very Poor	Completely failed or derelict requires complete reconstruction Major urgent repairs or replacement needed without delay to avoid failure probably beyond repair Extensive defect >50%