

HRA - Spend against budget - Estimated in year

Project	Capital Description	Project Manager	Revised Budget 19/20 (Following P&F 26.09.19)	Revised Budget including Variations for Approval	Actuals to end of September	Current outstanding orders	Additional anticipated spend in year	Total Projected spend in year	Variance	Comments - Spend to date
PROPERTY INVESTMENT PROGRAMME										
S91100	ROOF REPLACEMENTS	NSH	32,000	32,000	0	0.00	32,000	32,000	0	
S91113	Roof Replacement Works 17/18	NSH	0	0	-1,000	1,000.00	0	0	0	
S91115	Roof Replacement Works	NSH	207,710	207,710	32,528	175,181.85	0	207,710	0	8.8.19 On target and on budget.
S91116	Flat Roof Replacement Wrk	NSH	200,000	200,000	95,503	104,496.95	0	200,000	0	8.8.19 On target and on budget
S711	ROOF REPLACEMENTS		439,710	439,710	127,031	280,678.80	32,000	439,710	0	
S91200	KITCHEN & BATHROOM CONVERSIONS	NSH	120,000	120,000	0	0.00	120,000	120,000	0	
S91218	Kit & Bathrooms	NSH	1,500,000	1,500,000	750,298	260,273.11	489,428	1,500,000	0	8.8.19 On target and on budget
S712	KITCHEN & BATHROOM CONVERSIONS		1,620,000	1,620,000	750,298	260,273.11	609,428	1,620,000	0	
S91300	EXTERNAL FABRIC	NSH	124,000	124,000	0	0.00	124,000	124,000	0	
S91336	External Fabric Works	NSH	200,000	200,000	6,086	42,240.00	151,674	200,000	0	8.8.19 Retention due to be paid.
S713	EXTERNAL FABRIC		324,000	324,000	6,086	42,240.00	275,674	324,000	0	
S91400	DOORS & WINDOWS	NSH	13,600	13,600	0	0.00	13,600	13,600	0	
S91412	Doors & Windows Works	NSH	170,000	170,000	17,133	74,629.51	78,238	170,000	0	
S91413	Doors & Windows	NSH	0	0	-1	0.00	1	0	0	
S714	DOORS & WINDOWS		183,600	183,600	17,132	74,629.51	91,839	183,600	0	
S91500	OTHER STRUCTURAL	NSH	54,000	54,000	9,330	350.00	44,321	54,000	0	
S91511	Walls Re-Rendering	NSH	54,000	54,000	0	0.00	54,000	54,000	0	
S715	OTHER STRUCTURAL		108,000	108,000	9,330	350.00	98,321	108,000	0	
S93100	ELECTRICAL	NSH	48,000	48,000	0	0.00	48,000	48,000	0	
S93114	Rewires 17/18	NSH	0	0	-37,396	0.00	37,396	0	0	
S93115	Rewires	NSH	600,000	600,000	-11,935	610,173.45	1,761	600,000	0	8.8.19 On target and on budget. 31.10.19 first valuation soon to be processed for over £200k.
S731	ELECTRICAL		648,000	648,000	-49,331	610,173.45	87,158	648,000	0	
S93200	SMOKE ALARMS	NSH	0	0	0	0.00	0	0	0	
S732	SMOKE ALARMS		0	0	0	0.00	0	0	0	
S93300	PASSENGER LIFTS	NSH	0	0	0	0.00	0	0	0	
S733	PASSENGER LIFTS		0	0	0	0.00	0	0	0	

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S93500	HEATING	NSH	44,000	44,000	0	0.00	44,000	44,000	0	
S93510	Heating/Boilers	NSH	550,000	550,000	339,756	182,565.46	27,678	550,000	0	8.8.19 On target and on budget. 31.10.19 still have a number of boilers to replace, so will need to utilise some of the EE budget.
S735	HEATING		594,000	594,000	339,756	182,565.46	71,678	594,000	0	
S93600	ENERGY EFFICIENCY	NSH	162,000	162,000	0	0.00	162,000	162,000	0	31.10.19 see above Heating/Boilers scheme.
S93621	EE Boilers	NSH	0	0	-4,269	0.00	4,269	0	0	
S736	ENERGY EFFICIENCY		162,000	162,000	-4,269	0.00	166,269	162,000	0	
S95100	GARAGE FORECOURTS	NSH	6,000	6,000	0	0.00	6,000	6,000	0	
S95109	Garages	NSH	27,000	27,000	0	2,277.00	24,723	27,000	0	31.10.19 garage site identified for works.
S95115	Resurfacing Works	NSH	75,000	75,000	-107	75,106.75	0	75,000	0	8.8.19 On budget. Two sites re car parking. 31.10.19 may need to move some additional money in here when final costs come in.
S751	GARAGE FORECOURTS		108,000	108,000	-107	77,383.75	30,723	108,000	0	
S95200	ENVIRONMENTAL WORKS	NSH	12,000	12,000	-1,009	0.00	13,009	12,000	0	
S95202	Howes Court Balcony	NSH	0	0	0	4,353.58	-4,354	0	0	31.10.19 Order finalised and remaming amount to be decommitted.
S95250	Communal Lighting	NSH	21,600	21,600	0	0.00	21,600	21,600	0	31.10.19 utilised on 94 Northgate, looking lights for William Bailey.
S95251	Door Entry Systems	NSH	0	0	-11,000	8,015.00	2,985	0	0	
S95252	Flood Defence Systems	NSH	10,800	10,800	0	0.00	10,800	10,800	0	31.10.19 free doors relating to a NCC scheme, offered to residents on Potwell Close. Nothing else identified at the moment.
S95253	Play Areas	NSH	1,600	1,600	-161	0.00	1,761	1,600	0	
S95254	Estate Remodelling	NSH	190,200	190,200	0	185,000.00	5,200	190,200	0	31.10.19 queens court (supporting new build) parking and play area, scheme due for completion by end of Jan 20.
S95291	Parking Works	NSH	7,046	7,046	0	7,046.33	0	7,046	0	
S95293	Fencing Works	NSH	65,000	65,000	0	65,000.00	0	65,000	0	8.8.19 Communal fencing at several sites facing the public highway to resolving safety issues
S752	ENVIRONMENTAL WORKS		308,246	308,246	-12,170	269,414.91	51,002	308,246	0	
S97100	ASBESTOS	NSH	4,000	4,000	0	0.00	4,000	4,000	0	
S97115	Asbestos Surveys	NSH	30,000	30,000	24,656	0.00	5,344	30,000	0	8.8.19 On track with surveys 31.10.19 just started on some additional surveys, may use some of the removal budget here.
S97116	Asbestos Removal	NSH	20,000	20,000	5,745	12,638.40	1,617	20,000	0	
S771	ASBESTOS		54,000	54,000	30,401	12,638.40	10,961	54,000	0	

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S97200	FIRE SAFETY	NSH	54,000	54,000	-8,735	0.00	62,735	54,000	0	8.8.19 Nationally, fire doors are not meeting safety standards following Grenfell this is causing a delay to the programme and is being monitored. Alternative doors are being investigated. 31.10.19 There could be an impact on the future budgets based on the changes required to fire safety doors. The Company is currently looking int this and will come back with the future budget requirements.
S772	FIRE SAFETY		54,000	54,000	-8,735	0.00	62,735	54,000	0	
S97300	DDA IMPROVEMENTS	NSH	21,600	21,600	0	0.00	21,600	21,600	0	8.8.19 Community centre improvements. On programme. 31.10.19 Two more communal kitchens to do, then all communal kitchens will be DDA compliant.
S97309	Dda Works	NSH	0	0	0	0.00	0	0	0	
S773	DDA IMPROVEMENTS		21,600	21,600	0	0.00	21,600	21,600	0	
S97400	DISABLED ADAPTATIONS	NSH	32,000	32,000	0	0.00	32,000	32,000	0	
S97416	Major Adaptations	NSH	340,000	340,000	201,076	90,290.10	48,633	340,000	0	
S97417	Minor Adaptations	NSH	30,000	30,000	9,753	11,542.33	8,704	30,000	0	
S97418	Adaptation Stair Lift/Ho	NSH	30,000	30,000	13,367	14,696.00	1,937	30,000	0	
S774	DISABLED ADAPTATIONS		432,000	432,000	224,197	116,528.43	91,275	432,000	0	
S97500	LEGIONELLA	NSH	32,400	32,400	264	14,736.06	17,400	32,400	0	8.8.19 On programme - contractors on site.
S791	UNALLOCATED FUNDING		32,400	32,400	264	14,736.06	17,400	32,400	0	
S99100	PROPERTY INVESTMENT CONTINGENCY	NSH	24,244	24,244	0	0.00	24,244	24,244	0	
S791	UNALLOCATED FUNDING		24,244	24,244	0	0.00	24,244	24,244	0	
	PROPERTY INVESTMENT		5,113,800	5,113,800	1,429,883	1,941,612	1,742,305	5,113,801	1	
AFFORDABLE HOUSING										
SA1030	HRA Site Development	Rob Main / Kevin Shutt	0	0	-1,200	1,741	-541	-0	-0	31.10.19 Orders finished with - decommit and move actuals to relevant cluster.
SA1031	Site Acquisition (Inc RTB)	Rob Main / Kevin Shutt	1,411,029	1,411,029	92,500	0	1,318,529	1,411,029	0	31.10.19 Requirement for additional land to fulfill the HRA development programme target of 335 units.
SA1032	New Build Programme	Rob Main / Kevin Shutt	0	0	7,730	42,917	-50,647	-0	-0	31.10.19 Expenditure relates to the overall scheme - to be reallocated to individual clusters.
SA1033	Estate Regeneration	Rob Main / Kevin Shutt	231,714	341,714	106,117	78,800	156,797	341,714	0	
SA1034	Former ASRA Properties	Rob Main	588,971	588,971	0	0	588,971	588,971	0	31.10.19 Acquisition should be completed by the end of March 19.

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SA1041	Phase 1 Cluster 1 Newark	Rob Main / Kevin Shutt	0	0	-30,898	30,184	714	0	0	
SA1042	Phase 1 Cluster 2 Farndon Hca	Rob Main / Kevin Shutt	0	0	-30,349	57,376	-27,026	0	0	
SA1043	Phase 1 Clust 2 Farndon 1-4-1	Rob Main / Kevin Shutt	0	0	-2,997	4,484	-1,488	-0	-0	
SA1044	Phase 1 Clust 3, West	Rob Main / Kevin Shutt	0	0	-52,532	27,299	25,233	0	0	
SA1045	Phase 1 Clust 4, Collingham	Rob Main / Kevin Shutt	0	0	60,704	21,355	-82,058	0	0	
SA1046	Phase 1 Clust 5, Balderton	Rob Main / Kevin Shutt	0	0	-21,925	141,856	-119,931	-0	-0	
SA1047	New Build Contingency	Rob Main / Kevin Shutt	277,058	262,774	1,475	0	261,299	262,774	0	
SA1048	Boughton Extra Care	Rob Main / Kevin Shutt	2,208,239	1,700,000	51,298	24,688	1,624,015	1,700,000	0	8.8.19 Tender accepted, aiming for start on site October 2019. £2m grant funding confirmed. 31.10.19 started on site on 28th Oct. Contractor firming up cashflow.
SA1050	Phase 2 Cluster 1 - Coddington	Rob Main / Kevin Shutt	1,016,518	1,020,562	515,576	-95,028	600,014	1,020,562	0	8.8.19 Phased completion between Nov 19 and Feb 20, running on target and on budget at the moment. 31.10.19 - variations under £40k over the whole of Phase 2 at the moment.
SA1051	Phase 2 Cluster 1 - 1-4-1 Coddington	Rob Main / Kevin Shutt	759,040	759,895	349,142	-261,371	672,124	759,895	0	8.8.19 Due for completion by Feb 20, currently on target and on budget. 31.10.19 completion due for January 20.
SA1052	Phase 2 Cluster 2 - Southwell	Rob Main / Kevin Shutt	443,748	460,566	247,108	57,465	155,993	460,566	0	8.8.19 Due for completion by Feb 20, currently on target and on budget. 31.10.19 £9k additional funding from the BCF for accessible parking bays at this site. Budget increased for the same
SA1053	Phase 2 Cluster 3 - Hawtonville	Rob Main / Kevin Shutt	1,681,628	1,704,968	614,843	754,298	335,827	1,704,968	0	8.8.19 Due for completion by Mar 20, currently on target and on budget.
SA1054	Phase 2 Cluster 3 - 1-4-1 Hawtonville	Rob Main / Kevin Shutt	1,020,461	1,021,378	338,368	435,381	247,629	1,021,378	0	8.8.19 Due for completion by Mar 20, currently on target and on budget.
SA1055	Phase 2 Cluster 4 - Sherwood	Rob Main / Kevin Shutt	1,270,937	1,287,562	797,685	301,874	188,003	1,287,562	0	8.8.19 Due for completion by Mar 20, currently on target and on budget.
SA1060	Phase 3	Rob Main / Kevin Shutt	2,982,736	1,500,000	53,632	160,852	1,285,516	1,500,000	0	8.8.19 Have identified and carried out feasibility on approx 100 units of which we have 15 with planning approval. Due to deliver 50-60 units in this phase, depending on types and confirmed costs to stay in line with budget. Remaining units with feasibility will roll into phase 4. 31.10.19 19 properties approved or submitted for planning.
SA1070	Phase 4	Rob Main / Kevin Shutt	100,000	0	0	0	0	0	0	8.8.19 Identified 40 units to date, which are more complex to develop, but sites are progressing and more sites will be added as time goes on.
	SUB TOTAL AFFORDABLE HOUSING		13,992,081	12,059,421	3,096,276	1,784,172	7,178,974	12,059,421	-0	
	TOTAL HOUSING REVENUE ACCOUNT		19,105,881	17,173,221	4,526,159	3,725,784	8,921,279	17,173,221	0	