

Project Variations put forward for Cabinet Approval

B2

1	Project Title	Kitchen Replacement (Backlog)					
2	Original Appraisal Ref	2007-08/CS0012					
3	Variation Ref Number	2007-08/CS0012 V05					
4	Directorate	Housing HRA					
5	Service Block	Housing Revenue Account					
6	Reason for variation						
	<p>The kitchen backlog works identified to date meet the proposed budget, but there are likely to be several other kitchens coming to light before year end which are in urgent need of repair and cannot be deferred to next year. £28,000 should allow a further 6 to 8 kitchens to be dealt with. This will be funded by budget reductions to other HRA capital projects, separate project variations have been submitted for these.</p>						
7	Summary of Budget Increases/(Decreases)						
I	Project budget	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		28,000	0	0	0	0	28,000
II	Project funding	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		28,000	0	0	0	0	28,000
III	Funding source						
	MRA						

Project Variations put forward for Cabinet Approval

B3

1	Project Title	Disabled Adaptations (Council Stock)					
2	Original Appraisal Ref	2009-10 HRA001					
3	Variation Ref Number	2009-10 HRA001 V01					
4	Directorate	Housing HRA					
5	Service Block	Housing Revenue Account					
6	Reason for variation						
	<p>Due to increased demand for this service it is necessary to transfer £300,000 to meet the growing waiting list for these essential works, to address customers' expectations and improve their quality of life. This will be funded by budget reductions to other HRA capital projects, separate variations have been submitted for these.</p>						
7	Summary of Budget Increases/(Decreases)						
I	Project budget	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		300,000	0	0	0	0	300,000
II	Project funding	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		300,000	0	0	0	0	300,000
III	Funding source						
	MRA						

Project Variations put forward for Cabinet Approval

B4

1	Project Title	Garage Roofs & Doors					
2	Original Appraisal Ref	2009-10/HRA005					
3	Variation Ref Number	2009-10/HRA005 V01					
4	Directorate	Housing HRA					
5	Service Block	Housing Revenue Account					
6	Reason for variation						
	<p>The garage review may limit the amount of garages retained by the authority, therefore expenditure is to be restricted to a first tranche of garages identified for retention and investment that require immediate works to make them useable. This is judged to be £30,000 in this financial year. The £70,000 saving is to be directed to other HRA capital projects that are underfunded at this time, separate project variations have been submitted for these.</p>						
7	Summary of Budget Increases/(Decreases)						
I	Project budget	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		(70,000)	0	0	0	0	(70,000)
II	Project funding	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		(70,000)	0	0	0	0	(70,000)
III	Funding source						
	MRA						

Project Variations put forward for Cabinet Approval

B5

1	Project Title	Disabled Alterations (Minor Adaptations)					
2	Original Appraisal Ref	2009-10/HRA006					
3	Variation Ref Number	2009-10/HRA006 V01					
4	Directorate	Housing HRA					
5	Service Block	Housing Revenue Account					
6	Reason for variation						
	<p>There are increased numbers of critical or substantial adaptation requests coming through from occupational therapy. In addition the cost of some adaptations, such as showers over baths and ramps have increased. It would appear that the ageing population is increasing need in this area. The additional funding is being found from reductions in other HRA capital projects, separate variations have been submitted for these.</p>						
7	Summary of Budget Increases/(Decreases)						
I	Project budget	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		50,000	0	0	0	0	50,000
II	Project funding	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		50,000	0	0	0	0	50,000
III	Funding source						
	MRA						

Project Variations put forward for Cabinet Approval

B6

1	Project Title	Structural Repairs					
2	Original Appraisal Ref	2009-10/HRA007					
3	Variation Ref Number	2009-10/HRA007 V01					
4	Directorate	Housing HRA					
5	Service Block	Housing Revenue Account					
6	Reason for variation						
	<p>The climatic condition this summer, which has been a long period of dry weather has caused an increase in structural issues for council owned homes in a number of areas which are frequently affected by clay shrinkage. Some of these problems are sudden and severe. The additional funding is to be drawn from other HRA capital projects which have savings or reductions in project size, such as lifts, door entry and environmental enhancements. Separate project variations have been submitted for these decreases.</p>						
7	Summary of Budget Increases/(Decreases)						
I	Project budget	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		100,000	0	0	0	0	100,000
II	Project funding	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		100,000	0	0	0	0	100,000
III	Funding source						
	MRA						

Project Variations put forward for Cabinet Approval

B7

1	Project Title	Environmental Enhancements to Housing Land					
2	Original Appraisal Ref	2009-10 HRA009					
3	Variation Ref Number	2009-10 HRA009 V01					
4	Directorate	Housing HRA					
5	Service Block	Housing Revenue Account					
6	Reason for variation						
	<p>The budget for this project can be reduced by £288k. This reduction is due to a combination of reasons: 1) Issues with residents consultation. 2) Design of schemes. 3) Leaseholder consultation. This budget will be reallocated to other HRA capital projects to maximise spend this financial year, separate variations have been submitted for these.</p>						
7	Summary of Budget Increases/(Decreases)						
I	Project budget	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		(288,000)	0	0	0	0	(288,000)
II	Project funding	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		(288,000)	0	0	0	0	(288,000)
III	Funding source						
	MRA						

Project Variations put forward for Cabinet Approval

B8

1	Project Title	Adhoc Doors & Windows Replacement					
2	Original Appraisal Ref	2009-10/HRA013					
3	Variation Ref Number	2009-10/HRA013 V02					
4	Directorate	Housing HRA					
5	Service Block	Housing Revenue Account					
6	Reason for variation						
	<p>A door and window contract has been let and urgent capital door and window replacements have been identified which exceed the existing budget by £80,000. This will help address issues of poor repair, right to repair, decent homes and poor security. This will be funded by budget reductions to other HRA capital projects. Separate variations have been submitted for these.</p>						
7	Summary of Budget Increases/(Decreases)						
I	Project budget	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		80,000	0	0	0	0	80,000
II	Project funding	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		80,000	0	0	0	0	80,000
III	Funding source						
	MRA						

Project Variations put forward for Cabinet Approval

B9

1	Project Title	Door Entry Replacement					
2	Original Appraisal Ref	2009-10/HRA014					
3	Variation Ref Number	2009-10/HRA014 V01					
4	Directorate	Housing HRA					
5	Service Block	Housing Revenue Account					
6	Reason for variation						
	<p>Door entry programme includes many properties which will affect leaseholders and consultation will be required under section 20 of the Landlord and Tenants Act 1995, and cannot be completed until late in financial year 2009-10. Therefore £100,000 is to be deducted from this project and the work reduced. The £100,000 will contribute to increase to the following projects: door/window replacement, structural repairs and disabled adaptations. Separate project variations have been submitted for these.</p>						
7	Summary of Budget Increases/(Decreases)						
I	Project budget	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		(100,000)	0	0	0	0	(100,000)
II	Project funding	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		(100,000)	0	0	0	0	(100,000)
III	Funding source						
	MRA						

Project Variations put forward for Cabinet Approval

B10

1	Project Title	Lift Refurbishment					
2	Original Appraisal Ref	2009-10/HRA015					
3	Variation Ref Number	2009-10/HRA015 V01					
4	Directorate	Housing HRA					
5	Service Block	Housing Revenue Account					
6	Reason for variation						
	<p>£100,000 of this years budget was earmarked for the refurbishment of the existing lift at Eleonore House, however this will now not be completed until 2010-11. There is £100,000 budget for this project in 2010-11 and no other lifts to refurbish, therefore it is proposed to transfer £100,000 to other projects this financial year and to use next years money to deal with the refurbishment of Eleonore House Lift. The £100,000 is to be transferred to other HRA capital projects, separate variations have been submitted for these.</p>						
7	Summary of Budget Increases/(Decreases)						
I	Project budget	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		(100,000)	0	0	0	0	(100,000)
II	Project funding	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		(100,000)	0	0	0	0	(100,000)
III	Funding source						
	MRA						

Project Variations put forward for Cabinet Approval

B11

1	Project Title	Woodside Way (NBC Council Dwelling New Build Scheme)					
2	Original Appraisal Ref	2009-10/HRA016					
3	Variation Ref Number	2009-10/HRA016 V01					
4	Directorate	Housing HRA					
5	Service Block	Housing Revenue Account					
6	Reason for variation						
	<p>The original spend profile for this project had the total HCA grant funding split equally between financial years 2009/10 and 2010/11. After some detailed work with our RSL Partners Orbit, a new cashflow forecast has been produced which details the work incurred to date and the work that will need accounting for up to 31st March 2010. A much smaller amount of the grant is now required in 2009/10, therefore the remaining grant will be moved to 2010/11 to reflect when it is needed.</p>						
7	Summary of Budget Increases/(Decreases)						
I	Project budget	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		(188,387)	188,387	0	0	0	0
II	Project funding	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		(188,387)	188,387	0	0	0	0
III	Funding source						
	Homes & Communities Agency						

Northampton Borough Council

CAPITAL PROJECT VARIATION

2009-10 In Year

1	Project Title	Woodside Way (NBC Council Dwelling New Build Scheme)	For Finance Use				
2	Original Appraisal Ref Number	2009-10/HRA016					
3	Variation Ref Number	2009-10/HRA016 V01					
4	Directorate	Housing HRA					
5	Service Block	Housing Revenue Account					
6	Reason for variation						
	<p>The original spend profile for this project had the total HCA grant funding split equally between financial years 2009/10 and 2010/11. After some detailed work with our RSL Partners Orbit, a new cashflow forecast has been produced which details the work incurred to date and the work that will need accounting for up to 31st March 2010. A much smaller amount of the grant is now required in 2009/10, therefore the remaining grant will be moved to 2010/11 to reflect when it is needed.</p>						
7	Summary of Budget Increases/(Decreases) - See Section 9 for detailed analysis						
i)	Project budget	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		(188,387)	188,387				
ii)	Project funding	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
		(188,387)	188,387				
iii)	Funding Source						
	Homes & Communities Agency						
8		Signature	Name			Date	
	Project Manager		Gary Parsons				
	Budget Manager		Gary Parsons				
	Head of Service		Brian Queen				
	Corporate Director		Lesley Wearing				
	Portfolio Holder		Sally Beardsworth				
	Taxations Accountant		N/A				
	Finance Manager - Revenue		Philip Morrison				
	Finance Manager - Capital		Bev Dixon				
	Section 151 Officer		Isabell Procter				

9	Financial evaluation						
9a	Proposed Budget						
i)	Project budget - Figures should be expressed in £	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
	Acquisition of land & buildings						
	New construction, conversion and renovation	37,570	1,146,423				1,183,993
	Vehicles						
	Plant, Machinery and Equipment						
	Grants						
	Total project budget	37,570	1,146,423				1,183,993
ii)	Project funding - Figures should be expressed in £	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
	SCE (R) - Single Capital Pot Element						
	SCE (R) - Separate Programme Element						
	Prudential Borrowing		600,080				600,080
	Major Repairs Reserve						
	Grant*	37,570	414,343				451,913
	Third party contribution*		132,000				132,000
	Revenue contribution*						
	Capital receipt*						
	Unspecified*						
	Total funding	37,570	1,146,423				1,183,993
iii)	* Describe specific source of capital funding (Planning Application Reference required for S106 funding)						
	Grant from Homes & Communities Agency, third party contribution is section 106 funding.						

9b	Latest Approved Budget	Date of approval			23-Sep-2009		
i)	Project budget - Figures should be expressed in £	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
	Acquisition of land & buildings						
	New construction, conversion and renovation	225,957	958,036				1,183,993
	Vehicles						
	Plant, Machinery and Equipment						
	Grants						
	Total project budget	225,957	958,036				1,183,993
ii)	Project funding - Figures should be expressed in £	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
	SCE (R) - Single Capital Pot Element						
	SCE (R) - Separate Programme Element						
	Prudential Borrowing		600,080				600,080
	Major Repairs Reserve						
	Grant*	225,957	225,956				451,913
	Third party contribution*		132,000				132,000
	Revenue contribution*						
	Capital receipt*						
	Unspecified*						
	Total funding	225,957	958,036				1,183,993
iii)	* Describe specific source of capital funding (Planning Application Reference required for S106 funding)						
	Grant from Homes & Communities Agency, third party contribution is section 106 funding.						

9c Budget Increases/(Decreases)							
i)	Project budget - Figures should be expressed in £	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
	Acquisition of land & buildings						
	New construction, conversion and renovation	(188,387)	188,387				
	Vehicles						
	Plant, Machinery and Equipment						
	Grants						
	Total project budget	(188,387)	188,387				
ii)	Project funding - Figures should be expressed in £	2009/10 £	2010/11 £	2011/12 £	2012/13 £	2013/14 £	Total £
	SCE (R) - Single Capital Pot Element						
	SCE (R) - Separate Programme Element						
	Prudential Borrowing						
	Major Repairs Reserve						
	Grant*	(188,387)	188,387				
	Third party contribution*						
	Revenue contribution*						
	Capital receipt*						
	Unspecified*						
	Total funding	(188,387)	188,387				