

**COUNCIL**

Wednesday, 24 January 2018

**CAPITAL PROGRAMME 2018/19 TO 2021/22 (REP1602)****EXECUTIVE SUMMARY**

1. Closely linked to the Council's Business Plan, Capital Programme is one of the key components of the Authority's Medium Term Financial Strategy.
2. This report sets out the Council's Capital Programme for the financial years 2018/19 to 2021/22, including revisions to the 2017/18 programme.
3. The report includes the main principles applied to set the programme and provides details of the expenditure and financing for 2017/18 to 2021/22.
4. Total General Fund Capital investment for the period is anticipated to be £80.33m, the largest for the Council in recent years. In addition to use of its internal resources and both internal and external borrowing, the Council will be benefiting from receiving £54.30m of external grants and contributions.
5. Total Housing Revenue Account Capital investment for the period is anticipated to be £68.50m and benefiting from receiving £9.64m of external grants and contributions.
6. Cabinet are asked to review the Capital Programme for 2018/19 to 2021/22, including revisions to the 2017/18 programme and recommend its approval by Full Council.

Is the report Open or Exempt?	Open
<b>Wards Affected:</b>	All Wards within the District
<b>Cabinet Member:</b>	Councillor Bruce Provan Cabinet Member for Resources
<b>Supporting Officer:</b>	Homira Javadi Chief Finance Officer (01394) 444529 <a href="mailto:homira.javadi@eastsoffolk.gov.uk">homira.javadi@eastsoffolk.gov.uk</a>

## 1.0 INTRODUCTION

- 1.1 As part of the annual budget setting process, the Council is required to agree a programme of capital expenditure for the coming four years, together with a revision of the current year's programme. The capital programme plays an important part in the delivery of the Council's Medium Term Financial Strategy (MTFS), which in turn supports wider service delivery.
- 1.2 Capital expenditure within the Council is split into two main components, the General Fund Capital Programme and the Housing Revenue Account (HRA) Capital Programme.
- 1.3 The capital programme recognises the spending pressures within the Finance Settlement for 2017/18 and 2018/19 on the resources available. As a consequence, the programme continues to only incorporate those projects that are either a statutory requirement or are essential to the Council's service delivery. The programme includes schemes where the Council has been successful in securing funding from external grants and contributions, and also schemes where the Council is pro-actively working with external bodies to secure funding. For these schemes to go ahead it is important that the funding is secured.
- 1.4 The capital programme has been compiled taking account of the following main principles, to:
- maintain an **affordable** four-year rolling capital programme;
  - ensure capital resources are aligned with the Council's **Business Plan**,
  - maximise available resources by actively seeking **external funding** and **disposal of surplus assets**; and
  - not to anticipate **receipts** from disposals **until they are realised**.
- 1.5 The current economic climate also places further emphasis on ensuring that the levels of capital receipts are maximised through improved asset management and through the sale of surplus and underused assets. The Council has a successful track record of disposing of land and buildings surplus to its requirements, which have supported the overall financing of capital investment and at the same time reduced the demand on the revenue budget.
- 1.6 Capital Funding Sources - The capital investment proposals contained within this MTFS rely upon an overall funding envelope made up of a number of sources, including internal borrowing, capital receipts, and capital grant and revenue contributions.
- 1.7 Borrowing - The local Government Act 2003 gave local authorities the ability to borrow for capital expenditure provided that such borrowing was affordable, prudent and sustainable over the medium term. The Council has to complete a range of calculations (Prudential Indicators) as part of its annual budget setting process to evidence this. These make sure that the cost of paying for interest charges and repayment of principal by a minimum revenue contribution (MRP) each year is taken into account when drafting the Budget and Medium Term Financial Strategy. Over the course of this MTFS, prudential borrowing of £22.26m has been assumed for the General Fund Capital Programme, being £6.26m (internal borrowing) and £16m (external borrowing).
- 1.8 The Council's external borrowing limit is set at £123m with a General Fund limit of £35.74m and actual borrowing of £13.48m. The HRA borrowing limit is set at 87.26m with actual borrowing of £77.41m
- 1.9 Capital Receipts - These are generated when a non current asset is sold and the receipt is more than £10k. Capital receipts can only be used to fund capital expenditure or repay borrowing. In determining the overall affordability of its capital programme, the Council has taken a prudent approach of not including anticipated capital receipts as a source of funding in the Programme until such a time when the income is received and realised.

- 1.10 The programme, set out in the report is affordable without the need to rely on future capital receipts, the extent and timing of which are unknown. Any receipts not used within the year are transferred into the Capital Receipts Reserve to be used for future capital investment financing.
- 1.11 Capital Grant - The Council receives additional grant funding for a variety of purposes and from a range of sources. These include Department of Communities and Local Government funding for Disabled Facility Grants and Environment Agency funding for Coastal Management projects.
- 1.12 Revenue Contributions - Although the Council can use its General Fund to pay for capital expenditure, as it has done in the past, the current financial constraints that are on the Revenue Budget means that this option is limited in the medium term.
- 1.13 General Fund Capital Reserves - Capital Short Life Asset Reserve – It is anticipated that this reserve will continue to fund assets with a life of less than 10 years, primarily being IT equipment and vehicles purchases.
- 1.14 HRA Right to Buy (RTB) Capital Receipts – The Right to Buy scheme helps eligible council tenants to buy their home with a discount of up to £78,600. The Council receives the sale proceeds of the Council House.
- 1.15 HRA Other Capital Receipts - These are generated when a fixed asset is sold and the receipt is more than £10k. Capital receipts can only be used to fund capital expenditure.
- 1.16 HRA Contributions – Funding for capital expenditure on housing can be met from within the HRA. The future funding requirements will be informed by the revised 30 year HRA business plan.
- 1.17 HRA Capital Reserves – Although the HRA subsidy system has ceased to exist, transitional arrangements allow the Council to continue to place the Major Repairs Allowance, as detailed in the settlement determination, in the Major Repairs Reserve. This is exclusively available for use on HRA capital expenditure.

## **2 SUMMARY GENERAL FUND CAPITAL PROGRAMME**

- 2.1 Capital expenditure relates to the acquisition of fixed assets or expenditure that adds to (and not merely maintains) the value of an existing fixed asset. The following tables show the General Fund original and revised budgets for 2017/18 and the revised budgets for 2018/19 to 2021/22.
- 2.2 The capital programme for 2017/18 through to 2021/22 has a total budget requirement £80.3m which will be financed through both internal and external resources.
- 2.3 The programme from 2017/18 to 2021/22 benefits from £54.3m (67.6%) of external grants and contributions, capital receipts of £0.3m (0.4%) which have already been received, the use of £3.5m (4.4%) of capital reserves and internal/external borrowing of £22.2m (27.6%).
- 2.4 In the event of external funding not being secured then those projects will look to secure other funding or will not be pursued.

## **3 SUMMARY HRA CAPITAL PROGRAMME**

- 3.1 Capital expenditure relates to the acquisition of fixed assets or expenditure that adds to (and not merely maintains) the value of an existing fixed asset. The following tables show the HRA capital original and revised budgets for 2017/18 and the revised budgets for 2018/19 to 2021/22.
- 3.2 The capital programme for 2017/18 through to 2021/22 has a total budget requirement £68.5m which will be financed through both internal and external resources.

- 3.3 The programme from 2017/18 to 2021/22 relies upon £9.64m (14%) of external grants and contributions, capital receipts of £10.35m (15%) which have already been received, the use of £22.89m (34%) of capital reserves and direct revenue financing of £25.62m (37%).

#### **4 KEY INVESTMENTS**

- 4.1 Battery Green Car Park – A ground level surface car park will replace the current four-storey facility whilst future development plans for the regeneration of the site are drawn up. An initial budget provision has been included within the programme.
- 4.2 Corton & North Corton Hybrid Scheme – This item is for WDC contribution to privately funded works to part remove and part rebuild in rock, defences to the north of Corton Village that were abandoned after failure in line with 2010 Shoreline Management Plan policy, plus allow managed realignment to take place to north of village, creating a new beach.
- 4.3 Lowestoft Tidal Barrier - A major project to construct a permanent tidal wall which will be built around the harbour to protect Lowestoft from future tidal surges, with a tidal gate located near to the Bascule Bridge to prevent surge water entering Lake Lothing. Including the interim measure of temporary flood barriers
- 4.4 Housing Redevelopment Programme – The Housing Revenue Account has a number of purchased properties that require redevelopment or modernisation to ensure that they are fit for purpose and provide the appropriate type of accommodation for the area. The development programme provides the financial resources to achieve this.
- 4.5 Housing New Build Programme – The development of housing provision within Waveney is paramount to the Housing Revenue Accounts business plan and an affordable programme of land purchase and development has been drawn up to deliver the Councils objective.

#### **5 THE REVIEW PROCESS**

- 5.1 Monitoring of the capital programme takes place on a quarterly basis, with all project managers required to provide an update on the current status of their projects. A summary of this information is reported to Cabinet, forming part of the Council's integrated quarterly performance monitoring.

#### **6 REVENUE IMPLICATIONS**

- 6.1 Capital projects have revenue implications, depending on the nature of the projects and how they are financed. The majority of the Council's general fund capital expenditure is financed by prudential borrowing and therefore incurs both an interest charge and a charge for repaying the debt known as the Minimum Revenue Provision (MRP).
- 6.2 The HRA is funded through direct revenue financing (DRF) and only attracts an interest charge on its loans acquired for the settlement of its share of the Government's Housing debt in 2011/12.
- 6.3 Both these costs have to be funded from the Council's General Fund or HRA as appropriate. Consequently, the amount of capital works that can be undertaken are constrained by the ability of the revenue accounts to absorb these charges. The current and forecast charges are shown in the table below.

	2017/18	2018/19	2019/20	2020/21	2021/22
<b>General Fund - Capital Charges</b>					
Interest	600,000	640,000	650,000	675,000	675,000
Borrowing repayment provision (MRP)	671,410	636,129	830,146	1,055,282	1,081,558
<b>Total</b>	<b>1,271,410</b>	<b>1,276,129</b>	<b>1,480,146</b>	<b>1,730,282</b>	<b>1,756,558</b>
<b>HRA - Capital Charges</b>					
Interest	2,005,000	2,005,000	2,030,000	2,030,000	2,030,000

## 7 HOW DOES THIS RELATE TO EAST SUFFOLK BUSINESS PLAN?

7.1 The Capital Programme feeds directly into the Councils MTFS which in turn is the mechanism by which the key Business Plan objective of Financial Self-Sufficiency will be delivered over the medium term. The Capital Programme also links directly to the Councils specific actions within the Business Plan and provides the capital financing for some of these actions.

## 8 REASON FOR RECOMMENDATION

8.1 Approval of the capital programme for 2018/19 to 2021/22, including revisions to 2017/18, is required as part of the overall setting of the budget and MTFS.

### RECOMMENDATION

That the Capital Programme for 2018/19 to 2021/22, including revisions to 2017/18 be approved by Full Council.

### APPENDICES

Appendix A	General Fund summary and detailed capital investment projects
Appendix B	Housing Revenue Account summary and detailed capital investment projects

### BACKGROUND PAPERS (none)

SUMMARY - GENERAL FUND PROGRAMME	2017/18	2017/18	2018/19	2019/20	2020/21	2021/22	2017/18 to 2021/22
	£000	£000	£000	£000	£000	£000	
	Original	Revised Budget	Revised Budget	Revised Budget	Revised Budget	Revised Budget	
<b>Capital Expenditure</b>							
Leader	79	173	43	200	200	25	641
Community Health & Safety	30	30	30	30	30	30	150
Operational Partnerships	720	1,307	5,505	10,200	550	550	18,112
Planning & Coastal Management	2,643	4,999	10,436	8,875	30,375	260	54,945
Resources	612	690	2,700	616	208	200	4,414
Tourism & Economic Development	0	0	870	1,200	0	0	2,070
<b>Total Capital Expenditure</b>	<b>4,084</b>	<b>7,199</b>	<b>19,584</b>	<b>21,121</b>	<b>31,363</b>	<b>1,065</b>	<b>80,332</b>
<b>Financed By:-</b>							
<b>External:</b>							
Grants	2,131	4,699	10,265	8,425	29,775	60	53,224
Contributions	50	50	230	650	50	50	1,030
Borrowing	140	250	5,700	10,050	0	0	16,000
<b>Internal:</b>							
General Fund Capital Receipts	0	0	330	0	0	0	330
Borrowing	1,229	1,502	2,286	1,266	808	400	6,262
Reserves -Short Life Asset Reserve	534	698	773	730	730	555	3,486
<b>Total Financing</b>	<b>4,084</b>	<b>7,199</b>	<b>19,584</b>	<b>21,121</b>	<b>31,363</b>	<b>1,065</b>	<b>80,332</b>
Note: Internal & External borrowing for WDC is £22.2m							

### Detailed capital investment projects

LEADER	2017/18	2017/18	2018/19	2019/20	2020/21	2021/22	Funding Type
	£000	£000	£000	£000	£000	£000	
	Original Budget	Revised Budget	Revised Budget	Revised Budget	Revised Budget	Revised Budget	
Corporate IT Requirements	64	80	25	200	200	25	IR
Corporate IT - additional allocation	7	40	0	0	0	0	IR
Corporate IT - Land Terrier	8	11	0	0	0	0	IR
Corporate IT - Legal CM System	0	25	0	0	0	0	IR
Corporate IT - Members Web Casting	0	17	18	0	0	0	IR
<b>Total Budgeted Expenditure</b>	<b>79</b>	<b>173</b>	<b>43</b>	<b>200</b>	<b>200</b>	<b>25</b>	
<b>Financed By:-</b>							
<b>Internal Funding:</b>							
Internal Borrowing	0	0	0	0	0	0	IB
Capital Receipt	0	0	0	0	0	0	ICR
Reserve	79	173	43	200	200	25	IR
	79	173	43	200	200	25	
<b>External Funding:</b>							
Grants	0	0	0	0	0	0	EG
Contributions	0	0	0	0	0	0	EC
Borrowing	0	0	0	0	0	0	EB
	0	0	0	0	0	0	
<b>Total Budgeted Financing</b>	<b>79</b>	<b>173</b>	<b>43</b>	<b>200</b>	<b>200</b>	<b>25</b>	
<b>Project</b>	<b>Description</b>						
Corporate IT Requirements	Purchase of A0 scanner, RSA tokens, Good Licences, replacement video conferencing units, Intrusion detection and MS Licensing						
Corporate IT - additional allocation	Purchase of mobile phones, thermal printers, iPad replacement and upgrades, Firmstep Offline Forms Module, laptop upgrades and Citrix work and desktop/mobile refresh						
Corporate IT - Land Terrier	Costs for loading of data onto the land terrier system						
Corporate IT - Legal CM System	Purchase of a legal case management system						
Corporate IT - Members Webcasting	IT infrastructure to enable web casting for members meetings						

COMMUNITY HEALTH & SAFETY	2017/18	2017/18	2018/19	2019/20	2020/21	2021/22	Funding Type
	£000 Original Budget	£000 Revised Budget	£000 Revised Budget	£000 Revised Budget	£000 Revised Budget	£000 Revised Budget	
Footway Lighting Works	30	30	30	30	30	30	IR
<b>Total Budgeted Expenditure</b>	<b>30</b>	<b>30</b>	<b>30</b>	<b>30</b>	<b>30</b>	<b>30</b>	
<b>Financed By:-</b>							
<b>Internal Funding:</b>							
Internal Borrowing	30	0	0	0	0	0	IB
Capital Receipt	0	0	0	0	0	0	ICR
Reserve	0	30	30	30	30	30	IR
	30	30	30	30	30	30	
<b>External Funding:</b>							
Grants	0	0	0	0	0	0	EG
Contributions	0	0	0	0	0	0	EC
Borrowing	0	0	0	0	0	0	EB
	0	0	0	0	0	0	
<b>Total Budgeted Financing</b>	<b>30</b>	<b>30</b>	<b>30</b>	<b>30</b>	<b>30</b>	<b>30</b>	
<b>Project</b>	<b>Description</b>						
Footway Lighting Works	Cyclical replacement lamps and columns throughout the district.						

OPERATIONAL PARTNERSHIPS	2017/18	2017/18	2018/19	2019/20	2020/21	2021/22	Funding Type
	£000 Original Budget	£000 Revised Budget	£000 Revised Budget	£000 Revised Budget	£000 Revised Budget	£000 Revised Budget	
S106 Play Equipment	50	50	50	50	50	50	EC
Battery Green Car Park	0	250	200	5,000	0	0	IB/EB
Car Park Works	60	125	220	0	0	0	IB/
Waveney Norse Vehicles	405	433	500	500	500	500	IB/IR
Waveney Norse Grounds Equipment	25	37	25	0	0	0	IB/IR
Lowestoft Lifeguard Station	40	0	40	0	0	0	IB
Southwold Harbour Wall	0	10	0	0	0	0	IB
Lowestoft Beach Hut - demolition/wall stabilisation	0	172	0	0	0	0	IB
Lowestoft Beach Hut Replacement * subject to business case	0	0	1,500	0	0	0	EB
Britten Centre - Lift	140	0	140	0	0	0	IB
Mariners Street - Phase 1	0	0	200	950	0	0	IB/EB
18 Ferry Road Southwold	0	0	300	0	0	0	IB
Triangle Market (transfer to LTC)	0	50	0	0	0	0	IB
Climbing Wall Waterlane	0	100	0	0	0	0	IB
Starfrost demolition & construct car park	0	80	0	0	0	0	IB
Southwold Upper Esplanade * subject to business case	0	0	300	0	0	0	EB
Southwold former Yacht Pond * subject to business case	0	0	250	0	0	0	EB
East Point Pavilion * subject to business case	0	0	1,500	0	0	0	EB
Pergola Lowestoft * subject to business case	0	0	0	850	0	0	EB
Redevelopment of Hotson Road Tennis Courts * subject to business case	0	0	50	650	0	0	EB
Southwold Caravan Site redevelopment * subject to business case	0	0	0	500	0	0	EB
Putting Green redevelopment * subject to business case	0	0	50	0	0	0	EB
Dip Farm * subject to business case	0	0	0	850	0	0	EB
Neeves Pit redevelopment * subject to business case	0	0	0	850	0	0	EB
Oulton Country Park * subject to business case	0	0	180	0	0	0	EC
<b>Total Budgeted Expenditure</b>	<b>720</b>	<b>1,307</b>	<b>5,505</b>	<b>10,200</b>	<b>550</b>	<b>550</b>	
<b>Internal Funding:</b>							
Internal Borrowing	100	787	725	0	0	0	IB
Capital Receipt	0	0	0	0	0	0	ICR
Reserve	430	470	700	500	500	500	IR
	530	1,257	1,425	500	500	500	
<b>External Funding:</b>							
Grants	0	0	0	0	0	0	EG
Contributions	50	50	230	50	50	50	EC
Borrowing	140	0	3,850	9,650	0	0	EB
	190	50	4,080	9,700	50	50	
<b>Total Budgeted Financing</b>	<b>720</b>	<b>1,307</b>	<b>5,505</b>	<b>10,200</b>	<b>550</b>	<b>550</b>	
<b>Project</b>	<b>Description</b>						
S106 Play Equipment	Play Equipment installation on play parks throughout the district funded from S106 contributions						
Battery Green Car Park	Budgeted provision for demolition & development works						
Car Park Works	2017/18 St Peters Street, Tennyson Road, Kirkley Cliff, Britten Centre MS, Beccles Quay, Whapload Road & Belveder road car park - 2018/19 Enhancement to car park surfaces at Halesworth Thoroughfare car park.						
Waveney Norse Vehicles	Purchase of Vehicles for use by Waveney Norse (contractual)						
Waveney Norse Grounds Equipment	Replacement lawn tractors/mowers						
Lowestoft Lifeguard Station	Provisional budget for redevelopment or demolition of old Lifeguard Station						
Southwold Harbour Wall	Health & Safety works to the Harbour Wall and Fisherman's compound following completion review						
Lowestoft Beach Huts - demolition/wall stabilisation	Purchase and installation of temporary beach huts Lowestoft/demolition & stabilisation of wall						
Lowestoft Beach Hut - replacement	Redevelopment of Beach hut sites						
Britten Centre - Lift	Budget provision for the replacement of the lift within the car park (contractual)						
Mariners Street - Phase 1	Redevelopment of the former offices at Mariners Street						
18 Ferry Road	Redevelopment of 18 Ferry Road, Southwold						
Triangle Market	Infrastructure investment to Market site to transfer to Lowestoft Town Council						
Climbing Wall Waterlane	Replacement of the Climbing Wall						
Starfrost demolition & construct car park	Demolition of redundant office accommodation and construction of a single level car park						
Southwold Upper Esplanade	Conversion of former pill box into holiday pod						
Southwold former Yacht Pond	Glamping redevelopment						
East Point Pavilion	Potential redevelopment opportunity through refurbishment and partial redevelopment						
Pergola Lowestoft	Redevelopment of pergola east of Thatched Cottage for viable alternative use TBC						
Redevelopment of Hotson Road Tennis Courts	Redevelopment for residential						
Southwold Caravan Site redevelopment	Refurbishment of existing caravan site						
Putting Green redevelopment	Redevelopment						
Dip Farm	Redevelopment for holiday lodge purposes						
Neeves Pit redevelopment	Park homes development						
Oulton Country Park	Open space redevelopment into Country Park						



PLANNING & COASTAL MANAGEMENT	2017/18	2017/18	2018/19	2019/20	2020/21	2021/22	Funding Type
	£000 Original Budget	£000 Revised Budget	£000 Revised Budget	£000 Revised Budget	£000 Revised Budget	£000 Revised Budget	
Coast Protection - Minor Capital Works	262	50	541	200	200	200	IB
Corton & North Corton Hybrid Scheme	0	0	75	75	18,350	0	EG
Lowestoft North Denes Seawall Terminal	70	0	0	0	20	50	EG
Southwold Frontage PAR & Works	70	25	50	100	3,000	0	EG
Southwold Harbour & South Pier works	50	0	170	0	0	0	EG
Lowestoft South Beach: Seawall at Claremont Pier	0	0	0	0	10	10	EG
Lowestoft Tidal Barrier	2,191	4,924	9,600	8,500	8,795	0	IB/EG
<b>Total Budgeted Expenditure</b>	<b>2,643</b>	<b>4,999</b>	<b>10,436</b>	<b>8,875</b>	<b>30,375</b>	<b>260</b>	
<b>Internal Funding:</b>							
Internal Borrowing	512	300	1,041	450	600	200	IB
Capital Receipt	0	0	0	0	0	0	ICR
Reserve	0	0	0	0	0	0	IR
	512	300	1,041	450	600	200	
<b>External Funding:</b>							
Grants	2,131	4,699	9,395	8,425	29,775	60	EG
Contributions	0	0	0	0	0	0	EC
Borrowing	0	0	0	0	0	0	EB
	2,131	4,699	9,395	8,425	29,775	60	
<b>Total Budgeted Financing</b>	<b>2,643</b>	<b>4,999</b>	<b>10,436</b>	<b>8,875</b>	<b>30,375</b>	<b>260</b>	
<b>Project</b>	<b>Description</b>						
Coast Protection - Minor Capital Works	The Coastal Management Team carries out a comprehensive programme of inspections which highlight when repair and maintenance works need to be carried out. This ensures that the defences are functioning correctly, extends the life of the assets and protects the public from potential hazards.						
Corton & North Corton Hybrid Scheme	This item is for WDC contribution to privately funded works to part remove and part rebuild in rock, defences to the north of Corton Village that were abandoned after failure in line with 2010 Shoreline Management Plan policy, plus allow managed realignment to take place to north of village, creating a new beach						
Lowestoft North Denes Seawall Terminal	This item is for works to build a terminal groyne at Links Road to manage the transition from defended to undefended frontages in accord with output from the G2LCSS.						
Southwold Frontage PAR & Works	This item is to improve the performance of the Southwold defences that were built in 2005 but have not delivered the design objective. The works are likely to involve improvements to groynes. The project will probably be a joint scheme with Environment Agency.						
Southwold Harbour & South Pier works	The Southwold Harbour South Pier is a river training structure that supports navigation and river discharge. Work is likely to involve reconstruction of the pier in rock. Needs to be developed as part of a Harbour Use Plan.						
Lowestoft South Beach: Seawall at Claremont Pier	Repair seawall under Claremont Pier						
Lowestoft Tidal Barrier	A major project to construct a permanent tidal wall which will be built around the harbour to protect Lowestoft from future tidal surges, with a tidal gate located near to the Bascule Bridge to prevent surge water entering Lake Lothing. Including the interim measure of temporary flood barriers						

RESOURCES	2017/18	2017/18	2018/19	2019/20	2020/21	2021/22	Funding Type
	£000 Original Budget	£000 Revised Budget	£000 Revised Budget	£000 Revised Budget	£000 Revised Budget	£000 Revised Budget	
Estates Management	574	387	469	200	200	200	IB
Estates Management (transfer to LTC/OBPC)	0	15	51	16	8	0	IB
Investment Property Acquisition (A)	0	0	330	0	0	0	ICR
Investment Property Acquisition (B) & Redevelopment * subject to business case	0	250	1,400	0	0	0	EB
Investment Property Acquisition (C) AAP * subject to business case	0	0	450	0	0	0	EB
Investment Property Acquisition (D) AAP * subject to business case	0	0	0	400	0	0	EB
Commercial Road	38	38	0	0	0	0	IB/IR
<b>Total Budgeted Expenditure</b>	<b>612</b>	<b>690</b>	<b>2,700</b>	<b>616</b>	<b>208</b>	<b>200</b>	
<b>Internal Funding:</b>							
Internal Borrowing	587	415	520	216	208	200	IB
Capital Receipt	0	0	330	0	0	0	ICR
Reserve	25	25	0	0	0	0	IR
	612	440	850	216	208	200	
<b>External Funding:</b>							
Grants	0	0	0	0	0	0	EG
Contributions	0	0	0	0	0	0	EC
Borrowing	0	250	1,850	400	0	0	EB
	0	250	1,850	400	0	0	
<b>Total Budgeted Financing</b>	<b>612</b>	<b>690</b>	<b>2,700</b>	<b>616</b>	<b>208</b>	<b>200</b>	
<b>Project</b>	<b>Description</b>						
Estates Management	A planned preventative maintenance list of works required on Council owned properties throughout the district						
Estates Management (transfer to LTC/OBPC)	Transfer of capital obligation on assets transferred to the Town and Parish Councils						
Investment Property Acquisition (A)	Central Lowestoft						
Investment Property Acquisition (B)	Central Lowestoft						
Investment Property Acquisition (C)	Oulton Broad						
Investment Property Acquisition (D)	Oulton Broad						
Commercial Road	Conversion of a property into flats and communal living space for temporary accommodation and to deliver welfare training.						

TOURISM & ECONOMIC DEVELOPMENT	2017/18	2017/18	2018/19	2019/20	2020/21	2021/22	Funding Type
	£000 Original Budget	£000 Revised Budget	£000 Revised Budget	£000 Revised Budget	£000 Revised Budget	£000 Revised Budget	
Ness Point Regeneration Project *subject to business case	0	0	870	0	0	0	EG
Normanston - Footbridge *subject to business case	0	0	0	1,200	0	0	IB/EC
<b>Total Budgeted Expenditure</b>	<b>0</b>	<b>0</b>	<b>870</b>	<b>1,200</b>	<b>0</b>	<b>0</b>	
<b>Financed By:-</b>							
<b>Internal Funding:</b>							
Internal Borrowing	0	0	0	600	0	0	IB
Capital Receipt	0	0	0	0	0	0	ICR
Reserve	0	0	0	0	0	0	IR
	0	0	0	600	0	0	
<b>External Funding:</b>							
Grants	0	0	870	0	0	0	EG
Contributions	0	0	0	600	0	0	EC
Borrowing	0	0	0	0	0	0	EB
	0	0	870	600	0	0	
<b>Total Budgeted Financing</b>	<b>0</b>	<b>0</b>	<b>870</b>	<b>1,200</b>	<b>0</b>	<b>0</b>	
<b>Project</b>	<b>Description</b>						
Ness Point Regeneration Project	Cyclical replacement lamps and columns throughout the district.						
Normanston - Footbridge	Redevelopment of footbridge						
<b>Total Capital Budget</b>	<b>4,084</b>	<b>7,199</b>	<b>19,584</b>	<b>21,121</b>	<b>31,363</b>	<b>1,065</b>	

SUMMARY – HOUSING PROGRAMME	2017/18	2017/18	2018/19	2019/20	2020/21	2021/22	2017/18 to 2021/22
	£000	£000	£000	£000	£000	£000	
	Original	Revised Budget	Revised Budget	Revised Budget	Revised Budget	Revised Budget	Total
<b>Capital Expenditure</b>							
Housing Repairs	2,702	2,585	2,772	2,422	2,322	2,522	12,623
Housing Project Development	455	1,309	2,980	2,408	1,150	1,150	8,997
New Build Programme	14,742	6,598	14,062	7,716	8,000	8,000	44,376
Housing Improvement	516	500	500	500	500	500	2,500
<b>Total Capital Expenditure</b>	<b>18,415</b>	<b>10,992</b>	<b>20,314</b>	<b>13,046</b>	<b>11,972</b>	<b>12,172</b>	<b>68,496</b>
<b>Financed By:-</b>							
<b>External</b>							
Grant	1,979	710	1,522	1,505	2,832	3,027	9,596
Contributions	117	47	0	0	0	0	47
<b>Internal:</b>							
-HRA Direct Revenue Financing	6,853	4,934	5,282	4,760	5,685	4,957	25,618
-HRA Reserves	7,442	2,935	8,997	4,610	3,055	3,288	22,885
-HRA Capital Receipts	2,024	2,366	4,513	2,171	400	900	10,350
<b>Total Financing</b>	<b>18,415</b>	<b>10,992</b>	<b>20,314</b>	<b>13,046</b>	<b>11,972</b>	<b>12,172</b>	<b>68,496</b>
<b>Cumulative Expenditure to be financed by Housing Revenue Account</b>	<b>N/A</b>	<b>4,934</b>	<b>10,216</b>	<b>14,976</b>	<b>20,661</b>	<b>25,618</b>	

## Detailed capital investment projects

HOUSING REPAIRS	2017/18	2017/18	2018/19	2019/20	2020/21	2021/22	Funding Type
	£000	£000	£000	£000	£000	£000	
	Original Budget	Revised Budget	Revised Budget	Revised Budget	Revised Budget	Revised Budget	
Disabled Works	220	220	220	220	220	220	IHRA
Environmental Works	10	10	10	10	10	10	IHRA
Re-Roofing	400	450	400	400	400	400	IHRA
Fascia's	10	7	5	5	5	5	IHRA
Windows	30	16	10	10	10	10	IHRA
External Doors	17	17	17	17	17	17	IHRA
Rewiring	280	200	200	200	200	200	IHRA
Central Heating/Boilers	650	650	550	550	550	550	IHRA
Lifts	0	25	0	0	0	200	IHRA
Energy Efficiencies Work	225	245	200	200	200	200	IHRA
Kitchens	500	450	500	500	500	500	IHRA
Bathrooms	50	95	100	100	100	100	IHRA
Housing Repair Vans	110	110	110	110	110	110	IHRA
Heat Metering	200	5	200	100	0	0	IHRA
St Peters Court - Fire doors	0	55	0	0	0	0	IHRA
St Peters Court - replacement water tank	0	30	0	0	0	0	IHRA
St Peters Court - Sprinkler system	0	0	250	0	0	0	IHRA
<b>Total Budgeted Expenditure</b>	<b>2,702</b>	<b>2,585</b>	<b>2,772</b>	<b>2,422</b>	<b>2,322</b>	<b>2,522</b>	
<b>Financed By:-</b>							
<b>Internal Funding:</b>							
Housing Revenue Account	2,702	2,585	2,772	2,422	2,322	2,522	IHRA
Housing Revenue Account Reserves	0						IR
Housing Capital Receipts	0						ICR
	<b>2,702</b>	<b>2,585</b>	<b>2,772</b>	<b>2,422</b>	<b>2,322</b>	<b>2,522</b>	
<b>External Funding:</b>							
Grants	0	0	0	0	0	0	
Contributions	0	0	0	0	0	0	
	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	
<b>Total Budgeted Financing</b>	<b>2,702</b>	<b>2,585</b>	<b>2,772</b>	<b>2,422</b>	<b>2,322</b>	<b>2,522</b>	
<b>Project</b>							
Disabled Works	These works provide disabled adaptations to the Council's housing stock to improve the living conditions of tenants, for example, the installation of flush floor showers, stairlifts etc.						
Reconversions	Conversion of different stock types to provide more appropriate accommodation i.e. flats reconverted to houses, etc. as need dictates.						
Environmental Works	Works controlled by tenants for environmental improvements, examples could be additional estate parking, communal play improvements etc.						
Re-Roofing	A rolling programme provides replacement roofs to the housing stock.						
Fascia's	A rolling programme provides replacement fascia's to the housing stock.						
Windows	A rolling programme provides replacement windows to the housing stock.						
External Doors	A rolling programme provides replacement doors to the housing stock.						
Re-Wiring	Rewiring to the housing stock.						
Central Heating/Boilers	A rolling programme has been established which provides replacement heating appliances, boilers and installation of full heating systems to the housing stock.						
Lifts	Replacement of hydraulic lifts to sheltered schemes and communal areas.						
Energy Efficiency Works	Energy improvement works to properties, examples could be electrical improvements to blocks of flats to reduce energy consumption, more efficient heating systems, installation of over bath showers to reduce water usage etc.						
Kitchens	Replacement and improvements to kitchens and layouts to the housing stock.						
Bathrooms	Replacement and improvements to bathrooms and layouts to the housing stock.						
Housing Repair Vans	Cyclical renewal of Housing vans						
Heat Metering	Works to be compliant with the Heat metering network regulations. Every communal system should have individual meters within each property to allow residents to know their specific usage.						
St Peters Court - Fire doors	Replacement of fire doors at St Peters Court						
St Peters Court - replacement water tank	Replacement water tank at St Peters Court						
St Peters Court - Sprinkler System	Installation of sprinkler system						

HOUSING DEVELOPMENT	2017/18	2017/18	2018/19	2019/20	2020/21	2021/22	Funding Type
	£000	£000	£000	£000	£000	£000	
	Original Budget	Revised Budget	Revised Budget	Revised Budget	Revised Budget	Revised Budget	
Digital Transformation	50	64	67	58	0	0	IHRA/
Mobility Scooter Parking	45	80	0	0	0	0	IHRA/
Harry Chamberlain Court	0	1	0	0	0	0	IHRA/
Office Accomodation	0	0	0	850	0	0	IHRA/
Redevelopment Programme	360	1,164	2,913	1,500	1,150	1,150	IHRA/IR/ICR
<b>Total Budgeted Expenditure</b>	<b>455</b>	<b>1,309</b>	<b>2,980</b>	<b>2,408</b>	<b>1,150</b>	<b>1,150</b>	
<b>Financed By :-</b>							
<b>Internal Funding:</b>							
Housing Revenue Account	443	1,056	1,997	1,988	1,150	1,150	IHRA
Housing Revenue Account Reserves	0	0	280	0	0	0	IR
Housing Capital Receipts	12	253	703	360	0	0	ICR
	455	1,309	2,980	2,348	1,150	1,150	
<b>External Funding:</b>							
Grant	0	0	0	60	0	0	EG
Contributions	0	0	0	0	0	0	EC
	0	0	0	60	0	0	
<b>Total Budgeted Financing</b>	<b>455</b>	<b>1,309</b>	<b>2,980</b>	<b>2,408</b>	<b>1,150</b>	<b>1,150</b>	
<b>Project</b>							
Digital Transformation	Smarter working practices being considered such as mobile working.						
Mobility Scooter Parking	Installation of mobility buggy parking areas to sheltered housing schemes.						
Harry Chamberlain Court	Conversion of the old Mencap (44) unit for temporary accommodation use.						
Office Accomodation	Provided for alternative depot office accommodation.						
Redevelopment Programme	Redevelopment programme for purchased accomodation						

NEW BUILD PROGRAMME	2017/18	2017/18	2018/19	2019/20	2020/21	2021/22	Funding Type
	£000	£000	£000	£000	£000	£000	
	Original Budget	Revised Budget	Revised Budget	Revised Budget	Revised Budget	Revised Budget	
New builds	14,742	6,598	14,062	7,716	8,000	8,000	IHRA/IR/ICR/EG/EC
<b>Total Budgeted Expenditure</b>	<b>14,742</b>	<b>6,598</b>	<b>14,062</b>	<b>7,716</b>	<b>8,000</b>	<b>8,000</b>	<b>0</b>
<b>Financed By :-</b>							
<b>Internal Funding:</b>							
Housing Revenue Account	3,708	1,293	513	350	2,213	1,285	IHRA
Housing Revenue Account Reserves	7,442	2,935	8,717	4,610	3,055	3,288	IR
Housing Capital Receipts	2,012	2,113	3,810	1,811	400	900	ICR
	13,162	6,341	13,040	6,771	5,668	5,473	
<b>External Funding:</b>							
Grant	1,463	210	1,022	945	2,332	2,527	EG
Contributions	117	47	0	0	0	0	EC
	1,580	257	1,022	945	2,332	2,527	
<b>Total Budgeted Financing</b>	<b>14,742</b>	<b>6,598</b>	<b>14,062</b>	<b>7,716</b>	<b>8,000</b>	<b>8,000</b>	
<b>Project</b>							
New Builds	Provision of new housing						

HOUSING IMPROVEMENT	2017/18	2017/18	2018/19	2019/20	2020/21	2021/22	Funding Type
	£000	£000	£000	£000	£000	£000	
	Original Budget	Revised Budget	Revised Budget	Revised Budget	Revised Budget	Revised Budget	
Orbit HIA Disabled Facilities Grant ***	516	500	500	500	500	500	EG
<b>Total Budgeted Expenditure</b>	<b>516</b>	<b>500</b>	<b>500</b>	<b>500</b>	<b>500</b>	<b>500</b>	
<b>Financed By :-</b>							
<b>Internal Funding:</b>							
Housing Revenue Account	0	0	0	0	0	0	IHRA
Housing Revenue Account Reserves	0	0	0	0	0	0	IR
Housing Capital Receipts	0	0	0	0	0	0	ICR
	0	0	0	0	0	0	
<b>External Funding:</b>							
Grant	516	500	500	500	500	500	EG
Contributions	0	0	0	0	0	0	EC
	516	500	500	500	500	500	
<b>Project</b>							
Orbit HIA Disabled Facilities Grant	Grant expenditure on disabled adaptions						
*** Externally Funded							
<b>Total Capital Budget</b>	<b>18,415</b>	<b>10,992</b>	<b>20,314</b>	<b>13,046</b>	<b>11,972</b>	<b>12,172</b>	