

## STEVENAGE BOROUGH COUNCIL

## CAPITAL GF - FINANCIAL SECURITY 2020/21 - 2024/25

Priority 1 Return on investments  
 Priority 2 Income generating  
 Priority 3 Mandatory requirements

Priority 4 Schemes to maintain operational efficiency  
 Priority 5 Match funding schemes  
 Priority 6 Financial efficiency

Ref No	Ranking (Av Score)	AD	Priority (1-6) (see list)	Description of Growth Proposal	Capital in 2020/21	Capital in 2021/22	Capital in 2022/23	Capital in 2023/24	Capital in 2024/25	Reason for Spend	Consequence of delaying spend/alternative course of action
<b>ESSENTIAL BIDS (PRIORITY 3 H&amp;S)</b>											
C1	N/A	Craig Miller	3	Fairlands Valley Park Dam Works	25,000					Statutory requirement in order to comply with Reservoirs Act 1975, S.10 (3) c	Potential for enforcement action, and risk of flooding in the south of the town, should the dam fail.
C10	N/A	Craig Miller	3	Cavendish Depot - Renovation/Yard Drainage	90,000					Current drainage is failing and will lead to non-compliance with the requirements of the sites waste permit to operate.	Inability to use waste site if infrastructure does not comply with the requirements for the waste permit.
C18	N/A	Jaine Cresser	3	Station ramp: Urgent and H&S Works: for example resurfacing steps/ramps and window strengthening works.	40,000					To ensure continued use of the building is maintained. Includes £30,000 previously agreed from the Capital Strategy for resurfacing works.	Risk of closure of the ramp
C25	N/A	Jaine Cresser	3	MSCP: Urgent and H&S Works: for example staircase resurfacing			20,000			H&S Works: for example staircase resurfacing.	Risk of closure of the MSCP
C27	N/A	Jaine Cresser	3	Daneshill: 2019/20 Backlog and H&S Works for example electrical works, emergency lighting, fire and air con works.	48,000					Includes risk assessment works previously agreed and now placed on hold. The remaining items have been identified in the most recent condition survey.	Risk of further deterioration leading to more extensive works (additional cost) or failure of the component a possible health and safety issues.
C29	N/A	Jaine Cresser	3	Daneshill H&S Works: for example emergency lighting, fire alarm and electrical works.	45,000			65,000		To ensure the health and safety of public and users of the building is maintained.	Risk of serious injury. The 23/24 work is subject to bringing the hub forwards
	N/A	Jaine Cresser	3	Community Centres: 2019/20 Backlog H&S Works: for example anti-slip to staircases, fire doors, and ventilation to heating systems at The Oval and Springfield House.	12,850					To ensure the health and safety of public and users of the building is maintained. New items discovered during condition survey.	Risk of closure
C34	N/A	Jaine Cresser	3	Community Centres H&S Works: for example DDA upgrades, staircase upgrades, replacement fire escape doors, and fire upgrade works at Bedwell, The Oval, St Nicholas, Springfield House, Timebridge, and Douglas Drive Day Centre.	21,000	33,500	60,000			To ensure the health and safety of public and users of the building is maintained. Includes £30,000 agreed from Capital strategy to replace windows/doors at St Nicholas CC (21/22).	Risk of closure
C40	N/A	Jaine Cresser	3	Depots: H&S Works: for example new lighting, fire suppression works, and railings replacement at Cavendish Road.	290,000					To ensure the health and safety of public and users of the building is maintained.	Risk of closure
C42	N/A	Jaine Cresser	3	BTC H&S Works: for example structural floor works, electrical and fire detection.	100,000	38,000				To ensure the health and safety of public and users of the building is maintained.	Risk of closure
C44	N/A	Jaine Cresser	3	BTC 2019/20 Backlog H&S Works: for example lift repair, disabled alarm, electrical and fire detection works.	30,000					To ensure the health and safety of public and users of the building is maintained.	Risk of closure
C47	N/A	Rob Gregory	3	Bandley Hill Play Centre - Fencing	8,000					This could be a safeguarding and security issue, fencing requirement has been reviewed and reduced the estimated cost from the previous estimates	Temporary Heras fencing has now been in situ for two year and requires regular manual handling which should be avoided.
C54	N/A	Rob Gregory	3	SALC and the Swim Centre Urgent and H&S Works: for example pipework replacement, electrical, fire detection, and disabled alarm works	200,000	280,000	100,000			To ensure the health and safety of public and users of the building is maintained.	Risk of closure
C15	N/A	Zayd Al-Jawad	2	Corey's Mill Lane parking	26,000					To provide additional pay & display parking capacity to meet excess demand from hospital visitors. Invest to save, 15k parking charges earned per year.	More on-street congestion and lower income to parking account
C56	N/A	Rob Gregory	3	SALC, Swim Centre, and Fairlands Valley Sailing Centre 2019/20 Backlog H&S Works: for example anti-slip staircase, pipework, emergency lighting, fire detection, electrical and mechanical works	73,500					To ensure the health and safety of public and users of the building is maintained.	Risk of closure
REV43	N/A	Clare Fletcher	3	Energy Performance Survey and proposed building works (on commercial properties)	15,000	15,000	15,000	15,000	15,000	Under the current approved programme, £15kpa is included for the same. However, the resulting testing and minor electrical works carried out are de minimus and therefore being charged to revenue as maintenance cost. In 2023/24, due to legislation change there will be requirement to carry these out (including for Community Centres), it may be worth revisiting the same	

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C62	N/A	Rob Gregory	3	<b>Stevenage Arts &amp; Leisure</b> Estimated 20 electrical distribution boards to be replaced				30,000		This is a proportion of the distribution board within the building that may need to be replaced, further investigation would be required.	Recommend phased replacement based on electrical surveys or known failures which should avoid any loss of service
C55	N/A	Rob Gregory	3	<b>Boat house</b> as essential H&S works for dry rot	15,000					Risk of closure of building and cause disruption to sailing activities.	
C31	N/A	Jaine Cresser	3	<b>Community Centres:</b> Planned Preventative Works: to replace boiler at Bedwell CC	100,000					Risk of closure of building if the boiler fails	
<b>SUB-TOTAL OF ESSENTIAL BIDS (PRIORITY 3 H&amp;S)</b>					<b>£1,139,350</b>	<b>£366,500</b>	<b>£195,000</b>	<b>£110,000</b>	<b>£15,000</b>		
<b>REVIEWED PREVIOUSLY AGREED BIDS</b>					<b>Capital in 2020/21</b>	<b>Capital in 2021/22</b>	<b>Capital in 2022/23</b>	<b>Capital in 2023/24</b>	<b>Capital in 2024/25</b>		
C64	N/A	Craig Miller	4	Allotment Maintenance System	10,000					Allotment function is returning to the council following cessation of Community Group. System is required to issue licences and rental charges etc. S106 Funding is available for this scheme	Manual system will require additional administrative support resource.
C7	N/A	Craig Miller	4	Welfare improvements at out based hubs	10,000					Current facilities not meeting welfare requirements and additional welfare needs at hub for out-based workers following the ceasing of the yellow huts.	Time lost and additional fuel etc. if crews have to travel to Cavendish as the only SBC welfare facility.
C2-C9	N/A	Craig Miller	4	Review of Fleet	125,000	224,000	116,400	705,000	0	Replacement of various vehicles	Include hire costs, lost time and inefficiency.
<b>SUB-TOTAL OF REVIEWED BIDS</b>					<b>£145,000</b>	<b>£224,000</b>	<b>£116,400</b>	<b>£705,000</b>	<b>£0</b>		
<b>BIDS SCORED 1.5 - 2</b>					<b>Capital in 2020/21</b>	<b>Capital in 2021/22</b>	<b>Capital in 2022/23</b>	<b>Capital in 2023/24</b>	<b>Capital in 2024/25</b>		
C46	2.00	Sarah Pateman/ Rob Gregory	4	The SoSafe partnership have 8 mobile cameras, three of those cameras are 11 years old and are not really fit for purpose. Previously there has never been a plan for replacement of the cameras and although initially the outlay is quite high this will drop down in 2021/22	25,000	5,000	5,000	5,000	5,000	To be able to use mobile CCTV for monitoring purposes in hotspot areas of the town, help keep victims of crime and ASB safe and to ask for a deterrent. 5 new cameras then 1 per year rolling programme	mobile cameras that are old and not working to their original capability which means they are not fit for purpose.
C11	1.83	Craig Miller	4	Waste Receptacles	15,000					Purchase of waste and recycling containers to supply new households and provide stock for replacement/additional container requests. Purchases needed every year, but people will now have to pay for replacements after 1 year.	Inability to provide new households with waste and recycling containers and/or replace containers that have been lost or damaged.
C12	1.83	Craig Miller	2	Trade Waste Containers	20,000	20,000	20,000	20,000		Container supply to allow the expansion of the council's trade waste business - it is making money, but this could be improved. This is in addition to the revenue budget that the service already has for replacement domestic waste containers.	Inability to expand trade waste services and yield greater income.
C13	1.83	Craig Miller	4	Green Space Access Infrastructure	0	148,000	153,000	128,000	128,000	There is no formal programme of resurfacing of parks footpaths, car parks and access roads. We currently rely on ad hoc works being undertaken (via revenue budgets) when we become aware of H&S concerns. However, a technical inspection of our parks access infrastructure, in 2017) indicates that our parks access infrastructure is deteriorating, and we can no longer rely on ad hoc patching repairs, funded from revenue.	There has not been a regular programme of surfacing to the parks access infrastructure for many years. Existing surfaces are beginning to fail. The longer it is left the more expensive the job will become - spend to save.
C39	1.83	Jaine Cresser	4	<b>Depots:</b> Planned Preventative Works: For example door and boiler replacements, reroofing, and air conditioning works at St Nicholas Grounds Enclosure, Shephalbury Storage, and Cavendish Road.	30,000	475,000	25,000			Works necessary to ensure that the building remains watertight, secure, operational and is fit for purpose. Includes £500,000 previously agreed in the Capital Strategy for Reroofing at Cavendish Road. 20/21 includes £25K for essential repairs and £5K gutter lining	Risk of the need to close part or all of the building, leading to operational disruption and additional remedial costs and loss of income.
C43	1.83	Jaine Cresser	4	<b>BTC</b> Planned Preventative Works: for example roofing, shutter, replacement lift, external works, ventilation/air con works.	256,000	6,000	172,000	92,000	60,000	Works necessary to ensure that the building remains watertight, secure, operational and is fit for purpose. Roofing works need to be done as it is currently leaking.	Risk of the need to close part or all of the building, leading to operational disruption and additional remedial costs and loss of income.
C49	1.83	Rob Gregory	4	<b>Stevenage Arts &amp; Leisure</b> Water leak on to ground floor and into Bowls Hall	30,000					It is suspected that the leak source is from the patio area on the 1st floor, this issue needs to be investigated and resolved to avoid costly internal damage (leak could damage new flooring that is planned to be put down).	The consequences of not resolving this could result in internal structural and fittings damage to SALC also claims by the contractor to SBC or SBC insurance
C50	1.83	Rob Gregory	4	<b>Fairlands Valley Park</b> Sailing Centre - Boathouse	12,000					The Boathouse has a rising damp problem that is adversely affecting the building and stock. The issue wasn't apparent when was just used to store boats	The rising damp is damaging the integrity of the building, cycle stock and retail goods, it is also an unhealthy environment for staff to work in.

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C17	1.67	Zayd Al-Jawad	4	Parking Restrictions	25,000	25,000	25,000	25,000	25,000	To provide for the forward programme of new parking restrictions including cost of signs and lines and staff time	Required to meet the Council's Parking Enforcement objectives but could be accommodated within the revenue Parking Account
C60	1.60	Rob Gregory	4	Stevenage Swimming Centre Pool circulation pumps					15,000	The circulation pumps would have come to the end of their useful life	Main Pool pumps are 1/3 duty (e.g. 3 of 4) and teaching pool 100% (e.g. 1 of 2) it is unlikely that all pumps would fail at the same time therefore unlikely that the pools would require closure and could continue with existing pumps on the proviso that that there is a phased pump replacement.
C61	1.60	Rob Gregory	4	Stevenage Swimming Centre Electrical distribution boards				25,000		Recommended date for replacement but could still be compliant	Recommend phased replacement based on electrical surveys or known failures which should avoid any loss of service
C14	1.50	Zayd Al-Jawad	4	Workplace Travel Plan	15,000	15,000	15,000	15,000	15,000	To implement projects identified in the WTP to support the Council's Climate Change agenda.	Failure to meet targets for transport modal shift
C16	1.50	Zayd Al-Jawad	4	Hard standings	50,000	50,000	50,000	50,000	50,000	To replace areas of parking hardstand which have reached the end of their design life and are beyond economic repair.	Increased risk of tripping claims
C48	1.50	Rob Gregory	1	SLL Leisure management contract- end of contract capital provision.			150,000			Planning for end of contract. It is likely that SBC may have some liabilities in relation to the conditions of the buildings, primarily to improve the facilities to make them more attractive to the market. Spend would be required to ensure that income opportunities are maximised for any potential bidding contractor. SBC is intending to build a new wet and dry leisure facility and a new or refurbished theatre, however some spend will still be required for Fairlands Valley Park Sailing Centre and Stevenage Golf Centre plus it appears that the new leisure centre will not be built prior to the end of the contract term. £150k may not be sufficient, more a marker for needing funding that year for re-procurement	Failure to present buildings in a fit for purpose state will have a very negative effect on potential bidders for the LM contract and will therefore either be costed into the bids or claims could be made against the council to either rectify the issues or for loss of income/increased expenditure.
<b>SUB-TOTAL OF BIDS SCORED 1.5-2</b>					<b>£478,000</b>	<b>£744,000</b>	<b>£615,000</b>	<b>£360,000</b>	<b>£298,000</b>		
<b>SUB-TOTAL OF RECOMMENDED BIDS</b>					<b>£1,762,350</b>	<b>£1,334,500</b>	<b>£926,400</b>	<b>£1,175,000</b>	<b>£313,000</b>		