

APPENDIX B - HOUSING CAPITAL STRATEGY



		2024/25	2025/26	2026/27	2027/2028	2028/2029
Cost Centre	Scheme	Final Capital Strategy	Final Capital Strategy	Final Capital Strategy	Final Capital Strategy	Final Capital Strategy
		£	£	£	£	£
	SUMMARY					
	Capital Programme Excl New Build (Housing Investment)	24,431,083	23,424,077	19,993,134	21,519,212	21,543,326
	Special Projects & Equipment	36,073				
	New Build (Housing Development)	6,906,344	27,781,117	37,057,000	18,770,580	8,400,000
	Digital & Transformation	288,936	194,000	199,000	740,000	764,000
	TOTAL HRA CAPITAL PROGRAMME	31,662,436	51,399,194	57,249,134	41,029,792	30,707,326
	HRA USE OF RESOURCES					
BH930	MRR (Self Financing Depreciation)	18,670,830	13,138,173	13,532,319	13,938,288	14,356,438
BH902	Other Capital Receipts	-	1,375,000	-	-	-
BH906	Section 20 Contribution (leaseholders income)	1,226,056	2,962,878	3,261,738	1,173,177	805,409
BH901	(RTB) new Build provision	5,759,869	9,677,658	3,854,421	3,982,876	4,114,542
BH903	RTB - Debt Provision Receipts	428,523	1,464,120	1,050,506	1,076,769	1,103,688
	Borrowing Prudential	-	14,335,365	30,959,784	12,280,024	9,327,249
	Direct Revenue Financing (was RCCO)	4,167,218	-	3,390,366	4,438,658	-
BH905	Grant	1,409,940	8,446,000	1,200,000	4,140,000	1,000,000
	TOTAL HRA RESOURCES FOR CAPITAL	31,662,436	51,399,194	57,249,134	41,029,792	30,707,326
	Major Repair Reserve Bought Forward (BH930)	(5,915,321)	1	(0)	(1)	(1)
	Depreciation (increasing MRR)	(12,755,509)	(13,138,174)	(13,532,319)	(13,938,289)	(14,356,438)
	MRR Used (decreasing MRR)	18,670,830	13,138,173	13,532,319	13,938,288	14,356,438
	Major Repair Reserve Carried Forward	1	(0)	(1)	(1)	(1)
BH901	Total RTB Receipts Bought Forward	(7,878,356)	(3,819,684)	(1)	(1)	(0)
	Total RTB Receipts Received	(1,701,197)	(5,857,975)	(3,854,421)	(3,982,876)	(4,114,542)
	Total RTB Receipts Used HRA	5,759,869	9,677,658	3,854,421	3,982,876	4,114,542
	Total RTB Receipts Carried Forward	(3,819,684)	(1)	(1)	(0)	(0)

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	<u>CAPITAL PROGRAMME EXCL. NEW BUILD</u>					
	<u>Planned Investment including Decent Homes</u>					
Various	Decent Homes - Internal/External Works	3,795,020	8,650,000	9,800,000	10,700,000	10,700,000
Various	Decent Homes External Works		500,000	550,000	550,000	550,000
KH299	Insulation Measures		50,000	50,000	50,000	50,000
Various	Decent Homes - Roofing					
Various	Decent Homes - Flat Blocks	10,890,790	5,400,000	250,000	250,000	250,000
KH205	Communal Heating		100,000	100,000	100,000	100,000
KH321	High Rises - Improvement Works	1,271,530	1,750,000	1,750,000		
	<u>Health & Safety</u>					
KH085	Fire Safety	300,000				
KH112	Asbestos Management	230,100	300,000	300,000	300,000	300,000
KH114	Subsidence	137,630	120,000	120,000	120,000	120,000
KH144	Contingent Major Repairs	552,090	500,000	500,000	500,000	500,000
KH327	Building safety		1,000,000	1,000,000	1,000,000	1,000,000
	<u>Estate & Communal Area</u>					
KH223	Asset Review - Challenging Assets	601,891	600,000	600,000	600,000	600,000
Various	<u>Other HRA Schemes</u>	6,652,032				
	TOTAL CAPITAL PROGRAMME EXCL. NEW BUILD	24,431,083	23,424,077	19,993,134	21,519,212	21,543,326
	<u>SPECIAL PROJECTS & EQUIPMENT</u>					
	<u>HRA Equipment</u>					
KH015	Capital Equipment (including Supported Housing Equip)	36,073				
	Sub Total Special Projects & Equipment	36,073				

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	<u>CAPITAL PROGRAMME NEW BUILD</u>					
	New Build Programme - eligible for 1-4-1	5,759,859	20,214,117	14,612,000	12,783,580	8,400,000
	New Build Programme - ineligible	1,146,485	7,567,000	22,445,000	5,987,000	
KH233	Open Market Acquisitions (Social Rent)	767,463			891,790	
KH244	Twin Foxes					
KH245	March Hare in Burwell Road (15 Units)	1,107,240	1,637,239		(1,800,000)	
KH247	Kenilworth Close (105 units) (Ineligible 141)	846,485				
	Kenilworth Close 1 for 1 Expenditure (61.8%)	469,190				
KH303	Dunn Close (27 units, 21 main block SA)	1,715,967				
KH333	Brent Court Social Rent	300,000	7,567,000	22,445,000	5,987,000	
	Schemes Under Development	1,700,000	18,576,878	14,612,000	12,800,000	8,400,000
KH072	L.S.S.O. Buy Back					
	TOTAL CAPITAL PROGRAMME NEW BUILD	6,906,344	27,781,117	37,057,000	18,770,580	8,400,000
	<u>INFORMATION TECHNOLOGY</u>					
	<u>IT General (IT)</u>					
KH268	Infrastructure Investment	97,299	194,000	199,000	740,000	764,000
KH336	2024/25	20,000				
	Total General IT	117,299	194,000	199,000	740,000	764,000
	<u>Connected To Our Customers (CTOC)</u>					
KH288	New CRM Technology (Digital Platform)	52,967				
	Total CTOC	52,967				
	<u>Housing All Under One Roof programme (HAUOR)</u>					
KH283	Housing Improvements - Northgate online	118,670				
	Total HAUOR	118,670				
	TOTAL ICT INCLUDING DIGITAL AGENDA	288,936	194,000	199,000	740,000	764,000