

## Appendix B – Proposed Capital Programme 2024/25-2026/27

COMMITTEE SCHEMES	Current Programme 2023/24 £	Estimated Programme 2024/25 £	Estimated Programme 2025/26 £	Estimated Programme 2026/27 £	Total Programme 2023-27 £
<b>Housing Revenue Account</b>					
<b>Current Continuing Programme</b>					
Structural Works	910,000	838,300	855,100		2,603,400
Modernisation & Improvements	811,000	516,100	526,500		1,853,600
Energy Efficiency Works	600,000	551,500	562,500		1,714,000
Service Renewals	825,000	702,000	716,000		2,243,000
Void Works	450,000	429,300	437,900		1,317,200
Health & Safety	320,000	181,800	185,500		687,300
Adaptations for the Disabled	547,100	252,500	257,600		1,057,200
Essential Structural Works	185,000	186,900	185,000		556,900
Communal Services	0	30,300	30,900		61,200
Council House Building	11,244,000	12,811,300	163,000		24,218,300
HRA IT - Hardware/infrastructure/Projects	240,800	93,000	25,200		359,000
<b>Total Current Continuing Programme</b>	<b>16,132,900</b>	<b>16,593,000</b>	<b>3,945,200</b>	<b>0</b>	<b>36,671,100</b>
<b>Revisions and New Bids</b>					
Structural Works				872,200	872,200
Modernisation & Improvements				537,000	537,000
Energy Efficiency Works		15,000	30,000	618,700	663,700
Service Renewals				730,300	730,300
Void Works				446,700	446,700
Health & Safety		50,600	51,000	240,700	342,300
Adaptations for the Disabled		247,500	(7,600)	250,000	489,900
Essential Structural Works			5,600	194,400	200,000
Communal Services				31,500	31,500
Council House Building		2,294,000	22,106,000	12,001,100	36,401,100
HRA IT - Hardware/infrastructure/Projects		(65,000)	19,800	45,200	0
<b>Total Revisions and New Bids</b>	<b>0</b>	<b>2,542,100</b>	<b>22,204,800</b>	<b>15,967,800</b>	<b>40,714,700</b>
<b>Proposed Programme</b>					
Structural Works	910,000	838,300	855,100	872,200	3,475,600
Modernisation & Improvements	811,000	516,100	526,500	537,000	2,390,600
Energy Efficiency Works	600,000	566,500	592,500	618,700	2,377,700
Service Renewals	825,000	702,000	716,000	730,300	2,973,300
Void Works	450,000	429,300	437,900	446,700	1,763,900
Health & Safety	320,000	232,400	236,500	240,700	1,029,600
Adaptations for the Disabled	547,100	500,000	250,000	250,000	1,547,100
Essential Structural Works	185,000	186,900	190,600	194,400	756,900
Communal Services	0	30,300	30,900	31,500	92,700
Council House Building*	11,244,000	15,105,300	22,269,000	12,001,100	60,619,400
HRA IT - Hardware/infrastructure/Projects**	240,800	28,000	45,000	45,200	359,000
<b>Total Proposed Programme</b>	<b>16,132,900</b>	<b>19,135,100</b>	<b>26,150,000</b>	<b>15,967,800</b>	<b>77,385,800</b>

\* Council House Building includes unapproved expenditure that will be brought to Housing Committee for approval as the expenditure will most likely be incurred.

\*\* These schemes require a business case before the programme can be progressed

## CAPITAL PROJECT APPRAISAL - HOUSING REVENUE ACCOUNT

<b>Title of Scheme</b>	<b>Structural Works</b>
<b>Description of Scheme</b>	Essential repairs / improvements to the structure, roofs, drainage systems, estate roads and footpaths of council-owned dwellings.
<b>Key Aspects of Scheme (including benefits, contract details, key dates and reasons for revisions where applicable)</b>	Allows the Council to comply with its statutory obligations to keep the structure and exterior of dwellings in good repair.

<b>Title of Scheme</b>	<b>Modernisation and Improvements</b>
<b>Description of Scheme</b>	Programme to refurbish dwellings to modern-day standards by, for example, converting properties into larger self-contained dwellings or providing modern kitchens and bathrooms in accordance with the stock condition programme in older dwellings.
<b>Key Aspects of Scheme (including benefits, contract details, key dates and reasons for revisions where applicable)</b>	Helps to provide much needed family sized accommodation. Improvements meet tenant aspirations and help to reduce relet periods plus, ensures compliance with the HHSRS statutory minimum home standard.

<b>Title of Scheme</b>	<b>Energy Efficiency</b>
<b>Description of Scheme</b>	Continuation of stock condition programmes to install first time new central heating systems, windows and front / rear entrance doors together with cavity wall and loft insulation to Council-owned dwellings.
<b>Key Aspects of Scheme (including benefits, contract details, key dates and reasons for revisions where applicable)</b>	Meets tenants' aspirations. Improves the comfort / energy efficiency of council owned homes and helps to reduce harmful carbon emissions.

<b>Title of Scheme</b>	<b>Service Renewals</b>
<b>Description of Scheme</b>	Continuation of stock condition renewal programmes of domestic electrical house re-wiring, replacement heating /central heating boilers, domestic plumbing systems, fire alarm systems and passenger lifts which have reached the end of their useful life expectancy.
<b>Key Aspects of Scheme (including benefits, contract details, key dates and reasons for revisions where applicable)</b>	Ensures the Council complies with its statutory obligations to keep the services and systems installed in its dwellings operational and safe.

<b>Title of Scheme</b>	<b>Void works</b>
<b>Description of Scheme</b>	Essential work undertaken to vacant dwellings to ensure the property is modern and is to a safe letting standard e.g., electrical / gas safety checks, cleaning, new kitchen / bathroom, structural work etc.
<b>Key Aspects of Scheme (including benefits, contract details, key dates and reasons for revisions where applicable)</b>	Enables minor / major refurbishment work to be undertaken whilst the dwelling is vacant, which is more cost effective for the Council and less disruptive for the new ingoing tenant.

<b>Title of Scheme</b>	<b>Health &amp; Safety Work</b>
<b>Description of Scheme</b>	Work to comply with various H & S regulations e.g., Control of Asbestos, Regulatory Reform (Fire Safety) Order and the Disability Discrimination Act.
<b>Key Aspects of Scheme (including benefits, contract details, key dates and reasons for revisions where applicable)</b>	Ensures the Council complies with its statutory H & S obligations and reduces the risks to building occupants, Council staff and visitors.

<b>Title of Scheme</b>	<b>Adaptations for older or disabled persons in Council owned property.</b>
<b>Description of Scheme</b>	Continuation of policy to provide adaptations, facilities and/or additional living space for tenants with health or mobility problems on the recommendation of an occupational therapist.
<b>Key Aspects of Scheme (including benefits, contract details, key dates and reasons for revisions where applicable)</b>	Allows tenants who, because of advanced age, serious health problems or disability and for whom suitable alternative accommodation is not available, to live within their existing home. The anticipated volume of OT referrals is envisaged to grow in the future due to the increase in the older population and government policy.

<b>Title of Scheme</b>	<b>Essential Structural Works - (Estate based environmental works)</b>
<b>Description of Scheme</b>	Essential repairs and improvements to estate boundary walls, fences, retaining walls, garages and buildings (bin sheds, recycling areas, etc.).
<b>Key Aspects of Scheme (including benefits, contract details, key dates and reasons for revisions where applicable)</b>	To ensure the Council complies with its statutory and health & safety obligations in respect to the repair and maintenance of its estates. To ensure a clean and safe environment for residents and the estate community as a whole.
<b>Title of Scheme</b>	<b>Communal services</b>
<b>Description of Scheme</b>	The renewal / upgrading of communal based services e.g., TV aerials, door entry systems, landlord lighting, etc.
<b>Key Aspects of Scheme (including benefits, contract details, key dates and reasons for revisions where applicable)</b>	Enables the Council to comply with its statutory obligations to keep the estate based services and systems fully operational and safe.
<b>Title of Scheme</b>	<b>Council House Building</b>
<b>Description of Scheme</b>	A programme of Council Housing building
<b>Key Aspects of Scheme (including benefits, contract details, key dates and reasons for revisions where applicable)</b>	The Council's House Building programme is designed primarily to meet the need for affordable housing for rent in the district. However it also provides a role in replacing homes lost through the right to buy, redeveloping housing stock that doesn't meet current priority needs and in making better use of existing assets.
<b>Title of Scheme</b>	<b>HRA IT - Hardware/infrastructure/Projects</b>
<b>Description of Scheme</b>	The Customer First project envisaged significantly enhancements & development of the existing IT systems. However, Customer First was implemented before the technology solutions, in particular on line capability, were put in place. This has been one of the issues which has led to the performance and staffing issues following the implementation. Consequently, the savings expected under Customer First were removed from the budget prior to the technology being available. Additional projects outside the original scope of Customer First have been identified as essential due to failing software/hardware, system modules bought 3 years ago but not implemented and further possible savings resulting from automation.
<b>Key Aspects of Scheme (including benefits, contract details, key dates and reasons for revisions where applicable)</b>	<p>It is necessary to invest in a number of areas :-</p> <ol style="list-style-type: none"> <li>1. Disaster recovery solution</li> <li>2. Replacement cycles for laptops, desktops, servers, switches, firewalls on a cyclical basis (2021/22 onwards)</li> <li>3. SBCP LOB application build in TDC Salesforce organisation.</li> <li>4. Planning – end to end migration from one salesforce organisation to another (completed)</li> <li>5. Civica disposal module and licence to comply with GDPR, migration of image server to the cloud.</li> <li>6. Orchard – Application upgrade, Asset install and migration to vendor hosted solution.</li> <li>7. Replacement of outdated telephony which is not fit for purpose</li> <li>8. Northgate – cloud-based online solution for Revenues, benefits and NNDR (completed)</li> <li>9. Upgrade of Adelante as existing version is no longer supported.</li> </ol> <p>An IT Strategy Board has been formed to develop the Council's IT Strategy and to agree the development and implementation of specific IT schemes to improve service delivery and reduce staffing costs if possible. The IT Strategy Board will be officer based and will report to the Council's Improvement Working Group. The commissioning of each project will be based on a detailed business case being approved by the IT Strategy Board.</p> <p>The HRA will be allocated IT costs in relation to HRA projects and a proportion of Corporate Projects</p>