

Executive Decision Report

Request for release of underspend for Decent Homes (Housing Capital Programme)

Decision to be taken by: Executive on 20th. November
2014

Lead director: Ann Branson



City Mayor

Useful information

- Ward(s) affected: All
- Report author: Simon Nicholls
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- Report version number: V.1

1. Summary

1.1 On the 10th. June, in response to the Capital Budget Monitoring Out turn report Executive agreed to create a policy provision of £1.874m funded from the 2013/14 HRA underspend.

2. Recommendations

2.1 To release the policy provision budget of £1.874m so that orders can be issue to contractors to complete more Decent Homes work.

3. Supporting information including options considered:

3.1 The 2013/14 HRA capital Programme was underspent by £7.898m

3.2 When the 2013/14 Capital Outturn Budget Monitoring Report was considered by the Executive on the 10th. June 2014 it was agreed that all slippage/underspends would be allowed to be carried forward in 2014/15 with the exception of the Decent Homes line and this would be put into a policy provision and reviewed later.

3.3 The main reason for the underspend in Decent Homes was the difficulties in procuring new kitchen and bathroom refurbishment contractors. 6 new contractors have now been appointed and work to refurbish tenant's kitchens and bathroom is well on the way.

3.4 Other areas of the Decent Home work are either nearing completion or are ahead of schedule and we have the capacity to increase spending on roofing, structural works, soffits and fascia's, rewires and boilers.

3.5 The approved Decent Homes budget £14.696m. As at 20th October 2014 £6m has been spent, a further £1.4m has been spent and is awaiting payment, and £3.1m is committed (order placed or work on site) orders will be placed over the next five months for the remaining £4.2m. ie £10.5m is spent or committed . This reflects the planned spending profile and officers are confident it will be spent.

3.6 It is estimated that a further £1.874m can be spent by the end of March 2015 on Decent Homes.

	Spent	Committed	Proposed	Number
Kitchens and Bathrooms	£2m	£2.3m	£674k	120
Soffits and fascia	£390k	£110k	£400k	200
Rewires	£1.2m	£375k	£300k	200
Boilers	£1.9m	£575k	£300k	125
Roofing	£200k	£95k	£100k	20
Structural Works	£340k	£50k	£100k	50
Total			£1.874m	

4. Details of Scrutiny

None

5. Financial, legal and other implications

5.1 Financial implications

A policy provision for the Decent Homes schemes was approved in June 2014 to hold the £1.874m slippage from the 2013-14 HRA capital programme. This is available to finance growth in the Decent Homes programme in 2014-15.

Pete Coles
Principal Accountant - Housing

5.2 Legal implications

None

5.3 Climate Change and Carbon Reduction implications

None sought

5.4 Equalities Implications

None sought

5.5 Other Implications (You will need to have considered other implications in preparing this report. Please indicate which ones apply?)

None sought

6. Background information and other papers:

7. Summary of appendices:

8. Is this a private report (If so, please indicated the reasons and state why it is not in the public interest to be dealt with publicly)?

Yes/No

9. Is this a “key decision”?

Yes

10. If a key decision please explain reason

**It affects communities living or working in two or more wards in the city.
Spending is over £1m (various schemes)**