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**HSC**  
**HRA & GF Capital Programme**  
**20/21- Q2 update**  
**November 2020**



Leicester  
City Council

# General Summary

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- HRA- spend in Q1 was obviously low due to the pause in all but essential works, with external works the first to show signs of recovery. Q2 has seen an ongoing improvement and we expect this continue up to year end, however it is unlikely we will see full spend in all work areas.
- GF – spend again has been low initially, however the situation is improving all the time and we expect to see a strengthening position in the next two quarters.

# HRA- Q2 and forecast

Work area	budget	Q1 spend	Q2 spend	Yearend forecast
Kitchen and bathroom refurbishments	£4.11m	£307k	£1.084	£2.4m
Boiler replacements	£3.45m	£270k	£658k	£2.3m
Rewires and electrical upgrades	£1.88m	£67k	£424k	£950k
Disabled adaptations	£1.2m	£119k	£285k	£700k
Re roofing	£753k	0	£258k	£753
Soffits and fascias	£555k	0	£48k	£600
Window and door renewal	£150k	0	£21k	£50k
Balcony repairs	£198k	0	0	£50k
Sheltered Housing improvements	£100k	0	0	£25k
Fire Risk Works	£1.2m	0	£94	£400k
Council house acquisitions	£30.6m	£7.1m	£10.398m	£30.6m
New build council houses	£4.75m	£1.44m	£2.688	£4.75
<b>Totals</b>	<b>£48.946m</b>	<b>£9.303m</b>	<b>£15.958m</b>	<b>£43.578</b>



# Summary

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- Due to the slow start to the year all internal works have been delayed and we continue to experience delays, contractors are building capacity but they have numerous contracts to meet for us and other organisations etc. Some have only recently started to increase capacity, taking a cautious approach to releasing operatives from furlough.
- Some tenants are cautious about having internal works carried out and have asked us to defer the works, particularly relevant to rewires and adaptations.
- New builds continue to go well as does all external works and we expect to fully spend on these items.
- Acquisitions again are going well despite losing our momentum, however the forecast does rely on the completion of one or both of the large scale acquisitions we are negotiating on , UHL Hospital Close and The Jaime Lewis portfolio.

# General Fund

Work area	Budget	Q1 spend	Q2 spend	Yearend forecast
Disabled facility grants (DFG's)	£3.2m	£314k	£492k	£2m
Repayable home repair loans (RHRL's)	£300k	0	£3k	£170k
Communal and environmental works	£875k	0	£141k	£575
Public realm	£1.2m	0	0	£750k
Fleet	£6.522	£333k	£877k	£2.8m
Empty Homes	£50k	0	0	£50k

# Communal and Public Realm works

- Project board set up and meeting regularly
- Plans for the restyling of Ottawa Rd complete
- Landscape architect being brought in to re design courtyards
- Green Team recruited and have started on site
- Consultation to start on garage demolition



# Disabled Facility Grants

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- All cases that were stopped are now being completed
- All cases have been reviewed
- Some cases are being split to expediate works
- Some applicants are asking for the works to be paused.



# Fleet Replacement

STATUS	NUMBER	COST	PLANNED ESTIMATED DELIVERY	ESTIMATED IMPACT OF COVID 19
Delivered	29	£1,534,000	September 2020	Some delays of 2-3 months incurred
Ordered	37	£1,470,000	April 2020 – October 2020	Delay of 4 to 6 months
Awaiting Legal	21	£2,055,000	September 2020 - September 2021	Delay of 4 to 6 months
Out To Tender	10	£600,000	September 2020 - November 2020	Delay of 4 to 6 months
Awaiting Tender PRF submitted	17	£393,000	October 2020 - July 2021	Delay of 4 to 6 months
To be agreed with users or final PRF sign off	3	£210,000	October 2020 - July 2021	Longer lead time of 4-6 months expected
APSE Procurement Consultant	6 months	£50,000	October 2020	Extend until March 2021
Axle Load Indicators	100	£86,940	December 2020	Delay until June 2021
Total		£6,522,000		



# Right to Buy Receipts

£m	Quarter 1	Quarter 2	Quarter 3	Quarter 4	Total for Year
Required expenditure	6.4	5.7	8.7	12.9	33.7
(Over)/Under Delivery Against Previous Quarter Target	(1.7)	(1.6)	(2.0)	(9.3)	(1.7)
Actual / Forecast expenditure	6.3	6.1	16.0	6.0	34.4
Forecast (Headroom)/Shortfall Against Quarter Target	(1.6)	(2.0)	(9.3)	(2.4)	(2.4)