

**EAST AYRSHIRE COUNCIL**

**HOUSING COMMITTEE – 7 NOVEMBER 2001**

**MODIFICATION OF THE CAPITAL PLAN**

**Report by the Director of Homes and Technical Services**

**1. PURPOSE OF REPORT**

- 1.1 To advise members of the initiatives taken to commit currently identified savings upon the Housing Capital Programme 2001/2002.

**2. BACKGROUND**

- 2.1 Current budgetary approval for Demolition works amounts to £400,000.00, which enables all currently programmed projects to be carried out, leaving an uncommitted budget of £75,791.87.
- 2.2 Current budgetary approval for External Painterwork and Masonry Repairs amounts to £382,344.06, inclusive of support funding from the Area Initiative budget in respect of the external painterwork schemes identified thereunder.
- 2.3 Current budgetary approval for External Wall Insulation and Thermal Improvement amounts to £86,016.09, which is a consequence of the budget having been partially utilised to support the additional works at Fultons Lane, as reported to Committee on 12<sup>th</sup> September 2001. The remaining budget of £86,016.09 will enable roughcasting works, cavity wall insulation, and renewal of rainwater goods to be carried out to 13-47 David Dale Avenue, Stewarton.

**3. DETAILS OF MODIFICATION TO THE CAPITAL PLAN**

- 3.1 From identified savings, upon the Housing Capital Programme it is possible, to commit further schemes, namely:-
- 3.1.1 Increasing the budgetary commitment for demolition works to £474,000.00 will, after taking account of the current undercommitment of £78,791.87, enable demolition works to be carried out at 39-41 Montgomery Street, Kilmarnock, 4 Montgomery Place, Kilmarnock, and 1-15 McBeth Walk, Kilmarnock.
- 3.1.2 Tenders have now been received for Phase 2 of the External Painterwork and Roughcast Repairs Programme, and, in order to carry out current proposals, it is necessary to increase the budgetary commitment to £474,459.48. This is the result of the addition to the specification of painterwork to doors and rainwater goods which had not been previously carried out under Capital Contracts; together with a general increase in unit costs in excess of current inflation levels.

3.1.3 Increasing the budgetary commitment for External Wall Insulation and Thermal Improvement to £172,032.18 will enable similar work to be carried out to 49-83 David Dale Avenue, Stewarton.

3.2 Reference is made to the separate report to Committee "Housing Capital Programme to period 6" which, after inclusion of the above schemes, shows a projected nominal overspend of £3,909.09.

#### **4. LEGAL/POLICY IMPLICATIONS**

4.1 The Capital Programme enables the Council to carry out its responsibilities towards its tenants in the maintenance and improvement of the housing stock.

#### **5. FINANCIAL IMPLICATIONS**

5.1 The modification to the Capital Programme commits the funds which are available to the Council by way of income.

#### **6. RECOMMENDATIONS**

6.1 Committee is asked to note the current position in relation to the modification to the Capital Programme.

James Lavery  
Director of Homes and Technical Services

#### **LIST OF BACKGROUND PAPERS**

NIL

1. Report to Housing Committee 7<sup>th</sup> November 2001, Housing Capital Programme to period 6

For further information please contact Alan Paterson, Principal Quantity Surveyor, Technical Services on 01563 555249.

**AGENDA**