

AFFORDABILITY MODEL Office Project - Post Stage D

APPENDIX 3

	Original Budget	Current Stage E No Mitigation	Option 1 Revenue Only Mitigation	Option 2 50% Capital Plus Revenue Mitigation
	£'000	£'000	£'000	£'000
Project Costs				
Consultancy Fees	993	1,289	1,289	1,289
Statutory Fees	25	25	25	25
Surveys	0	28	28	28
Construction	8,068	9,742	9,742	9,742
Decanting Costs	615	413	413	413
Fit-Out Costs and Removals	345	390	390	390
Inflation Allowance	879	1,116	1,116	1,116
Contingency	825	819	819	819
Additional Costs as a result of delaying demolition until receipt of construction tenders		330	330	330
less:	11,750	14,152	14,152	14,152
Financed by Existing Budgets		(450)	(450)	(450)
	11,750	13,702	13,702	13,702
				(976)
Additional Capital Mitigation				
Less Assumed Disposal Receipts	(4,000)	(4,000)	(4,000)	(4,000)
	7,750	9,702	9,702	8,726
Capital Receipts - Existing Programme	(4,000)	(4,000)	(4,000)	(4,000)
To be financed from Revenue	3,750	5,702	5,702	4,726
Capital Repayment (Year 2 onwards) @ 4%	150	228	228	189
Loss of Interest @ Base Rate	388	437	437	393
Total Cost to Revenue	538	665	665	582
Savings:				
Premises Related Costs(Based on Current budgets)	150	166	166	166
Energy Costs	0	42	42	42
Staffing Costs	300	300	300	300
Rent from County Council	25	30	30	30
Other Savings to be Identified (To achieve council tax neutral position)	63		127	44
Total Revenue Savings	538	538	665	582
NET Cost (Saving) on Revenue Budget	0	127	(0)	(0)

In addition (separate budget)

Included in Structural Maintenance Programme

Works to existing Structures per June 2005 Report

To be included as part of the procurement Process

300