

21 October 2020 at 7.00 pm

This meeting will be held virtually via Zoom,
and livestreamed here:

https://www.youtube.com/channel/UCIT1f_F5OfvTzxjZk6Zqn6g - Virtual
meeting

Despatched: 13.10.20



Finance & Investment Advisory Committee

Supplementary Agenda

	Pages	Contact
9. Capital Programme & Asset Maintenance 2021/24	(Pages 1 - 6)	Alan Mitchell Tel: 01732227483

If you wish to obtain further factual information on any of the agenda items listed above, please contact the named officer prior to the day of the meeting.

Should you need this agenda or any of the reports in a different format, or have any other queries concerning this agenda or the meeting please contact Democratic Services on 01732 227000 or democratic.services@sevenoaks.gov.uk.

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Capital Programme 2021/24

Scheme Bid Document - Scheme: Capital Programme Feasibility Studies

Description: SDC has an ambitious capital development agenda. The agenda's programme is not only aimed at regenerating parts of the District, but also generating future income streams for the Council and delivering on the District's housing needs.

This bid is to provide seed funding to explore options and undertake necessary feasibility work to enable the Council to make informed strategic investment decisions. Typical work that this fund will be used for includes amongst others: Concept designs, feasibility studies, utility surveys, legal searches, feasibility studies, development and financial appraisals, planning studies. On average it will support the product development of circa 5 schemes a year before these individual schemes received Cabinet/Council approval. Should the schemes be progressed, these upfront costs could be incorporated into the budgets of the respective projects.

Service : Property and Commercial

Portfolio Holder/Chief Officer : Cllr Peter Fleming; Detlev Munster

Financials :

CAPITAL COSTS	TOTAL	2021/22	2022/23	2023/24
	£000	£000	£000	£000
Gross scheme cost	2,330	1,150	830	350
External Contributions (list)				

Net scheme cost	2,330	1,150	830	350
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ONGOING REVENUE IMPLICATIONS

(excluding loss of interest)

Running costs

Income streams

Net cost

Funding Source : The funding sources will be dependant on the funding for each scheme. Aborted schemes will not be capitalised and any costs will be need to funded from existing revenue budgets

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Other Resource Implications :	
Staffing	Funding will be used to capitalise allowable salaries within the Property team. These are the salaries of those officers that are directly involved with the delivery of the projects.
Asset Values	Funding will be used towards projects that will add value to the Council's property portfolio which should appreciate in value over time.

Justification:

This funding will be used towards capital projects that support the Council's Property Investment Strategy, the Council Plan, Corporate Plan and Economic Development Strategy, and the West Kent Partnership Economic Priorities for Growth.

The assessment of options and the preparation of development appraisals and feasibility studies are a necessity to ensure that the Council is able to make an informed decision, before it commits future significant funds of money. Undertaking such due diligence is a requirement under the Prudential Code, IFRS16, and the Council's Risk Management Strategy, and complies with S123 of the LGA.

Capital Programme 2021/24

Scheme Bid Document - Scheme: Vehicle Replacement Programme

Description: Purchase of replacement commercial fleet vehicles that have reached the end of their fully depreciated operational life.

Service : Direct Services

Portfolio Holder/Chief Officer : Councillor Margot McArthur/Adrian Rowbotham

Financials :

CAPITAL COSTS	TOTAL	2021/22	2022/23	2023/24
	£000	£000	£000	£000
Gross scheme cost	1,689	563	563	563
External Contributions (list)				

Net scheme cost	1,689	563	563	563
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ONGOING REVENUE IMPLICATIONS

(excluding loss of interest)

Contribution to Vehicle replacement Reserve	61	61	61
Income streams			
Net cost	61	61	61

Funding Source: Funding is via the vehicle replacement fund which is financed by fixed transport charges, the sale of old vehicles and by an annual revenue contribution. Fixed transport charges include an annual replacement fund contribution as well as individual depreciation charges levied on each fleet purchase over predetermined periods.

Other Resource Implications :	
Staffing	Managed by Direct Services fleet management.
Asset Values	Approximately £9 million

Justification:

To maintain services, mainly statutory. Supports all the Council's priorities

Capital Programme 2021-24

Scheme	Funding Source	Bid Form							Total over programme period £000
					2020/21	2021/22	2022/23	2023/24	
			Total approved scheme £000	Previous years spend £000	Forecast £000	Budget £000	Budget £000	Budget £000	
People & Places	Capital Receipts & External funding, External borrowing Capital Receipts Capital Receipts Capital Receipts & External funding Capital Receipts Mixed Mixed Mixed Mixed Mixed Mixed Mixed Mixed Mixed Mixed Mixed	Previous approval	19,870	857	7,091	10,352	1,452	100	19,852
White Oak Leisure Centre		Previous approval	130		30	100			130
White Oak Leisure centre - Orchards Academy		Previous approval				79	8	8	95
Burlington Mews		Separate report 1 & separate report			800	3,000	1,824		5,624
27-37 Swanley High street (meeting Point)					50	50			100
White Oak Residential		1			20	330			350
Bevan Place		1			20	330			350
Edenbridge		1			30	320			350
Sevenoaks Town Centre Regeneration		1					350		350
Hollybush		1					50		50
Spitals Cross		1					200		200
Otford Park & Ride		1					50		50
Westerham		1						350	350
Kemsing		1				20	30		50
Lullingstone		1				100	150	-	250
Other Feasibility & Due Dilliegnce costs		1							
Finance and Trading	Vehicle Renewal Res. Better Care Fund Prop. Inv. Reserve	2	-	-	549	563	563	563	2,238
Commercial vehicle replacements		3	-	-	1,100	1,100	1,100	1,100	4,400
Disabled Facilities Grants (gross)		Previous approval	50,300	29,505	5,000	5,000	5,000	5,795	50,300
Property Investment Strategy					14,690	21,344	10,777	7,916	85,089
TOTAL									

Funding Sources

Capital Receipts	7,021	4,041	3,284	108
Financial Plan Reserve & Cap Receipts				
Vehicle Renewal Reserve	549	563	563	563
Property Investment Strategy ***	5,000	5,000	5,000	5,795
Better Care Fund (KCC)	1,100	1,100	1,100	1,100
Internal Borrowing				
Mixed funding depending on scheme funding	120	1,150	830	350
External Borrowing		8,000		
Grant Funding	900	1,490		
	14,690	21,344	10,777	7,916

*** Part will be funded from Capital Receipts, Reserves, Internal Borrowing and External Borrowing.

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