

Financial Analysis for each option - purchase and lease - 20% reduction

Options	Future years Revenue cost @ 08-09 Prices £m	Total Gross Internal Floor area m2	Total Workstations	Total reduction in Floor area %age	Total reduction in Workstations %age
1 Existing buildings + offsite storage	4.241	28,222	1,566		
2 KTC purchase + retain Lewis House	5.381	17,518	1,250	38%	20%
3 KTC Purchase	5.665	17,518	1,250	38%	20%
4 Bath Purchase	7.240	17,518	1,250	38%	20%
5 KTC Lease + retain Lewis House	5.926	17,518	1,250	38%	20%
6 KTC Lease	6.177	17,518	1,250	38%	20%
7 Bath Lease	6.286	17,518	1,250	38%	20%

Capital cost @ 08/09 Prices	Capital Receipts @ 08-09 prices	Net Capital spend
0	0	0
39.840	3.770	36.070
45.547	7.970	37.577
68.134	7.970	60.164
10.271	3.770	6.501
10.271	7.970	2.301
10.271	7.970	2.301

* includes capital financing net of receipts

Options	2009/10	2010/11	2011/12	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19
1 Existing buildings + offsite storage	4.080	4.080	4.080	4.080	4.235	4.235	4.235	4.235	4.235	4.235
2 KTC purchase + retain Lewis House	4.089	4.172	4.239	4.791	6.449	6.238	6.221	6.173	5.375	5.329
3 KTC Purchase	4.089	4.172	4.243	4.798	6.699	6.523	6.510	6.459	5.660	5.611
4 Bath Purchase	4.089	4.172	4.222	4.756	8.012	8.226	8.145	8.064	7.235	7.157
5 KTC Lease + retain Lewis House	4.089	4.172	4.222	4.756	7.500	6.695	6.688	6.679	5.921	5.913
6 KTC Lease	4.089	4.172	4.222	4.756	7.953	7.068	7.067	7.065	6.312	6.309
7 Bath Lease	4.089	4.172	4.222	4.756	8.007	7.122	7.121	7.118	6.365	6.363

