

FINANCE BUDGET MONITORING MONTHLY DASHBOARD - April to June 2021

CAPITAL APPENDIX 2 - KEY SCHEME VARIANCE ANALYSIS

	Narrative	2021/22 Budget £'000	2021/22 Forecast £'000	Rephasing to Future Years £'000	Under / Over Spend £'000
Adults and Council House Building					
Affordable Housing	Plans to extend the temporary accommodation at Theobald House progressing & planning permission secured and expected to complete in 2021/22. Pemberley Place extra care scheme delayed due to Covid, with grant payment of £300k is now expected to slip to 2022/23.	916	616	300	-
Housing Delivery Vehicle/ Schemes (Capital Disposals ADL)	Funding is used where required to facilitate ADL/ACL capital schemes, including the refurbishment of flats returned by Curo. ADL/ACL for are in the process of preparing business cases for Argyle Works & Station Road and we are also looking at the repurposing of some former commercial units.	600	600	-	-
Next Steps Accommodation Programme	The Next Steps Accommodation Programme was approved in January 2021 for the refurbishment of 23 Grosvenor Place is progressing and orders raised. Also the purchase of two Platform for Life Properties was approved, with one property transaction completed.	810	810	-	-
Affordable Warmth Grant Scheme	We have 2 grant offer schemes to improve energy efficiency for homes for low income households. To date we have received 137 applications and expect over 40 applications to be approved, resulting in improved energy efficiency and lower carbon emissions through better thermal installation and replacement heating systems. In addition, we are working in partnership with Curo to deliver improved underfloor thermal installation to over 70 properties.	716	716	-	-
Transport					
Office for Low Emission Vehicles (OLEV) Bid -GULW	Programme objectives are to provide 'rapid' and 'fast' charge points in public car parks and provide a last mile delivery pilot. Covid has severely impacted connection requests and supply chain issues in the recovery phase are being monitored.	964	964	-	-
Transport Improvement Programme	Programme currently progressing with a signalised pedestrian crossing at Ensleigh, Lansdown Road under construction. Budget rephasing from 2020/21 of 1,407k relates mainly to CIL and s106 funded schemes due to complexity and moving staff to work on emergency Covid measures.	2,663	2,663	-	-
Neighbourhood Services					
City Centre Security - Highways Scheme	Scheme development continues with an update on proposals as a result of the public consultation and an access study are reported elsewhere on this agenda.	385	385	-	-
Highways Maintenance Block	All workstreams progressing to programme and forecast, no exceptions to report at this stage.	5,308	5,308	-	-
Cleveland Bridge Refurbishment	Cleveland Bridge is now closed to carry out essential repairs.	3,560	3,560	-	-
Parks S106 Projects	This relates to a number of projects that are s106 funded, including the completion of a play area refurbishment at Kelston Road and new footpaths at The Tumps woodland in Bath Corston View. Other works include a play area refurbishment at Kensington Meadows, railings, handrails and entrance improvements at Hedgemoor, shrubbery landscape and improvements at Cappards Farm, Linear Park and Brickfields Road. A consultation and project plan is currently being developed at Sullis Meadows for potential delivery this year.	121	121	-	-
Waste Depot Relocation	A full planning application for the Keynsham Recycling Hub development was submitted at the end of January 2021. Next step, report to be considered by Planning Committee. Demolition of redundant buildings was completed in May. The procurement process for the construction phase is underway and formal approval for funding elsewhere on this agenda.	644	644	-	-
Sydney Gardens (Round 2)	The Sydney Gardens Project is due to complete by 31st March 2022; delays to the programme have been carefully managed and other necessary works have continued while issues were resolved. A new Petanque Terrain is complete and the Upper tennis courts have been refurbished. Heritage building conservation works are all underway, and the new Community Pavilion has been roofed and is progressing well. The next major area of work will be the new play area, which will be started in July. Additional Roman archaeology costs have been covered by the Lottery contingency budget.	2,249	2,249	-	-
Children and Young People, Communities and Culture					
Basic Needs - School Improvement / Expansion	Programme Highlights are :- - St Nicholas Primary expansion to a 420 place school. Works to provide a pedestrian footbridge were scheduled for early 2020 now delayed to 2021 due to problems with the housing developer and their agreement to a variation of the S106 Agreement for the relocation of the footbridge. £174k rephased into 21/22 due to the footbridge more likely to proceed Summer/Autumn 2021. - Peasedown St John Primary expansion to a 630 place school. A new 4 classroom block with small hall and internal remodelling to the kitchen in the existing school building is now complete. - Hayesfield School, project to expand the school refectory is now expected to complete in Spring/Summer 2021. Delays due to Academy revising the design to achieve planning permission. No impact on budget. - Cameley Primary, expansion to a 210 place school by providing a new 3 classroom block and expansion of the hall, kitchen, staff room and reception/entrance. Completion due September 2021. 1m rephased into 21/22 due to Covid delays at the development stage impacting on early programme. Scheme progressing well. - St Keyna Primary - Feasibility Study to expand to a 420 place school. To start June/July 2021.	3,206	3,206	-	-
Schools Capital Maintenance Schemes	Various schools capital maintenance schemes are moving forward including: Twerton Infants School – Replace windows. Funding fully approved June 2021 to appoint a contractor; proposed phased programme of work to be carried out starting Summer 2021. Newbridge Primary – Replace boilers and heating system. Funding fully approved June 2021; contractor to be appointed June/July 2021 and proposed start on site July/August 2021.	864	864	-	-
SEND (Special Education Needs & Disability) Capital Programme	Projects under this scheme are:- - Bath Community Academy - Additional SEN Placements were created during 2020/21. A further feasibility study in underway to explore the options to move current provision at Bath Community Academy to another location on the site. Feasibility study outcomes expected July/August 2021. - St Mark's – Phase 1 is the creation of an additional 10 places, which will be complete for September 2021. Phase 2 is the creation of an additional 7-10 places, to complete in 2021/22. - Aspire Academy expansion to a 120 place special school - construction of a new classroom and adaptation of existing Bath Studio School buildings. Scheme to complete by Spring 2022. The Academy Trust are delivering the scheme and places will be available from September 2021.	1,589	1,589	-	-
Climate and Sustainable Travel					
Clean Air Zone	The Clean Air Zone objective is to achieve compliance with NO2 limit values. The charging zone launched as planned on 15th March 2021, with the sign and camera infrastructure, along with the highway works at Queen Square. The computer systems are fully operational and integrated both with existing Council IT systems and the central government systems for compliance checking and payment. Other "non-core items" of circa £1m are now being progressed including public realm, other air quality and transportation measures. The roll out of up to £6.7m financial assistance grants is also underway with applications processed by our three specialist finance partner organisations.	-	-	-	-
Liveable Neighbourhoods	The Low Traffic Neighbourhoods policies have been adopted with Cabinet Report agreeing initial funding.	1,000	1,000	-	-

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Economic Development and Resources					
Bath Quays Bridge & Linking Infrastructure	Works continue to progress on the project with the bridge dynamic testing complete. Engineering works to close out the bridge links at the South and North banks will continue throughout 2021.	253	253	-	-
Bath Quays North	The Developer has previously obtained approval to S96A and S73 planning applications which enabled the submission of the Reserved Matters Application (RMA) in January 2021. Following considerable dialog with the LPA on detailed design, it is expected to proceed to planning committee in Q2 of 2021/22, Advanced enabling works continue, to prepare the site for development, including the diversion of utilities and creation of temporary car parking. The impacts on scheme delivery caused by Covid-19 and lockdown continue to be evaluated, with market risks from occupier interest and construction inflation increasing delivery risk and impacting programme. Options to mitigate the more challenging financial viability arising are being considered to secure the delivery of the scheme.	6,519	6,519	-	-
Bath Quays South	No.1 Bath Quays (new offices) reached practical completion in May with levels of interest from the occupier market rebounding following easing of lockdown restrictions. Newark Works refurbishment is progressing with significant additional works committed to improve energy performance. Public Realm works are now being programmed to commence in the autumn	3,315	3,315	-	-
BWR Phase 2	The infrastructure pre-works have completed and the major gas network rationalisation works now commenced with completion in April 2022. Planning consent for residential redevelopment at Midland Road waste site was granted 17 Dec 2020. Cashflow between financial year is being updated to accelerate works as much as possible. Re-profiling will be made by technical adjustment following Homes England (funder) approval.	13,179	8,250	4,929	-
Corporate Estate Planned Maintenance	Planned works for the summer of 2021/22 include a replacement heat reclaim boiler at Haycombe Crematorium along with refurbishment works to public areas including improvements to the disabled access for the Crematorium chapel. Elsewhere we plan to upgrades to emergency lighting and other works at Beaumonds Childrens Home.	2,111	2,111	-	-
Property Company Investment - Council (Loan): Developments	During 2021/22 loans will fund the development of Sladebrook Road and Newbridge Hill. Both ACL and ADL continue to forecast loan repayments to agreed schedules for 2021/22.	12,113	12,113	-	-
Radstock Healthy Living Centre	Work is on-going on site with an expected completion date of Q4 2021/22	1,376	1,376	-	-
Roman Baths Archway Project	The main construction works for the City of Bath World Heritage Centre and Roman Baths Clore Learning Centre are now complete. The team are now working on the exhibition and fit-out; the contracts for this phase of works have been awarded and installation will complete in the Autumn.	475	475	-	-
Somer Valley Enterprise Zone - Infrastructure	Stakeholder engagement on SVEZ proposals will take place in Q2, with the formal Local Development Order (LDO) consultation due to take place in Q3. Pre-application responses to incorporate climate and nature emergency action has required further masterplan work, resulting in slippage to the LDO process.	741	741	-	-
York Street Vaults Phase2	Trench tests have been completed to assess causes of water ingress into the vaults. Work on the Swallow St public realm was due to start on-site in June 2021 with natural stone finished paving slabs similar to Stall Street and new drainage being installed. Work to complete the public realm works on York Street will be in the new year.	614	614	-	-
Keynsham High Street Renewal Programme	Phase 1 works for the Public Realm scheme for Keynsham High Street are underway to revitalise the town centre and enhancing the accessibility by alternative modes of travel. Grant funded Heritage Action Zone works will deliver further public realm, a masterplan, shop front improvements, wayfinding, community engagement and a cultural programme.	2,077	2,077	-	-
Midsomer Norton High Street Renewal Programme	Work on the grant funded Heritage Action Zone works is continuing to budget. Detailed design and technical work for a submission of a Full Business Case to WECA for Love Our High Street funding expected for September 2021.	367	367	-	-
Bath City Centre Renewal Programme	Developing a programme of public realm improvements and enabling infrastructure to support the response to Covid-19 and the re-opening and renewal of the City Centre. An application has been submitted to WECA to expand the scope/value of the project. Designs are underway for Kingsmead Square Phase 2 described elsewhere in the agenda.	340	340	-	-
Public Sector Decarbonisation Scheme	The Council has received £442k grant for the Public Sector Decarbonisation Scheme for Charlton House Care Home. Design for heating and hot water being finalised, along with solar PV to provide electricity to power the site and other measures to reduce energy demand through better insulation and lighting upgrades. We have also received £557K grant to passport to Cleveland Pools Trust for the installation of a Water Source Heat Pump to provide heat for the pools.	999	999	-	-