

**FINANCE BUDGET MONITORING MONTHLY DASHBOARD - April to September 2022**

**CAPITAL APPENDIX 2 - KEY SCHEME VARIANCE ANALYSIS**

		2022/23 Budget £'000	2022/23 Forecast £000	RePhasing to Future Years. £'000	Under / Over Spend £'000
<b>Climate and Sustainable Travel</b>					
<b>Clean Air Zone</b>	<p>The Clean Air Zone objective is to achieve, as a minimum, compliance with NO2 limit values to discharge the ministerial direction. The charging zone with the sign and camera infrastructure is operational. Other "non-core items" of circa £1m are now being progressed which includes public realm improvements to Queen Square.</p> <p>The roll out of financial assistance in the form of grants and interest subsidy on loans also continues with further applications being processed by our specialist finance partner organisations.</p> <p>CAZ funding and delivery can continue into 23/24, but it is too early to determine quantities at this stage.</p>	2,705	2,705	-	-
<b>Liveable Neighbourhoods</b>	<p>There are two themes within this programme, under which a number of interventions will be delivered. The first theme is made up of 15 Liveable Neighbourhoods (LN's) proposals and the second is a series of Residential Parking Zones (RPZ's.) Progress towards developing the programme continues as officers carry out scheme design along with extensive community consultation. Over the autumn, a prioritisation exercise will follow along with a more definitive timeline of implementation. Clarity around budget and confirmation of funding will also be confirmed during Q3.</p>	1,148	1,148		-
<b>Renewable Energy Development Fund</b>	<p>The installation of low energy lighting and solar panels is currently in progress at Combe Lea and Cleeve Court Care Homes and will be complete in 2022/23. These measures are part of a decarbonisation package for the two care homes following the Charlton House example. We are submitting a bid for an additional £535k Public Sector Decarbonisation Scheme funding in October 2022 for air source heat pumps at both care homes that will utilise the energy generated by the solar PV arrays and replace the existing gas heating. If successful, installation is programmed for completion by February 2024.</p>	457	457		-
<b>Adults and Council House Building</b>					
<b>Affordable Housing</b>	<p>The Council's contribution towards Pemberley Place extra care scheme with 72 units of affordable elderly persons accommodation is expected to be paid during the year.</p>	682	682		-
<b>Next Steps Accommodation Programme</b>	<p>The final stages of work for the refurbishment of 23 Grosvenor Place is nearing completion. Occupants already live in the newly refurbished accommodation.</p>	306	306		-
<b>Supported Housing Scheme</b>	<p>Plans to create temporary accommodation at Theobald House progressing with planning permission secured. Works were delayed due to use of building for temporary housing of rough sleepers. However, pre-building works now initiated, including securing site, strip-out works etc. A decision to refurbish Crescent Gardens Lodge for £255k was also recently approved.</p>	1,305	1,305		-
<b>Social Rent Programme</b>	<p>Scheme development work is taking place on several sites. Newbridge Road refurbishment is due to complete in Q3 2022/23 and a planning application has been submitted for a scheme for the former Argyle Works. Approval in progress to add 6-8 Cottrell Court in the programme and at the same time the budget will be profiled to reflect the planned programme of works on schemes.</p>	11,987	2,232	9,755	9,755
<b>Neighbourhood Services</b>					
<b>Highways Maintenance Block</b>	<p>The programme for £6.6m for Resurfacing is now substantially completed, with good progress being made on the remainder of the programme being £1.4m for Stabilisation and Structures, £0.55m for Street Lighting, £0.55m for Footways and £0.3m Drainage.</p>	9,300	9,300	-	-
<b>Parks S106 Projects</b>	<p>This relates to a number of projects that are s106 funded, including Weston Rec / Archery fields and wall repairs at Hedgemoor Park. A consultation has been undertaken at Sullis Meadows to include works to the footpaths and a play area refurbishment; permissions for some of these works are being sought from Historic England and the works are likely to continue into 23/24. Other works include a consultation for Brickfields Linear park project and signage at Freefields. A masterplan is in progress for Foxhill and a landscape architect has been commissioned; this will then go out for public consultation. The delivery of the project itself will largely fall into 2023/24.</p>	670	670	-	-

**FINANCE BUDGET MONITORING MONTHLY DASHBOARD - April to September 2022**

**CAPITAL APPENDIX 2 - KEY SCHEME VARIANCE ANALYSIS**

		2022/23 Budget £'000	2022/23 Forecast £000	RePhasing to Future Years. £'000	Under / Over Spend £'000
<b>Sydney Gardens (Round 2)</b>	Since April 2022 the park restoration project has seen the opening of a new play and sport area, a completed pentaque court, a community pavillion, new public toilet and the new Changing Places facility. Landscaping and planting are complete in the wider gardens and the new northern entrance off the Warminster Road is open, providing additional step free access to the park. The team are working on interpretation and orientation panels to go into the Temple of Minerva and Network rail are currently on site installing new fencing. Final date for the completion of the programme of works will be end of October.	78	78		-
<b>Pixash Site Redevelopment</b>	Above-ground construction continues on the main structures including the public recycling centre as the first area to be completed in Phase 1. Utilities and highways works have progressed, with new highway open to the public on Worlds End Lane. Market labour and materials supply challenges remain a significant risk to project milestones . The current programme plan is for the public Reuse and Recycling Centre (RRC) to open in February 2023 with full completion of the Operational Depot and handover in August 2023.	26,811	26,811		0
<b>Cleveland Bridge Refurbishment</b>	Cleveland Bridge re-opened to two-way traffic under an 18-tonne weight limit on 2nd October 2022. Masonry works, which couldn't be completed while scaffolding was in place, will continue underneath the bridge for a number of weeks. Engineers have installed a monitoring system as a precautionary measure to allow it to reopen to traffic and to provide ongoing confidence that bridge remains safe once brought back into service. The £3m additional costs of the project will be covered from the CRSTS Maintenance Challenge Fund with WECA and DfT agreement, and budget will be allocated following the approval set out in recommendation 2.4 of this report.	567	3,567		( 3,000)
<b>Children and Young People, Communities and Culture</b>					
<b>Basic Needs - School Improvement / Expansion</b>	Programme Highlights are :- - St Nicholas Primary. Works to provide a pedestrian footbridge are now progressing with S106 Variation to change location of the bridge complete. Early stage of delivery; footbridge to be manufactured and ground works to be carried out. Expected to complete end of 22/23. - St Keyna Primary - Expansion to a 420 place school. A new 6 classroom block, kitchen extension and slight remodelling of existing buildings to complete by September 2024. The new classroom block will be built to Passivhaus standard. Full project funding approved and the Project Team appointed. Planning Application to be submitted following public engagement event to be held 12th October 2022. Completion to be achieved by September 2024. (Budget has already been reprofiled.)	5,108	5,108	-	-
<b>Schools Capital Maintenance Schemes</b>	Grant is received for maintained schools and has been significantly reduced as schools have converted to academy and are funded direct by Government.  Various schools capital maintenance schemes are completing in 2022 with defects period to September 2023 and some payments to contractors still to follow. - Twerton Infants School – Replacement windows and part replacement of roof. Completed September 2022. - Newbridge Primary – Air source heat pump boiler replacement for the former Junior Block. Completed August 2022. - Newbridge Primary – Re-pipe and boiler replacement in the former Infant Block. Completed 2nd September 2022.  We are holding £1m of budget to carry out small condition projects which are urgent and will use Emergency Works or Minor Works funding provisionally approved for individual scheme delegated authority by Director for Education.	2,123	2,123	-	-

**FINANCE BUDGET MONITORING MONTHLY DASHBOARD - April to September 2022**

**CAPITAL APPENDIX 2 - KEY SCHEME VARIANCE ANALYSIS**

		2022/23 Budget £'000	2022/23 Forecast £000	RePhasing to Future Years. £'000	Under / Over Spend £'000
<b>SEND (Special Education Needs &amp; Disability) Capital Programme</b>	Various SEND Capital budgets including: -Aspire Academy - £350k budget held for final retention -Feasibility budget - £200k -Oldfield Secondary School SEN resource base - £36k -Fencing at Bath College £25.8k -St Mark's MLD £17k -S&LT Resource Base at Wellsway School site – £4.5k feasibility study funding; S&LT base to be opened in modular building currently occupied by Two Rivers Primary School. -Moorlands Junior School – £2k approved feasibility study funding. Feasibility Study to remodel classrooms and relocate the HERS provision from Broadlands School.	640	640	-	-
<b>Special Education Needs &amp; Disability (SEND) - Residential Provision at Bath College</b>	Budget to undertake feasibility project at Bath College for SEN residential provision; architects to undertake this work have been appointed and a business case with PID will follow in the autumn.	25	25	-	-
<b>Transport Services</b>					
<b>City Centre Security - Highways Scheme</b>	The project will deliver enhanced security for priority high footfall areas within the city centre in accordance with the recommendations of the NaCTSO report from the Police. Anti-Terrorism Traffic Regulation Orders (ATTRO's) have been implemented for the scheme, the exception being York St that has been subject to a Public Inquiry. Following the Inquiry the transport inspector has made the decision to recommend the plans to close York Street for anti-terrorism purposes and the Council will implement. Due to inflationary pressures further work is being undertaken to understand the full costs, programme and delivery mechanisms, including timelines. This will be subject to further democratic decisions as necessary.	1,419	1,419	-	-
<b>Office for Low Emission Vehicles (OLEV) Bid -GULW</b>	26 new charging bays are being installed at seven locations across the district, all to be completed by end of 22/23. These include Kingsmead Square car park, Charlotte St car park, Larkhall car park, Claverton Rd car park, Railway Place (adjacent to Bath railway station), South Road car park MSN, Church Street car park Radstock and Keynsham Civic Centre.	530	530	-	-
<b>Transport Improvement Programme</b>	The 2022/23 programme is currently progressing to plan with no issues anticipated. Budgets are held for schemes including Pedestrian Crossings (£480k), Managing Congestion (£154k), Safe Routes to School (£218k), Traffic Management (£242k), Local Safety (£1,067k), Public Rights of Way (£189k), Cycling (£229k), Public Transport (£64k), and Other (£115k).	2,758	2,758	-	-
<b>Resources</b>					
<b>Commercial Estate Refurbishment Programme</b>	This programme of works is under regular review and prioritisation with focus on ensuring empty properties are refurbished ready for tenant occupation and thereby reduce the number of empty units. Ready for Q3 reporting, the budget will be re-profiled to reflect costs to be slipped to 2023/24 and the current forecast reflects an early estimate of this slippage. Commercial Property assets are historic and aging with a need for maintenance and refurbishment work that can be complex.	8,202	6,157	2,045	2,045
<b>Corporate Estate Planned Maintenance</b>	Planned repairs, compliance testing and preventative maintenance already underway including upgrades to fire alarm, emergency lighting and boiler replacements. Work is in progress at Victoria Park for footpath repairs and drainage with more works planned for the nurseries and offices. Various improvement works are underway or completed at Haycombe Crematorium which includes works to the cremators. General resurfacing repairs to car parks, repairs and improvements to public areas at the Guildhall and structural repairs to Parade Gardens are in progress. Repairs and decoration to Bath Central Library are due to complete in early October. Several other works are currently out to tender with works starting this financial year.	5,053	5,053		-

**FINANCE BUDGET MONITORING MONTHLY DASHBOARD - April to September 2022**

**CAPITAL APPENDIX 2 - KEY SCHEME VARIANCE ANALYSIS**

		2022/23 Budget £'000	2022/23 Forecast £000	RePhasing to Future Years. £'000	Under / Over Spend £'000
<b>Property Company Investment - Council (Loan): Developments</b>	An update of Aequus planning for 22/23 anticipates the need for up to £1m of loans for re-purposing of Commercial Estate Properties for private rental. Their Construction Activity forecast now expects larger schemes, including further Commercial Estate re-purposing, to progress from 23/24 onwards. Existing loans for Sladebrook Road and Newbridge Hill developments of over £3m will be also be fully repaid during 22/23.	12,152	1,000	11,152	11,152
<b>Public Sector Decarbonisation Scheme</b>	Works are very much complete at Charlton House in Keynsham with PV panels and LED lighting both now in use, with final checks to be made during winter usage. Cleveland Pools Trust plan to complete final work for the installation of a Water Source Heat Pump to provide heat for the pools later in 2022/23.	188	188		-
<b>Corporate Property Acquisition</b>	The Old Post Office building was purchased in September 2022, to secure a site to relocate the Fashion Museum into Milsom Quarter as part the regeneration Plan for this area of the City. As part of a further WECA grant award for the Milsom Quarter Masterplan, funding has been secured to fit out retail units and to start to design the refurbishment.	8,068	8,068		-
<b>Economic Development</b>					
Bath Quays North	Advanced enabling works to continue to prepare the site for development, with demolition of Avon Street Car Park underway. The impacts on scheme delivery caused by Covid-19 and lockdowns continue to be evaluated for impact on viability, noting that Homes England have confirmed the Affordable Housing grant of £3.519m did not carry forward into 2022/23 so it has been removed as a technical adjustment in section 4i of this report. Market risks from occupier interest and construction inflation have also increased delivery risk.	6,060	1,500	4,560	4,560
BWR Phase 2	Masterplan developed by Aequus and pre-application submitted. Expected completion of major gas network rationalisation works in Autumn 2022. Following Homes England (funder) approval, an agreed merger of their grant funding to 31 March 2023 will support costs of over £3m in 2022/23.	7,954	3,500	4,453	4,453
Radstock Healthy Living Centre	The Radstock Healthy Living Centre was completed on July 18th and the B&NES Children Centre have moved in and are occupying the space. We are currently carrying out a few additional fit out works for the Children Centre.	556	556		-
Somer Valley Enterprise Zone - Infrastructure	Public Engagement undertaken throughout June 2022 and now complete. Transport network modelling is ongoing & ground investigation surveys have completed to development site and highways corridor, where access has been agreed, to inform the LDO and the FBC. Initial design of Highways mitigations has also been completed. A pre-app is being submitted in Autumn 2022.	1,084	1,084		-
Keynsham High Street Renewal Programme	Phase 1 works for the Public Realm scheme for Keynsham High Street are now substantially completed with some additional works in progress following the Stage 3 Road Safety Audit. Phase 2 is underway to deliver further public realm, a masterplan, shop front improvements, wayfinding and community engagement and funded by funding for a Heritage Action Zone (HAZ).	483	483		-
Midsomer Norton High Street Renewal Programme	Work on the grant funded Heritage Action Zone works continues to budget. In 2022/23 work will focus on the new Market Hall and developing a market place with a further grant offer received and approved. On track for 22/23.	802	802		-
Bath City Centre Renewal Programme	Change Request approved by WECA to reprofile spend. The Bath High Street Renewal programme is progressing well with good progress against project milestones. Replacement furniture for both Milsom Street and Kingsmead Square installed for summer 2022, improved the accessibility and appearance of both these areas, along with a bespoke parklet for Milsom Street. This scheme aims to encourage shoppers, visitors and businesses back to the city centre.	887	887		-
Bath Quays Bridge, Linking Infrastructure & South	Remaining works in 2022/23 are for lighting and public realm access to No.1 Bath Quays (new offices) and Newark Works.	2,331	2,331		-