

Executive

21 June 2018

Report of the Director of Customer and Corporate Support Services
(Deputy Chief Executive)

Portfolio of the Leader of the Council

Capital Programme Outturn 2017/18 and Revisions to the 2018/19 – 2022/23 Programme

Report Summary

1. The purpose of this report is to set out the capital programme outturn position including any under or over spends, overall funding of the programme and an update as to the impact on future years of the programme.
2. The report shows an outturn of £70.809m compared to an approved budget of £88.586m, an overall variation of £17.777m.
3. The net variation of -£17.777m is made up as follows:
 - Requests to re-profile budgets of a net -£20.514m of schemes from 2017/18 to future years (currently approved budgets in the capital programme but requires moving to or from future years in line with a changing timetable of delivery for individual schemes)
 - Adjustments to schemes increasing expenditure by a net £2.767m. £1.9m of this relates to an increase of the James House budget to reflect the updated budget as agreed by Members at Executive in March 2019.
4. The level of re profiling reflects the scale of the capital Programme, and in particular that it contains a number of major and complex projects. The overall capital Programme continues to operate within budget, due to careful management of expenditure against the budget.

5. The main areas of re-profiling included within the £20.544m include:
- £3.092m – James House (*Paragraph 27*)
 - £2.312m – Shared Ownership Scheme (*Paragraph 29*)
 - £1.504m – York Central (*Paragraph 42*)
 - £1.066m – Guildhall
 - £2.435m – Community Stadium (*Paragraph 64*)
 - £748k – DfE Maintenance
 - £663k – Older Persons Accommodation
 - £508k – LCR Revolving Investment Fund

Recommendations

6. The Executive is requested to
- Note the 2017/18 capital outturn position of £70.809m and approve the requests for re-profiling totalling £20.544m from the 2017/18 programme to future years.
 - Note the adjustments to schemes increasing expenditure in 2017/18 by a net £2.767m
 - Note the adjustments to schemes increasing expenditure in future years totalling £27.235m in 2018/19
 - Agree to retain the unspent balance on West Offices for any future major repairs
 - Agree to bring forward £1m of funding from 2019/20 to 2018/19 for Highway repairs as set out at paragraph 28.
 - Recommend to Full Council the restated 2018/19 to 2022/23 programme of £302.185m as summarised in Table 3 and detailed in Annex A
7. Reason: to enable the effective management and monitoring of the Council's capital programme

Consultation

8. The capital programme was developed under the Capital Budget process and agreed by Council on 23 February 2017. Whilst the capital programme as a whole is not consulted on, the individual scheme proposals and associated capital receipt sales do follow a consultation process with local Councillors and residents in the locality of the individual schemes.

Summary of Key Issues

9. Table 1 below shows the total variances for individual departments along with requests for re-profiling.

Department	Para Ref	Approved Budget £m	Revisions to Approved Budget (re-profile) £m	Revised Budget £m	2017/18 Outturn £m	Net increase/ (decrease) in expenditure (All externally funded) £m
		(1)	(2)	(3)	(4)	(5)
				(1) + (2)		(4) - (3)
Children, Education & Communities		5.965	(1.558)	4.407	4.495	0.088
Health, Housing & Adult Social Care – Adult Social Care		6.038	(759)	5.279	5.301	0.022
Health, Housing & Adult Social Care – Housing & Community Safety		25.758	(6.499)	19.259	21.599	2.340
Economy & Place – Transport, Highways & Environment		19.084	(3.645)	15.439	15.447	0.008
Economy & Place – Regeneration & Asset Management		20.505	(4.122)	16.383	16.399	0.016
Community Stadium		7.284	(2.435)	4.849	4.849	0.000
Corporate Schemes		2.142	(0.882)	1.260	1.533	0.293
IT Development Plan		1.810	(0.644)	1.166	1.166	0.000
Total		88.586	(20.544)	68.042	70.809	2.767

Table 1 – Summary of capital outturn by department

10. The variations of £2.767m as set out in table 1 are funded by corresponding changes in the use of Government grants, S106 funds, the Major Repairs Grant and Commuted Sums. The following paragraphs set out the main variances and the requirements for re-

profiling above £100k. All other variations below £100k are shown in the accompanying annex. All the explanations are based on movement against the approved monitor 3 position.

Children, Education & Communities

11. Capital Expenditure within the Children, Education & Communities service area totalled £4.495m in 2017/18.
12. Total capital expenditure on DfE Maintenance schemes and Schools Electricity supply upgrade totalled £1.5m in 2017/18. This expenditure funded a number of significant repairs at Maintained schools across the city including major refurbishment carried out at Dringhouses Primary School. This consisted of a full kitchen refurbishment, an electrical rewiring of the school, and the first phase of a major re-roofing programme. Significant re-roofing works were also carried out at Carr Junior and Ralph Butterfield Primary Schools, and York High School. Naburn and Ralph Butterfield Primaries both had boilers replaced, and significant pipework renewal was carried out at Westfield Primary.
13. The Basic Need Scheme has a capital outturn position of £990k in 2017/18. This has funded various works including the provision of Portacabins at Acomb Primary School to support the increased number of pupils at a cost of £302k, plus additional works at Carr Infants and Lord Deramores. A contribution to Huntington Primary Academy of £76k was also made to support their expansion plans.
14. A capital grant of £800k was provided to York Museums Trust to develop its visitor facilities and products across its sites in order to further develop its income streams and reduce its future reliance on Council revenue support. A further capital grant of £200k was provided to enable the Trust to develop a major capital refurbishment scheme as part of the initial development phase, taking the scheme to funding application stage.
15. Ventilation and Electrical works within schools have totalled £220k in 2017/18. Kitchen ventilation works have been carried out at Archbishop of York Junior, Bishopthorpe Infants and Headlands and Lakeside Primaries. Electrical works were carried out at Ruforth and Woodthorpe Primaries.

16. The Fulford School expansion scheme which delivered the major expansion and investment at the school, including kitchen and dining room refurbishments and some re-roofing works is now complete with only minor payments outstanding

Health, Housing & Adult Social Care – Adult Social Care

17. Capital Expenditure within the Adult Social Care service area totalled £5.301m in 2017/18.
18. Expenditure of £4.525m on the Older Persons Accommodation has led to a number of outcomes during the year. Following demolition of redundant classrooms and re-routing of services in the last financial year, works started on site in June 2017 to refurbish and redevelop the old school hall to create a community facility, which will accommodate Tang Hall library and reading cafe, Burnholme Nursery, Tang Hall SMART and York Community Church. The whole will be managed by Explore who will also handle bookings of the wide range of meeting rooms and activity spaces which can be used on a sessional basis by community groups as well as Council-commissioned activities for adults (previously at Burton Stone).
19. The works, which also include the creation of a new access road, which will open the wider site, are scheduled to be completed in early May, with the building opening to the public on 26th May, ready for the half-term holidays. Cash flow profiling has had to be amended during the project, to take account of additional enabling works in relation to surface water attenuation infrastructure, which will ensure that future developments further into the site will not need to re-design any piping or ducting within the adoptable access road

Health, Housing & Adult Social Care – Housing & Community Safety

20. Capital Expenditure on schemes within the Housing & Community Safety service area totalled £21.599m in 2017/18.
21. The Local Authority Homes Phase 1 scheme has a capital outturn position of £639k in 2017/18. The 8 new two bedroom flats have been completed at Fenwick Street and are fully occupied. The final release of retention payments have been made for Hewley Avenue & the Lindsey House site totalling £58k. The scheme requires funds of £89k to be transferred in to 2018/19.

22. Planning applications for revised schemes of 5 bungalows at Newbury Avenue & 5 houses at Chaloners Road will be heard early in 2018/19. Both schemes are scheduled for a start on site in the summer with completions in May & June 2020 respectively.
23. A further £20m provision has been provided in 2018/19 to support new housing schemes, two properties have been purchased to increase the housing stock, as such this scheme requires funds of £268k to be transferred from 2018/19.
24. Construction of the 27 home extension to Glen Lodge Extra Care facility in Heworth was completed in October 2017 below budget. Funds of £438k will be transferred into 18-19 to allow for the accounts to be finalised and any under spend will be returned to the HRA investment fund.
25. Subject to planning consent works to extend older people's independent living accommodation at Marjorie Waite Court (33 homes) and Lincoln Court (11 homes) will commence in 2018/19. The Marjorie Waite Court scheme requires £226k budget transferring in to 2018/19.
26. At the 15th March 2018 Executive meeting Members recommended approved and additional £1.4m of capital investment to deliver new apartments and enhanced community facilities for Lincoln Court in order to meet the need for additional older persons accommodation in York. £1.3m has therefore been added to the Capital Programme in 2018/19 with a further £100k to be funded from the existing OPA budget as agreed in the Executive report.
27. James House was purchased in April 2017 to provide a replacement of temporary homeless accommodation currently provided at Ordnance Lane, Crombie House and Holgate Road. In March 2018 work started on site for the conversion to 57 flats and 159 bed spaces with completion due in January 2019. This project has secured £2.85m Homes England grant funding, and the budget was increased to £12.4m at Executive on 15 March 2018. Following the increase in the budget and small under spend in 2017/18, £3.092m is required to be transferred to 2018/19.
28. The launch of the council's Shared Ownership programme has had a slow start due to the unique structure of the scheme, where most

purchases of homes will be customer-led on the second hand market and developing policy and procedures as this is something new for CYC. Only 2 homes have been purchased so far with a further seven due to complete in April/May. Homes England are supporting this project with total funding of £2.76m which equates to £42.5k per property. The scheme requires funds of £2.312m transferring in to 2018/19 for future property purchases.

29. The Disabled Facilities Grant (DFG) scheme has seen expenditure totalling £1.799m in 2017/18 which has seen a total of 222 grants completed, an increase of nearly 30% on the previous year, with the time to complete the work reducing by an average of 26 days to 196.
30. The falls prevention programme which is part of the DFG, was well received by over 170 residents in 2017/18 and the service has been shortlisted for an award for the best partnering service. It will be expanded to cover 5 wards of the city in 2018/19. The DFG scheme requires funds of £417k to be transferred in to 2018/19 to complete this ongoing work.
31. Customer satisfaction within the Assistance to Older & Disabled People Scheme remained high with 100% of customers advising that the adaptations had enabled them to remain in their own homes.
32. The Modernisation of Local Authority Homes Scheme has total capital expenditure of £2.42m in 2017/18 which has resulted in work during the year on major damp works, upgrading of external door entry systems to flats, asbestos removals and structural repairs to deck access walkway. The programme over spent by £342k due to the increasing costs of the damp project, this will be funded from the major repairs reserve.
33. The Major Repairs Scheme has incurred total capital expenditure of £6.751m in 2017/18, an over spend of £82k due to the increase in capacity to complete roofing works ahead of schedule, this will be funded from the major repairs reserve.
34. The Tenants Choice programme within the Major Repairs scheme has seen 155 properties have their kitchens, bathrooms and wiring updated through the year. Whilst this is lower than forecast, a significant number of customers were unable to complete the refurbishments due to ill health or had already completed the works

themselves. Of the works completed 89% of the customers were satisfied with the works completed

35. A further 637 installations of new energy efficient boilers and central heating systems have been completed throughout 2017/18 and two new air source heat pumps have been installed in previously electrically heated properties. The planned roof programme saw 43 blocks of flats re-roofed and 395 external doors were replaced.
36. There are a number of requests to re-profile budget to future years within Housing & Community Safety Capital Programme totalling £6.766m and an increase in expenditure of £704k of which £436k will be funded from the major repairs reserve and £268k from the Housing Investment fund.

Economy & Place – Transport, Highways & Environment

37. Capital Expenditure on various schemes within Transport, Highways & Environment totalled £15.447m in 2017/18.
38. Works within the Highways Resurfacing & Reconstruction scheme and Highway, Footway & Cycleway improvement schemes have progressed with combined total expenditure of £3.642m in 2017/18. h 35 resurfacing schemes have been delivered in year including: Clarence Street; Usher Lane; Moorlands Road; and Heworth Road.
39. This equates to a total area of 48,322 square metres of the maintenance carriageways resurfaced. We have also surface dressed 65,000 square metres have also been surface dressed along with 32,867 metre squared of footway schemes.
40. Harewood Whin Transfer station had an outturn position of £1.002m in 17/18. This expenditure related to a request from Yorwaste that shareholders provide a loan of £5,000,000 to cashflow their enhanced capital programme split as per the shareholding ratio (77%NYCC and 23% CYC). The largest investment in the York area being the construction of the new Transfer Station at Harewood Whin. The CYC loan was provided in June and the transfer station is now operational
41. The Local Transport Plan has a capital outturn position of £3.174m in 2017/18 with progress being made on various sub schemes. The upgrade of traffic signals at six locations was completed in 17/18, and

work was ongoing at Lendal Arch Gyrotory and Hull Road (Black Bull) traffic signals at the end of March. The upgrade work has included improvements to footways and carriageway resurfacing where required. Additional schemes were brought forward to be progressed in 17/18 due to the additional funding available from the NPIF grant, and to allow the improvements to the pedestrian crossing at Thanet Road to be done with a planned safety scheme at the same location.

42. The new section of link road between Layerthorpe and Heworth Green was opened in June 2017. This scheme was implemented by the developer of the adjacent site, with a contribution from the council. The council also upgraded the traffic signals at the James Street/ Layerthorpe/ Eboracum Way junction was part of the scheme.
43. Following the upgrade of the Inner Ring Road Variable Message Sign (VMS) in 2016/17, 15 Car Park Guidance System signs were refurbished in 17/18 and the remaining signs will be upgraded in 18/19.
44. The proposed installation of rapid charging points at Monks Cross Park & Ride was delayed as a new sub-station is needed at the site before the charging points can be installed therefore £390k of the Local transport Plan budget is to be transferred into the following year. The new sub-station should be installed in 18/19 to allow the scheme to be progressed. There is also slippage to allow for the completion of resurfacing work and road markings at the A19/Crockey Hill junction. Work on the A19/ Crockey Hill junction improvements scheme started in January 2018, and the work to widen the road and create a new southbound lane through the junction was substantially completed by the end of March with the final works to be completed in May 2018
45. York Outer Ring Road scheme is progressing with £852k being spent in 17/18. Progress is being made on the upgrades to 7 of the existing Outer Ring Road roundabouts between the Wetherby Road and Monks Cross junctions. The programme for delivery of the construction phases is proposed for 2018-2022. The first upgrade to Wetherby Road roundabout is due to commence in June
46. The LED Lighting replacement programme and Replacement of unsound lighting column schemes have a combined total capital expenditure of £746k in 17/18. AS part of this 1,230 lamp heads have

been replaced with more energy efficient Led lanterns. There have also been structural tests to 8402 tubular steel columns and 4400 concrete columns. As a result of these tests 1,080 columns have been replaced with the programme continuing in 2018/19. 1,851 columns have also been replaced as part of the ongoing maintenance programme.

47. An additional £107k was spent on the Parks and Open spaces development on various schemes including Hull Road Park which was delivered entirely by utilising external S106 funding.
48. Recognising that the recent severe winter with higher than average freeze thaw events has had a negative effect on the road surface in general, it is proposed to bring forward £1m from the 2019/20 budget into 2018/19 to invest in a larger programme of resurfacing to the worst roads in the city. The roads that will be addressed will be determined in the usual manner by the Director of Economy and Place

Economy & Place – Regeneration & Asset Management

49. Capital expenditure on various schemes within Regeneration & Asset Management totalled £16.399 in 2017/18. £12.1m plus costs of this expenditure related to the acquisition of Swinegate Court which was purchased in 2017. Rental income transferred to the Council on 1st October 2017 and all units are now fully let.
50. Capital expenditure on the York Central scheme totalled £1.9m during 2017/18. The York Central Partnership has made significant progress during the year, working towards the agreed objectives of; submission of an Outline Planning application for the overall Masterplan and a detailed application for the key access infrastructure (Western access road, bridge and spine road) in early August 2018. The council's development funding is key in resourcing the project team - working towards the completion of all the application material, further detail design work and securing the funding necessary to ensure delivery to an ambitious programme
51. The Freehold of 23 Hospital Fields Road was bought in June 2017 from the existing tenant. Prior to the purchase the Council received ground rent on the asset. Following the acquisition a higher commercial rate may be charged.

52. The Castle Gateway project is moving on to the next phase and a Masterplan report was taken to Executive on 26th April. £143k has been spent during 2017/18 on Masterplanning and the purchase of land in Piccadilly.
53. The Leeds City Region Revolving Investment fund is progressing with the Council making a commitment to contribute £961k to fund a number of housing developments in the region. The demand for funding however was lower than expected at £453k therefore the unspent balance will be carried forward.
54. Under the Asset Maintenance scheme various works have been carried out during the year including the repair of the roof at Yearsly swimming pool, improved utilities at 17-21 Piccadilly and a replacement boiler at the Crematorium.

Customer and Corporate Services

55. Capital expenditure on schemes within Customer and Corporate services totalled £1.553m in 2017/18.
56. The refurbishment of the Registry Office was completed on 9th March 2018 with the first wedding taking place on the 10th March. The project was managed within the anticipated timeframe and budget. The works have seen a full refurbishment of the reception area, administrative office and the addition of a new Bridal room. Early feedback on the refurbishment has been very positive.
57. The Mansion House reopened on 2nd December following the successful completion of the refurbishment project. The final completion payment is yet to be settled with the contractor and so the position at outturn remains within the budget at Monitor 3, £2.695m.
58. The restoration has been highly praised by visitors with a strong foot fall since reopening in January 2018, including over 2000 residents visiting during the Residents Festival. The Mansion House has been shortlisted for a RIBA prize that recognises a building that has made a substantial contribution to the local environment, as well as being entered into the York Design awards
59. The West Offices Admin Accommodation scheme completed during 2017/18 with a final payment of £30k made to York LLP investors. The overall scheme has now been completed within budget, and the

surplus funds of £230k have been retained in a Major Repairs reserve for any future significant repair work at West Offices

60. Projects to install photovoltaic panels for energy efficiency at both Hazel Court and the Burnholme site have progressed during 2017/18, resulting in spend of £156k. The balance of the budget was transferred into 201819 at Monitor 3 to fund further projects in the year ahead.

Customer and Corporate Services - IT

61. The ICT development plan has a total outturn position of £1.166m in 2017/18. This expenditure has seen significant achievements made on individual schemes.
62. The yorWellbeing online health checker developed in house went live in June 2017. This is aimed at residents between the ages of 40-74 and, based on health information provided, calculates the risk of developing type 2 diabetes and cardio vascular disease over the next 10 years.
63. In July 2017 Bereavement Services launched an online payments facility, since then additional work to support the further improvement of our Bereavement Services including their close collaboration with Funeral Directors and extending the reach of funeral service participation was completed in January, with the provision of an improved and enabling digital connectivity layer
64. The digital programme team are currently developing the 'Transportable Basket' feature (similar to an Amazon type experience) for citizens who wish to pay for multiple services through the CYC website and we have upgraded services to ensure we remain compliant with Payment Card Industry (PCI) requirements.
65. Also during last summer Certero PowerStudio was rolled out across CYC. This is a power management application that applies preconfigured power saving policies to PCs and thin terminals within the authority. This saves money on energy bills by reducing the time computers and screens are left on whilst idle overnight and at weekends and also reduced CO2 emissions
66. In the winter we undertook a major project to replace all our ageing Multi Function Devices (MFD's) and the printing facilities within the

Print Unit in West Offices. We are also mid way through a complex programme of work to fully replace the Citrix environment

67. On the security front the Council has implemented cloud hosted vulnerability services that constantly scan our environment and advise of new vulnerabilities to allow us to proactively manage the security of our entire IT estate
68. A review of the current housing systems has been completed. Research was carried out to identify the extent and scope of the work that would be needed to integrate the 15 systems currently supporting the delivery of the housing service and in particular the upgrades and development work required to the three main systems used (Northgate's iWorld and Asset Management systems and Civica's Servitor) to enable the housing team to achieve CYC's strategic objectives and to deliver a joined up, customer centric, fit for purpose housing service of the future. The business case has been approved and the programme initiated for implementation for change and transformation of the service
69. Work to align and create a programme of digital projects (including CRM, Mobile working, EDRMS) was completed resulting in regular directorate planning, prioritisation and a governance structure to support delivery
70. Within the Digital City programme, York's digital connectivity platform continues to expand through a combination of the active Talk Talk UFO, Virgin Media and Superfast West Yorkshire and York BDUK programmes. The Council's success in this space has been recognised and reflected in the recently published UK connectivity performance results and also helped York to be named by the Sunday Times as the best place to live in the UK citing "a thriving Tech scene, boasting the fastest internet speeds in Britain". TalkTalk are now a few months into build programme that will provide access to a pure fibre network for an additional 40,000 premises. This will see York achieving 70% fibre penetration by 2019 compared to the current UK average of less than 3%. ICT are also the city's lead on the regional's Digital Enterprise (DE) programme and Gigabit voucher schemes that have been established to support our SME's community with their digital skills requirements and connectivity challenges

71. The Council is working collaboratively with Utility providers to ensure that such a major infrastructure programme is delivered in a way that is co-ordinated and minimises disruption. The Council is inspecting the quality of works both during construction, after completion and during the warranty period and working with the utility providers over the quality of their contractors work. The Council has also identified budget so that the utility companies do not relay the broken paving slabs but relay with new ones
72. Total funds of £524k require re-profiling into 2018/19 in relation to the IT Development Plan overall. This is to allow the delivery of planned corporate projects including the completion of the replacement of the Citrix Server farm, the further development of the Digital services programme and other essential ICT works that have been deferred in terms of commencement until the 2018/19 financial year

Community Stadium

73. The Community Stadium capital scheme has an outturn position of £4.849m in 2017/18. The contract to Design Build and Operate the new Leisure and Stadium complex was signed in November 2017 once funding from partners was agreed. Construction is underway and it is expected to be complete by June 2019. The management of Energise and Yearsley Pool has also transferred to Greenwich Leisure

Funding the 2017/18 Capital Programme

74. The 2017/18 capital programme of £70.809m has been funded from £31.391m external funding and £39.418m of internal funding. The internal funding includes resources such as revenue contributions, Supported Capital Expenditure, capital receipts and reserves.
75. The overall funding position continues to be closely monitored to ensure the overall capital programme remains affordable and is sustainable over the 5 year approved duration.

Update on the 2018/19 – 2022/23 Capital Programme

76. As a result of this report amendments have been made to future year's capital programmes as a result of re-profiling schemes from 2017/18 to future years as set out above.

77. The restated capital programme for 2018/19 to 2022/23 split by portfolio is shown in table 3. The individual scheme level profiles can be seen in Annex 1.

		2018/19 Budget	2019/20 Budget	2020/21 Budget	2021/22 Budget	2022/23 Budget	Total Budget
		£m	£m	£m	£m	£m	£m
CEC	Children's, Education & Communities	11.946	8.988	9.142	8.500	0.000	43.071
HH & ASC	Adult Social Care & Adult Services Commissioning	3.903	1.116	0.595	0.616	0.638	11.531
HH & ASC	Housing & Community Safety	38.160	17.984	15.903	15.652	10.741	109.298
E&P	Transport, Highways & Environment	48.002	28.714	22.663	17.065	6.225	131.891
E&P	Regeneration & Asset Management	18.964	0.860	0.220	0.220	0.220	36.663
CCS	Community Stadium	29.237	3.305	0	0	0	37.391
CCS	Customer & Corporate Services	2.203	0.250	0.250	0.250	0.200	4.506
CCS	IT	4.534	2.320	1.435	1.770	1.970	11.225
	Total	156.949	63.537	50.208	44.073	19.994	385.576

Table 3 – Restated Capital Programme 2018/19 to 2022/23

78. Table 4 shows the projected call on Council resources going forward.

	2018/19 £m	2019/20 £m	2020/21 £m	2021/22 £m	2022/23 £m	Total £m
Gross Capital Programme	156.949	63.537	50.208	44.703	19.994	385.576
Funded by:						
External Funding	74.372	45.653	36.554	31.152	12.068	219.122
Council Controlled Resources	82.577	17.884	13.654	12.921	7.926	166.454
Total Funding	156.949	63.537	50.208	44.703	19.994	385.576

Table 4 - 2018/19 –2022/23 Capital Programme Financing

79. The Council controlled figure is comprised of a number of resources that the Council has ultimate control over. These include Right to Buy receipts, revenue contributions, supported (government awarded) borrowing, prudential (Council funded) borrowing, reserves (including Venture Fund) and capital receipts.
80. During 2017/18 Total Capital Receipts of £2.2m were received into the General Fund Capital Receipts Reserve. Within this figure the largest receipt of £1.6m related to the sale of a former Older Peoples home Grove House. In line with the report to Executive in July 2015 Executive Members this receipt is ringfenced for use on the Older Peoples Accommodation Programme.
81. Further assets in relation to this programme are due to be sold during 2018/19 and 2019/20 including Fordlands and Willow House and these will also be used to support the Older Peoples Accommodation Programme, up to the level previously agreed. Surplus capital receipts over this level will be available to support other council priorities
82. The remaining receipts received related to the release of restrictive covenants, Overage on Hungate Phase 2 and the sale of property at 4 North Moor Road.
83. It is expected that a number of further Capital receipts will be received in 2018/19 and 2019/20 in relation to Stonebow House, 29 Castlegate, 10/11 Redeness Street, Ashbank and Hungate overage on residential sales. These non-ringfenced receipts will continue to be paid into the Capital Receipts reserve, and options for the most prudent use of these non ring-fenced receipts will be set out in future budgetary reports to members.
84. In financing the overall capital programme the Director of Customer & Corporate Services will use the optimum mix of funding sources available to achieve the best financial position for the Council. Therefore an option for any new capital receipts would be to use these to replace assumed borrowing, thereby reducing the Councils' borrowing levels and associated revenue costs.

Consultation

85. Not applicable

Options

86. Not applicable

Council Plan

87. The information contained in this report demonstrates progress in achieving the priorities set out in the Council Plan.

Implications

88. This report has the following implications:

- **Financial** - are contained throughout the main body of the report
- **Human Resources (HR)** – There are no HR implications as a result of this report
- **One Planet Council/ Equalities** – The capital programme seeks to address key equalities issues that affect the Council and the public. Schemes that address equalities include the Disabilities Support Grant, the Schools Access Initiative, the Community Equipment Loans Store (CELS) and the Disabilities Discrimination Act (DDA) Access Improvements. All individual schemes will be subject to Equalities Impact Assessments
- **Legal Implications** - There are no Legal implications as a result of this report.
- **Crime and Disorder** - There are no crime and disorder implications as a result of this report.
- **Information Technology** - There are no information technology implications as a result of this report.
- **Property** - The property implications of this paper are included in the main body of the report which covers the funding of the capital programme from capital receipts.
- **Other** – There are no other implications

Risk Management

89. There are a number of risks inherent in the delivery of a large scale capital programme. To mitigate against these risks the capital programme is regularly monitored as part of the corporate monitoring

process, and the project management framework. This is supplemented by internal and external audit reviews of major projects. In addition, the Capital Asset Board meet monthly to plan, monitor and review major capital schemes to ensure that all capital risks to the Council are monitored and where possible minimised

Contact Details

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Wards Affected: <i>All</i>			
For further information please contact the authors of the report			

Specialist Implications:
Legal – Not Applicable
Property – Philip Callow
Information Technology – Not Applicable

Annexes

Annex A – Capital Programme by year 2017/18 – 2022/23