

A

| Programme | Programme Area | Scheme Stage | M08 Spend | Forecast | | | | | | 2022/23-3031/32 | | |
|---|---|--------------------------------------|--------------------|--------------------|--------------------|--------------------|--------------------|--------------------|--------------------|----------------------|----------------------|----------------------|
| | | | | 2022/23 Forecast | 2023/24 Forecast | 2024/25 Forecast | 2025/26 Forecast | 2026/27 Forecast | 2027/28 Forecast | | 2028/29+ Forecast | Total Forecast |
| | | | £ | £ | £ | £ | £ | £ | £ | £ | | |
| Committed Programme | | | | | | | | | | | | |
| Asset Management | Major Works | Completed | 4,662,781 | 9,479,464 | 450,769 | 1,698,387 | 47,912 | - | - | - | 11,676,532 | |
| | | On site | 29,896,191 | 57,180,455 | 40,164,817 | 19,737,807 | 7,907,036 | 5,000,000 | - | - | 129,990,115 | |
| | - | Upcoming scheme | 3,802,669 | 4,018,989 | 16,799,059 | 39,190,635 | 20,837,373 | 18,123,050 | - | - | 98,969,106 | |
| | Engineering | Completed | - | - | - | - | - | - | - | - | - | |
| | | On site | 2,521,636 | 11,380,000 | 11,050,000 | 10,800,000 | 10,800,000 | 10,800,000 | - | - | 54,830,000 | |
| | - | Upcoming scheme | 2,967,351 | 8,131,007 | 4,256,000 | 3,316,000 | 3,316,000 | 3,316,000 | - | - | 22,335,007 | |
| | - | FRA Surveys - Type 4, EW, Structural | - | 1,986,250 | 5,363,750 | - | - | - | - | - | 7,350,000 | |
| | - | Building safety remediation work | - | - | 7,500,000 | 15,000,000 | 22,500,000 | 30,000,000 | - | - | 75,000,000 | |
| | - | Stock condition surveys | - | - | 3,286,667 | 3,286,667 | 3,286,667 | 3,286,667 | - | - | 13,146,667 | |
| | - | Emergency powers - FRA related | - | 1,155,000 | 1,592,500 | 1,592,500 | 1,592,500 | 1,592,500 | - | - | 7,525,000 | |
| | - | Decarbonisation | - | - | 5,937,500 | 5,937,500 | 23,750,000 | - | - | - | 35,625,000 | |
| | - | Contingency | - | 1,000,000 | 1,000,000 | 1,000,000 | 1,000,000 | 1,000,000 | - | - | 5,000,000 | |
| | Total Asset Management | | | 43,850,628 | 94,331,165 | 97,401,062 | 101,559,496 | 95,037,488 | 73,118,217 | - | - | 461,447,427 |
| | New Build & Acquisitions* | Acquisitions | Acquired | 1,389,533 | 2,470,979 | - | - | - | - | - | - | 2,470,979 |
| On site | | | 10,868,956 | 17,309,489 | 4,982,125 | 1,864,625 | - | - | - | - | 24,156,239 | |
| Total Acquisitions | | 12,258,489 | 19,780,468 | 4,982,125 | 1,864,625 | - | - | - | - | 26,627,218 | | |
| New Build | | Delivered | 203,801 | 1,011,385 | 41,050 | 5,400 | - | - | - | - | 1,057,835 | |
| | | Delivered and in defects | 2,434,143 | 3,523,651 | 8,621,029 | - | - | - | - | - | 12,144,680 | |
| | | On site - under construction | 85,513,152 | 191,068,287 | 251,691,254 | 125,525,450 | 47,459,248 | 46,826,407 | 33,393,436 | 85,893,504 | 781,857,586 | |
| | | Pre-construction | 6,486,223 | 19,719,388 | 75,420,558 | 65,747,260 | 37,403,923 | 36,307,546 | 28,995,046 | 44,246,362 | 307,840,082 | |
| Total New Build | | 94,637,319 | 215,322,711 | 335,773,890 | 191,278,110 | 84,863,171 | 83,133,953 | 62,388,482 | 130,139,866 | 1,102,900,183 | | |
| Total New Build & Acquisitions | | | 106,895,808 | 235,103,179 | 340,756,015 | 193,142,735 | 84,863,171 | 83,133,953 | 62,388,482 | 130,139,866 | 1,129,527,401 | |
| Other programmes | | Regeneration | - | 237,250 | 40,536 | 28,776 | - | - | - | - | 306,562 | |
| | - East Dulwich Estate | - | 154,907 | - | - | - | - | - | - | 154,907 | | |
| | - Elmington Estate | 79,911 | - | - | - | - | - | - | - | - | | |
| | - Regeneration Commercial properties | 17,206 | 24,580 | - | - | - | - | - | - | 24,580 | | |
| | Other schemes | - | - | - | - | - | - | - | - | - | | |
| | - Adaptations | 217,023 | 1,600,000 | 1,600,000 | 1,600,000 | 1,600,000 | 1,600,000 | 1,600,000 | 6,400,000 | 16,000,000 | | |
| | - Cash incentive & Home owner buy back scheme | - | 1,227,000 | - | - | - | - | - | - | 1,227,000 | | |
| | - Major voids | 41,719 | 329,413 | 1,347,000 | 318,000 | 337,080 | 357,305 | 378,743 | 1,756,267 | 4,823,807 | | |
| | - Security | - | 604,908 | 68,651 | - | - | - | - | - | 673,559 | | |
| | - T&RA halls | 6,037 | 1,651,933 | - | - | - | - | - | - | 1,651,933 | | |
| | - Leathermarket JMB consolidation | - | 2,445,090 | 2,445,090 | - | - | - | - | - | 4,890,180 | | |
| | - Aylesbury Fire Remedial works | - | 400,000 | 1,040,000 | - | - | - | - | - | 1,440,000 | | |
| | Total Other programmes | | 361,896 | 8,675,000 | 6,541,277 | 1,946,776 | 1,937,080 | 1,957,305 | 1,978,743 | 8,156,267 | 31,192,528 | |
| | Total committed programme | | | 151,108,332 | 338,109,425 | 444,698,354 | 296,649,007 | 181,837,738 | 158,209,475 | 64,367,225 | 138,296,133 | 1,622,167,356 |
| Financing | Committed programme | | | | | | | | | | | |
| | Major Repairs Reserve & Revenue Contributions | | 70,000,000 | 70,000,000 | 70,000,000 | 70,000,000 | 70,000,000 | - | - | 350,000,000 | | |
| | Non RTB receipts | | 29,192,756 | 60,779,812 | 10,289,737 | - | 17,500,000 | 34,940,332 | 13,208,628 | 165,911,265 | | |
| | RTB receipts | | 3,596,579 | 6,600,000 | 4,094,562 | - | - | - | - | 14,291,141 | | |
| | Grants & external contributions | | 89,799,575 | 57,549,677 | 8,742,488 | 3,174,400 | 5,381,000 | 13,900,000 | - | 178,547,140 | | |
| | S106 receipts | | 61,139,136 | 10,068,651 | 10,000,000 | 10,000,000 | 10,000,000 | 10,000,000 | 23,224,679 | 134,432,466 | | |
| | Borrowing | | 84,381,378 | 208,271,616 | 160,015,949 | 71,688,771 | 50,252,953 | 3,548,152 | 93,706,557 | 671,865,376 | | |
| | Unfunded | | - | 31,428,598 | 33,506,272 | 26,974,568 | 5,075,521 | 1,978,741 | 8,156,269 | 107,119,968 | | |
| | Total financing | | | 338,109,425 | 444,698,354 | 296,649,007 | 181,837,738 | 158,209,475 | 64,367,225 | 138,296,133 | 1,622,167,356 | |
| | Uncommitted Programme | Uncommitted programme | | | | | | | | | | |
| Asset Management | | Major works | - | 11,065,800 | 57,684,188 | 56,085,857 | 28,580,167 | 24,530,292 | - | - | 177,946,304 | |
| | | Engineering | - | 2,845,000 | 13,134,000 | 19,758,690 | 18,683,600 | 16,296,254 | - | - | 70,717,544 | |
| Total asset Management | | - | 13,910,800 | 70,818,188 | 75,844,547 | 47,263,767 | 40,826,546 | - | - | 248,663,848 | | |
| New Build & Acquisitions* | | Acquisitions | 159,007 | 532,277 | 5,677,858 | 5,344,165 | 1,316,487 | 372,071 | - | - | 13,242,658 | |
| | | New Build | 2,959,122 | 15,086,345 | 101,119,975 | 285,561,894 | 236,611,530 | 55,337,494 | 12,419,472 | 93,632,809 | 799,769,519 | |
| Total New Build & Acquisitions | | 3,118,129 | 15,618,622 | 106,797,833 | 290,906,059 | 237,928,017 | 55,709,565 | 12,419,472 | 93,632,809 | 813,012,177 | | |
| Total uncommitted programme | | | 3,118,129 | 29,529,422 | 177,615,821 | 366,750,606 | 285,191,784 | 96,536,111 | 12,419,472 | 93,632,809 | 1,061,676,025 | |
| Financing | | Uncommitted programme | | | | | | | | | | |
| | | Borrowing | | 15,618,622 | - | - | - | - | - | - | 15,618,622 | |
| | Unfunded | | 13,910,800 | 177,615,821 | 366,750,606 | 285,191,784 | 96,536,111 | 12,419,472 | 93,632,809 | 1,046,057,403 | | |
| | Total financing | | | 29,529,422 | 177,615,821 | 366,750,606 | 285,191,784 | 96,536,111 | 12,419,472 | 93,632,809 | 1,061,676,025 | |

* The committed and uncommitted programmes for New Build & Acquisitions are shown in detail in the following sheets