

Proposals for Capital Projects Greater than £25,000 **Appendix D 4**
(For inclusion in the draft Capital Programme for the financial years 2010/11 – 2014/15)

1	Service	Housing Strategy and Development					
2	Service Manager	Schuyler Newstead					
3	Brief Details of Proposal	Grant Programme for affordable housing funded through S106 agreements					
4. Costs (All £000s)		2010/11	2011/12	2012/13	2013/14	2014/15	Total gross cost
Financial Year in which expenditure is expected to be incurred		250	250	250	250	250	1,250
5	What is the estimated life expectancy of the asset related to the proposal?	60+ years					
6	What benefit will service users or residents experience as a result of the expenditure?	.The money will be used to assist and facilitate new affordable housing developments which will help address our housing need from the housing register. SCDC will receive nomination rights from the RSLs via S106 agreements to ensure that we have the ability to nominate households in need from our waiting list.					
7	How many individuals/properties will benefit from the expenditure?	From 50-250 (depending on grant rates, tenure types eg shared ownership, rented and other forms of intermediate tenure)					
8	What evidence is there of public, tenant and/or user support for the proposal?	District Wide Housing Needs Survey dated 2002 Strategic Housing Market Assessment Rolling programme on rural village housing needs surveys Housing register					
9	Which of the 2010/11 aims/objectives will the proposal address and how?	Delivery of more affordable housing					
10	How will performance indicators be affected?	The programme of delivery is monitored quarterly to ensure that we are achieving our targets included in the LAA target NI154					
11	Is this expenditure required to enable the Council to meet a statutory requirement? If so, please give a description of the relevant requirement.	SCDC has a statutory duty to identify the housing needs of our district and prepare strategies and policies to address these. In addition, this enables us to meet our statutory obligations to provide housing for statutory homeless priority applicants. It also enable us to meet our LAA targets.					
12	What will be the implications for the Council of not proceeding with the proposed investment?	Committed sums are secured via S106 agreements in lieu of on site affordable provision. The S106 therefore places a legal duty upon the authority to put this money towards new affordable housing projects and if this isn't achieved within a certain time frame usually 5-10 years the money has to be returned to the developer					
13	How could the same outcome be achieved without the proposed expenditure?	This money can only be spent on new affordable housing provision. The same level of output could be achieved without this expenditure. We already combine this funding with the maximum we can obtain from RSLs and the HCA. Our ability to contribute committed sums money maximises our chances of securing grant from the HCA and bringing more resources into the district.					

14	Is there likely to be any external funding contribution? If so, from where? (Please attach a copy of any written confirmation)	Box 13 already indicates that we do try and combine resources where possible both with the RSLs, developers and the HCA to achieve the maximum contribution we can.						
15. Contribution (£000s)		2010/11	2011/12	2012/13	2013/14	2014/15	Total contribution	
Financial Year in which contribution is expected to be received		250	250	250	250	250	1,250	
16. Revenue impact (£000s)		Reason		2010/11	2011/12	2012/13	2013/14	2014/15
Estimated consequential financial impact on net revenue expenditure of the proposal		Additional: income expenditure		N/a				
		Reduction in: income expenditure						
		Total for year						
17	Are any revenue changes likely to continue after 2010/11? If so, please complete the attached schedule?	N/a						
18	Brief description of the reasons for any revenue changes shown in 16	N/a						