

GOLDEN LANE ESTATE INVESTMENT PROGRAMME - DELIVERY FORECAST MAY 2019

WORKS TYPE	REF	PROJECT	ESTIMATED COST	EXPENDITURE TO DATE	CURRENT STATUS	TIMELINE																													
						2017/18				2018/19				2019/20				2020/21																	
						Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4														
A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M
INVESTMENT PROGRAMME	H18	Great Arthur House - Replacement windows and cladding	£10,000,000+	£8,511,920	practical completion																														
	H21	Lift Refurbishment	£1,300,000	£1,002,010	works complete																														
	H16	Golden Lane - Heating Replacement (Phase 1 - All blocks excluding Crescent/Cullum)	£465,000	£415,458	works complete																														
	H5	Decent Homes - Phase II (multiple estate programme)	£625,400	£605,011	works complete																														
	H14	Golden Lane - Concrete Testing & Repairs (all blocks exc. Cullum Welch)	£1,050,000	£818,952	final snagging																														
	H15	Cullum Welch House - Concrete Balustrade Replacement & Concrete Repairs	£820,000	£101,104	contractor mobilising																														
	H20	Redecorations (Int & Ext - in conjunction with Avondale Square, York Way & Middlesex St Estates)	£416,700	£299,086	Golden Lane works complete																														
	H26	Water Tank Replacement/Repairs (multiple estate programme)	£31,174	£0	on site other estates																														
	H17	Golden Lane - Heating Replacement (Phase 2 - Crescent House & Cullum Welch House)	£2,000,000	£13,600	detailed design																														
	H40	Window Refurbishment/Replacement (All blocks excluding reclud sections of Great Arthur House)	£8,400,000	£18,335	procurement of design team																														
	H41	Great Arthur House - Front Door Replacement	£675,000	£3,275	detailed design																														
	- Door Replacement Programme (multiple estate programme)	£4,000,000	£0	design																															
	- Installation of Sprinklers (Great Arthur House as part of a multiple estate programme)	£3,200,000	£0	design																															

MIDDLESEX STREET ESTATE INVESTMENT PROGRAMME - DELIVERY FORECAST MAY 2019

WORKS TYPE	REF	PROJECT	ESTIMATED COST	EXPENDITURE TO DATE	CURRENT STATUS	TIMELINE																													
						2017/18				2018/19				2019/20				2020/21																	
						Q1	Q2	Q3	Q4	Q1	Q2	2	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4														
A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M
INVESTMENT PROGRAMME	H22	Concrete Testing & Repairs	£160,000	£60,158	final snagging																														
	H20	Redecorations (Int & Ext - in conjunction with Avondale Square, Golden Lane, York Way Estates)	£222,314	£199,069	MSE works complete																														
	H24	Petticoat Tower - balcony doors and windows	£450,000	£2,250	contractor mobilising																														
	H23	Lift Refurbishment	£1,550,000	£11,600	on site																														
	H26	Water Tank Replacement/Repairs (multiple estate programme)	£14,003	£0	on site other estates																														
	H46	Communal Heating	£2,925,000	£29,100	procurement																														
	H42	Petticoat Tower - Front Door Replacement	£198,000	£1,590	contractor mobilising																														
	H25	Petticoat Tower stairwell	£429,000	£6,500	contractor appointment																														
	H12	Electrical Remedial Works (non-urgent)	£385,890	£363,825	on site																														
		- Door Replacement Programme (multiple estate programme)	£4,000,000	£0	design																														
		- Installation of Sprinklers (Petticoat Tower as part of a multiple estate programme)	£3,200,000	£0	design																														

- works delivery baseline (as forecast November 2017)
- works on site/complete
- works programmed (current forecast)
- testing/preparatory/offsite works
- programme slippage from previous report (length of arrow denotes length of delay)
- programme brought forward from previous report (length of arrow denotes extent)

AVONDALE SQUARE ESTATE INVESTMENT PROGRAMME - DELIVERY FORECAST MAY 2019

WORKS TYPE	REF	PROJECT	ESTIMATED COST	EXPENDITURE TO DATE	CURRENT STATUS	TIMELINE																		
						2017/18				2018/19				2019/20				2020/21						
						Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4			
A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	
INVESTMENT PROGRAMME	H6	Decent Homes Avondale - Phase II	£723,100	£392,780	works complete																			
	H20	Redecorations (multiple estate programme)	£607,150	£17,650	on site																			
	H38	Landlords & Tenants Electrical Testing - Phase II (multiple estate programme)	£440,000	£440,000	on site																			
	H43	Decent Homes Harman Close	£980,000	£132,826	on site																			
	H1	Avondale Square - Window Overhaul	£161,500	£28,913	on site																			
	H26	Water Tank Replacement/Repairs (multiple estate programme)	£92,104	£4,278	on site																			
	-	Door Replacement Programme (multiple estate programme)	£4,000,000	£0	design																			
	-	Installation of Sprinklers (Point Blocks as part of a multiple estate programme)	£3,200,000	£0	design																			

SOUTHWARK/WILLIAM BLAKE ESTATES INVESTMENT PROGRAMME - DELIVERY FORECAST MAY 2019

WORKS TYPE	REF	PROJECT	ESTIMATED COST	EXPENDITURE TO DATE	CURRENT STATUS	TIMELINE																		
						2017/18				2018/19				2019/20				2020/21						
						Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4			
A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	
INVESTMENT PROGRAMME	H2	CCTV (William Blake)	£23,301	£16,900	works complete																			
	H5	Decent Homes - Phase II (Southwark as part of multiple estate programme)	£1,270,000	£762,240	Southwark works complete																			
	H38	Landlords & Tenants Electrical Testing - Phase II (multiple estate programme)	£440,000	£440,000	on site																			
	H26	Water Tank Replacement/Repairs (multiple estate programme)	£67,900	£0	on site other estates																			
	H10	Door Entry (William Blake in conjunction with Dron House)	£100,000	£2,492	contractor appointment																			
	-	Re-Roofing at Blake House (William Blake Estate)	£375,000	£116,480	on site																			
	H39	Window Replacements & External Redecorations (Pakeman, Stopher, Sumner & William Blake)	£3,330,000	£24,240	procurement of design team																			
	-	Door Replacement Programme (multiple estate programme)	£4,000,000	£0	design																			

HOLLOWAY ESTATE INVESTMENT PROGRAMME - DELIVERY FORECAST MAY 2019

WORKS TYPE	REF	PROJECT	ESTIMATED COST	EXPENDITURE TO DATE	CURRENT STATUS	TIMELINE																		
						2017/18				2018/19				2019/20				2020/21						
						Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4			
A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	
INVESTMENT PROGRAMME	H36	Electrical Rewire (Tenanted Flats)	£225,000	£205,000	works complete																			
	H37	Electrical Rewire (Landlords)	£385,465	£346,383	works complete																			
	H26	Water Tank Replacement/Repairs (multiple estate programme)	£16,722	£0	on site																			
	H39	Window Replacements & External Redecorations	£1,770,000	£24,240	procurement of design team																			
	-	Door Replacement Programme (multiple estate programme)	£4,000,000	£0	design																			

- works delivery baseline (as forecast November 2017)
- works on site/complete
- works programmed (current forecast)
- testing/preparatory/offsite works
- programme slippage from previous report (length of arrow denotes length of delay)
- ← programme brought forward from previous report (length of arrow denotes extent)

YORK WAY ESTATE INVESTMENT PROGRAMME - DELIVERY FORECAST MAY 2019

WORKS TYPE	REF	PROJECT	ESTIMATED COST	EXPENDITURE TO DATE	CURRENT STATUS	TIMELINE																																																		
						2017/18				2018/19				2019/20				2020/21																																						
						Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4																																			
A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D
INVESTMENT PROGRAMME	H5	Decent Homes - Phase II (multiple estate programme)	£608,000	£574,297	York Way works complete	ELEC TESTING				YORK WAY				OTHER ESTATES																																										
	H20	Redecorations (multiple estate programme)	£596,000	£69,168	on site					OTHER ESTATES				YORK WAY WORKS				OTHER ESTATES																																						
	H38	Landlords & Tenants Electrical Testing - Phase II (multiple estate programme)	£440,000	£440,000	on site																																																			
	H26	Water Tank Replacement/Repairs (multiple estate programme)	£130,653	£4,278	on site									YORK WAY				OTHER ESTATES																																						
	H45	Communal Heating	£2,925,000	£29,100	procurement									LEAD IN																																										
	-	Door Replacement Programme (multiple estate programme)	£4,000,000	£0	design													MULTI ESTATE PROGRAMME TBD																																						

SYDENHAM HILL ESTATE INVESTMENT PROGRAMME - DELIVERY FORECAST MAY 2019

WORKS TYPE	REF	PROJECT	ESTIMATED COST	EXPENDITURE TO DATE	CURRENT STATUS	TIMELINE																																						
						2017/18				2018/19				2019/20				2020/21																										
						Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4																							
A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D
INVEST PROG	H5	Decent Homes - Phase II (multiple estate programme)	£173,315	£46,472	Sydenham Hill works complete	ELEC TESTING				SYD H																																		
	H39	Window Replacements & External Redecoration (Multiple Estates Excl. Golden Lane)	£700,000	£24,240	procurement of design team					DETAILED DESIGN & PLANNING				MULTI ESTATE PROGRAMME TBD																														
	-	Door Replacement Programme (multiple estate programme)	£4,000,000	£0	design									MULTI ESTATE PROGRAMME TBD																														

SMALL ESTATES (DRON, WINDSOR, ISLEDEN) INVESTMENT PROGRAMME - DELIVERY FORECAST MAY 2019

WORKS TYPE	REF	PROJECT	ESTIMATED COST	EXPENDITURE TO DATE	CURRENT STATUS	TIMELINE																																						
						2017/18				2018/19				2019/20				2020/21																										
						Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4																							
A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D
INVESTMENT PROGRAMME	H5	Decent Homes - Phase II (Dron & Windsor as part of multiple estate programme)	£686,216	£451,412	Windsor & Dron complete	ELEC TESTING				WIN. & DRON																																		
	H38	Landlords & Tenants Electrical Testing - Phase II (multiple estate programme)	£440,000	£247,148	on site																																							
	H26	Water Tank Replacement/Repairs (multiple estate programme)	£15,810	£4,278	on site									ISL/DRN																														
	H10	Door Entry (Dron House in conjunction with William Blake)	£100,000	£2,492	contractor appointment					SURVEY																																		
	-	Re-Roofing at Dron House	£370,000	£0	post-tender consultation																																							
	H39	Window Replacements & External Redecoration (Dron & Windsor)	£2,000,000	£24,240	design & planning					DETAILED DESIGN & PLANNING				MULTI ESTATE PROGRAMME TBD																														
	-	Door Replacement Programme (multiple estate programme)	£4,000,000	£0	design									MULTI ESTATE PROGRAMME TBD																														

- ▬ works delivery baseline (as forecast November 2017)
- ▬ works on site/complete
- ▬ works programmed (current forecast)
- ▬ testing/preparatory/offsite works
- ➡ programme slippage from previous report (length of arrow denotes length of delay)
- ➡ programme brought forward from previous report (length of arrow denotes extent)