

13.05.2025

## City of London - City Estate CWP - Year 1 Overview

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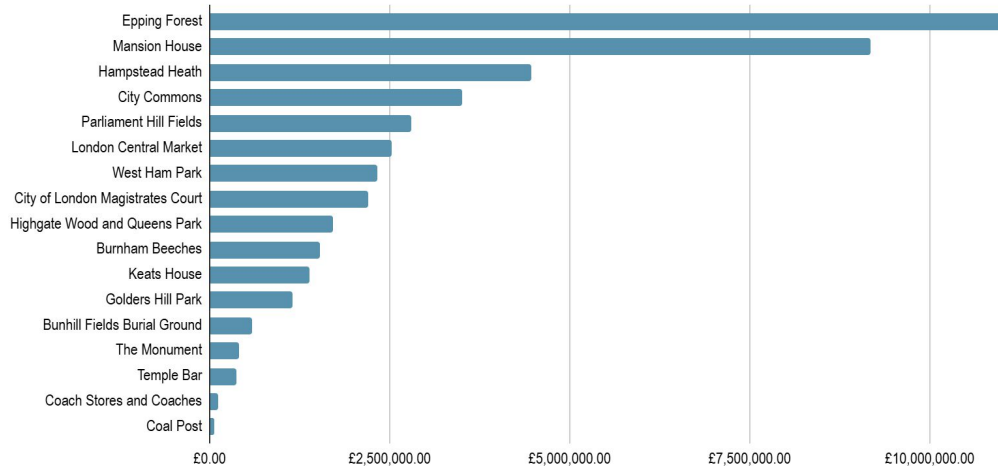


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## City Estate - Portfolio breakdown



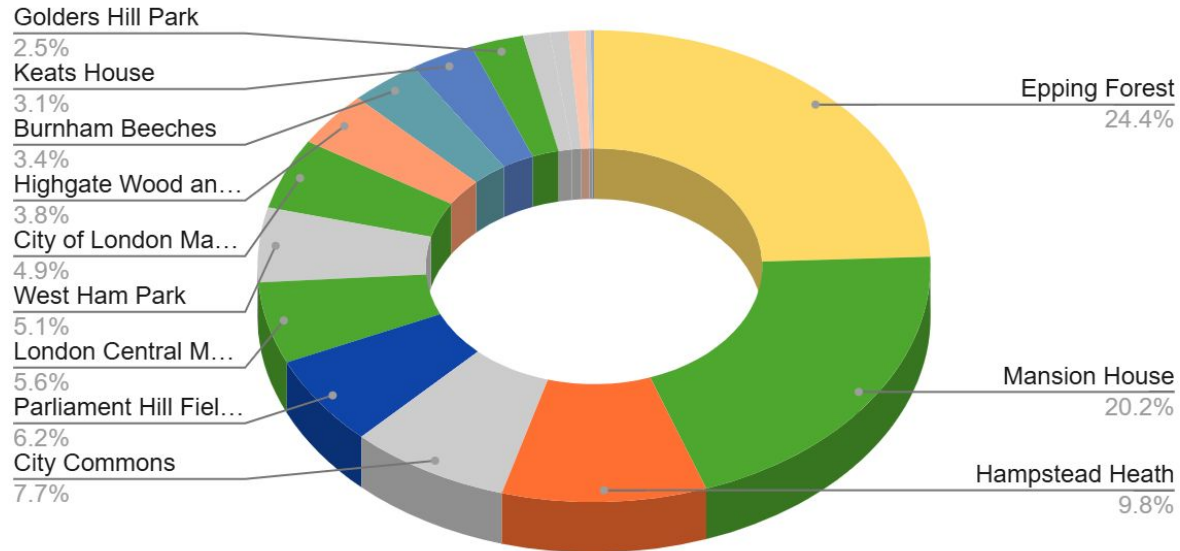
Breakdown of £45,409,850



Epping Forest	£11,063,500.00
Mansion House	£9,183,500.00
Hampstead Heath	£4,463,100.00
City Commons	£3,507,500.00
Parliament Hill Fields	£2,804,400.00
London Central Market	£2,535,000.00
West Ham Park	£2,319,500.00
City of London Magistrates Court	£2,202,500.00
Highgate Wood and Queens Park	£1,711,350.00
Burnham Beeches	£1,529,500.00
Keats House	£1,393,500.00
Golders Hill Park	£1,154,500.00
Bunhill Fields Burial Ground	£586,000.00
The Monument	£398,500.00
Temple Bar	£362,500.00
Coach Stores and Coaches	£125,000.00
Coal Post	£70,000.00
City Estate total:	£45,409,850.00

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## City Estate - Portfolio breakdown



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## City Estate portfolio - Year on Year forecasting / spend profile



	Year 1	Year 2	Year 3	Year 4	Year 5
<b>Revenue</b>	£2,633,200	£9,317,800	£7,619,650	£7,659,700	£15,482,500
<b>Capital</b>	£90,000	£623,100	£1,094,000	£645,000	£1,415,500
<b>Year on year total</b>	£2,723,200	£9,940,900	£8,713,650	£8,304,700	£16,898,000
<b>Bunhill Fields Burial Ground</b>	£57,000	£14,500	£444,000	£982,000	£586,000
<b>Burnham Beeches</b>	£40,000	£251,500	£179,000	£695,500	£363,500
<b>City Commons</b>	£648,000	£1,344,500	£750,000	£441,000	£406,500
<b>City of London Magistrates Court</b>	£79,000	£501,500	£589,000	£648,000	£605,000
<b>Coach Stores and Coaches</b>	-	£43,000	£29,500	£9,500	£43,000
<b>Coal Post</b>	-	-	-	-	£70,000
<b>Epping Forest</b>	£331,400	£2,124,600	£3,033,000	£1,000,500	£4,595,000
<b>Hampstead Heath</b>	£148,500	£1,036,750	£817,750	£885,350	£964,250
<b>Golders Hill Park</b>	£240,000	£157,500	£65,500	£231,000	£460,500
<b>Parliament Hill Fields</b>	£92,000	£809,000	£546,900	£664,000	£669,500
<b>Highgate Wood and Queens Park</b>	£138,000	£194,500	£268,500	£586,850	£653,500
<b>Keats House</b>	-	£37,500	£118,000	£762,000	£476,000
<b>London Central Market</b>	£247,500	£905,000	£311,000	£133,000	£878,500
<b>Mansion House</b>	£566,250	£1,049,000	£1,244,000	£695,000	£5,645,250
<b>Temple Bar</b>	-	£362,500	-	-	-
<b>The Monument</b>	£133,550	£133,550	£26,000	£66,500	£46,500
<b>West Ham Park</b>	£2,000	£976,000	£291,500	£504,500	£435,000

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## City Estate - Year 1 PERFORMANCE



City Estate	Totals
Year 1 forecast	£2,685,700.00
Year 1 actuals (spend)	£3,112,806.91
Year 1 commitment	£1,597,009.03
Year 1 Commitment & Spend	£4,709,815.94
Current difference (forecast vs actuals)	£427,106.91



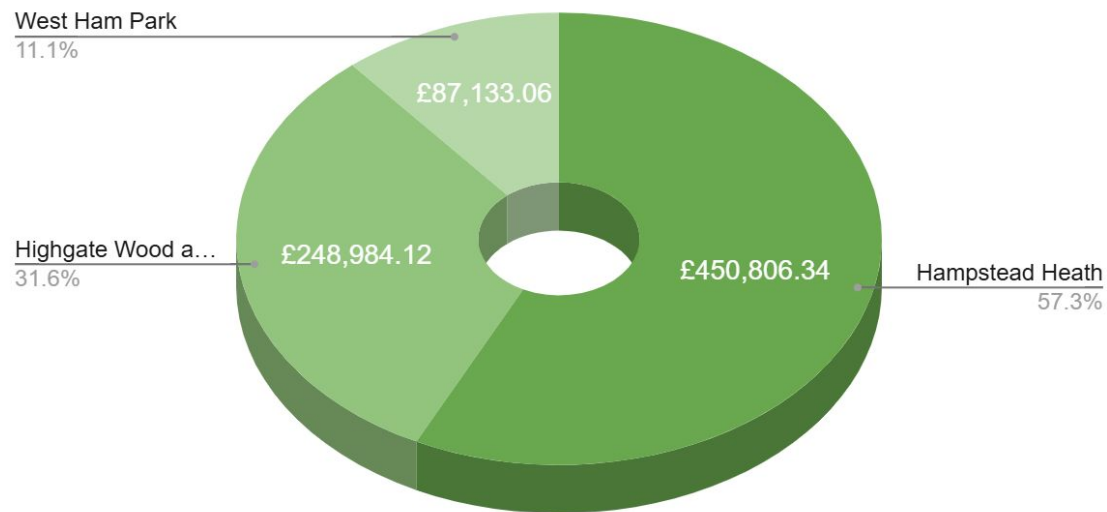
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## NLOS - North London Open Spaces



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## City Estate - Year 1 NLOS performance (spend)



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# City Estate (NLOS) - Year 2 forecast - Project and area breakdown



<b>Area Name: Hampstead Heath, Parliament Hill Fields</b>	<b>£809,000</b>	<b>Area Name: Hampstead Heath, Kenwood &amp; Kenwood (Area 4)</b>	<b>£244,000</b>	<b>Area Name: Hampstead Heath, West Heath Area &amp; Area 7</b>	<b>£41,000</b>
DRAINAGE OVERHAUL	£30,000.00	LIGHTING INC EMERGENCY LIGHTING REPLACEMENT	£4,000.00	GARDEN SHELTER OVERHAUL	£3,000.00
SURVEY - DRAINAGE	£10,000.00	SECURITY ALARM REPLACEMENT	£7,500.00	HANDRAIL DECORATION/OVERHAUL	£1,500.00
EXTERNAL DECORATIONS	£20,000.00	LIGHTING INC EMERGENCY LIGHTING REPLACEMENT	£6,000.00	INTERNAL DECORATIONS	£1,500.00
PAVING RESURFACING	£6,000.00	CCTV REPLACEMENT	£20,000.00	PATH OVERHAUL	£1,500.00
RAILINGS DECORATIONS	£20,000.00	LIGHTING INC EMERGENCY LIGHTING REPLACEMENT	£8,500.00	RAILINGS REDECORATION	£1,500.00
ROLLER SHUTTER OVERHAUL (3 No.)	£21,500.00	LIGHTING INC EMERGENCY LIGHTING REPLACEMENT	£12,000.00	ROOF SURVEY	£6,000.00
LIDO FABRIC REPAIRS	£36,000.00	LIGHTING REPLACEMENT	£2,000.00	STONE STAIRCASE TO SHELTER OVERHAUL	£6,000.00
REMAINING MAINS WATER PIPE REPLACEMENT	£72,000.00	LIGHTING REPLACEMENT	£6,000.00	WALLS RENDERING/REDECORATION	£5,000.00
CABLE RATIONALISATION	£85,000.00	SECURITY ALARM REPLACEMENT	£3,000.00	PERGOLA - ENGINEER TO MONITOR ALL STRUCTURES	£10,000.00
EMERGENCY LIGHTING REPLACEMENT (LIDO INFO CENTRE)	£4,000.00	EXTERNAL DECORATION	£20,000.00	PERGOLA - FENCING/RAILINGS OVERHAUL	£5,000.00
FIRE ALARM REPLACEMENT (LIDO INFO CENTRE)	£55,000.00	EXTERNAL SHOWER/ WASHDOWN AREA	£6,000.00	PERGOLA - HEALTH & SAFETY WORKS	£15,000.00
LANDLORDS LIGHTING & POWER REWIRE	£180,000.00	INTERNAL DECORATION	£12,000.00	PERGOLA - STRENGTHENING WORKS	£10,000.00
SECURITY ALARM REPLACEMENT	£20,000.00	Minor refurbishment of Pond Facility	£125,000.00	BELVEDERE STRUCTURE ENTRANCE/LOBBY OVERHAUL	£5,000.00
EMERGENCY LIGHTING REPLACEMENT	£6,000.00	POOL LIFT REPLACEMENT	£12,000.00	LANDLORDS LIGHTING & POWER REWIRE	£12,000.00
EMERGENCY LIGHTING REPLACEMENT	£6,000.00			LIGHTING REPLACEMENT	£4,500.00
LIGHTING REPLACEMENT	£6,000.00	<b>Area Name: Hampstead Heath, Vale of Heath &amp; East Heath Area</b>	<b>£54,500</b>	FLOORING REPLACEMENT	£1,000.00
CABLE RATIONALISATION	£60,000.00	SURVEY - GENERAL	£4,500.00	INTERNAL DECORATIONS	£1,000.00
EMERGENCY LIGHTING REPLACEMENT	£4,500.00	LIGHTING INC EMERGENCY LIGHTING REPLACEMENT	£6,000.00	KITCHEN REFURBISHMENT	£1,500.00
FIRE ALARM REPLACEMENT	£20,000.00	LANDLORDS LIGHTING & POWER REWIRE	£2,000.00	RAINWATER GOODS REPLACEMENT	£500.00
LIGHTING REPLACEMENT	£20,000.00	LIGHTING INC EMERGENCY LIGHTING REPLACEMENT	£4,000.00	ROOF REPLACEMENT	£1,000.00
PA SYSTEM REPLACEMENT	£60,000.00	SECURITY ALARM REPLACEMENT	£3,000.00	<b>Area Name: Hampstead Heath, Ponds (Area 3)</b>	<b>£68,000</b>
GARAGE STORE LANDLORDS LIGHTING & POWER REWIRE	£4,000.00	ELECTRIC HEATING REPLACEMENT	£4,000.00	PATH RESURFACING	£30,000.00
DHWIS - BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS) HEAT SOURCE /	£12,000.00	LANDLORDS LIGHTING & POWER REWIRE	£20,000.00	SURVEY - DRAINAGE	£20,000.00
LANDLORDS LIGHTING & POWER REWIRE	£8,500.00	LIGHTING INC EMERGENCY LIGHTING REPLACEMENT	£3,000.00	SURVEY - GENERAL	£4,000.00
LIGHTING REPLACEMENT	£3,000.00	SECURITY ALARM REPLACEMENT	£4,000.00	INTERNAL DECORATIONS	£2,000.00
EXTERNAL DECORATIONS	£8,500.00	WATER HEATER REPLACEMENT	£4,000.00	LIGHTING INC EMERGENCY REPLACEMENT	£12,000.00
INTERNAL DECORATIONS	£8,500.00				
EMERGENCY LIGHTING REPLACEMENT	£4,500.00	<b>Area Name: Hampstead Heath, Golders Hill Park</b>	<b>£157,500</b>	<b>Area Name: Hampstead Heath, Sandy Heath &amp; Heath Extension</b>	<b>£81,500</b>
LIGHTING REPLACEMENT	£12,000.00	PATH RESURFACING	£60,000.00	LIGHTING INC EMERGENCY LIGHTING REPLACEMENT	£8,500.00
SECURITY ALARM REPLACEMENT	£6,000.00	INTERNAL DECORATIONS (BOTHY)	£7,500.00	FIRE ALARM REPLACEMENT	£20,000.00
		KITCHEN REFURBISHMENT (BOTHY)	£12,000.00	LANDLORDS LIGHTING & POWER REWIRE	£20,000.00
		EXTERNAL DECORATIONS	£6,000.00	SECURITY ALARM REPLACEMENT	£6,000.00
		RAINWATER GOODS REPLACEMENT	£6,500.00	BOUNDARY WALL OVERHAUL (NORTH END)	£10,000.00
		DISABLED TOILET REFURBISHMENT (CAFÉ)	£20,000.00	CONDITION SURVEY	£4,000.00
		EXTERNAL DECORATIONS	£12,000.00	LIME MORTAR REPOINTING	£4,500.00
		INTERNAL DECORATIONS (TOILETS)	£7,500.00	EXTERNAL DECORATIONS	£3,000.00
		LIGHTING INC EMERGENCY LIGHTING REPLACEMENT (TOILETS)	£7,500.00	INTERNAL DECORATIONS	£3,000.00
		TIMBER SHEDS PRESERVATIVE	£2,500.00	ROLLER SHUTTERS OVERHAUL (MANUAL SHUTTERS)	£2,500.00
		EMERGENCY LIGHTING REPLACEMENT	£2,000.00		
		LANDLORDS LIGHTING & POWER REWIRE	£12,000.00	<b>Area Name: Hampstead Heath General/ Infrastructure</b>	<b>£370,250</b>
				DESILTING (ALL PONDS)	£90,000.00
				EMBANKMENT MONITORING	£6,000.00
				RESERVOIR SUPERVISION	£60,000.00
				DRAINAGE OVERHAUL (GENERAL)	£36,250.00
				DRAINAGE SURVEY (GENERAL)	£10,000.00
				FABRIC CONDITION SURVEY FOR FMP	£36,000.00
				FENCING OVERHAUL	£26,000.00
				FOOTPATH OVERHAUL (PELLINGS)	£100,000.00
				STATUE OVERHAUL/CLEANING	£6,000.00



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# City Estate (NLOS) - Year 2 forecast - Project and area breakdown

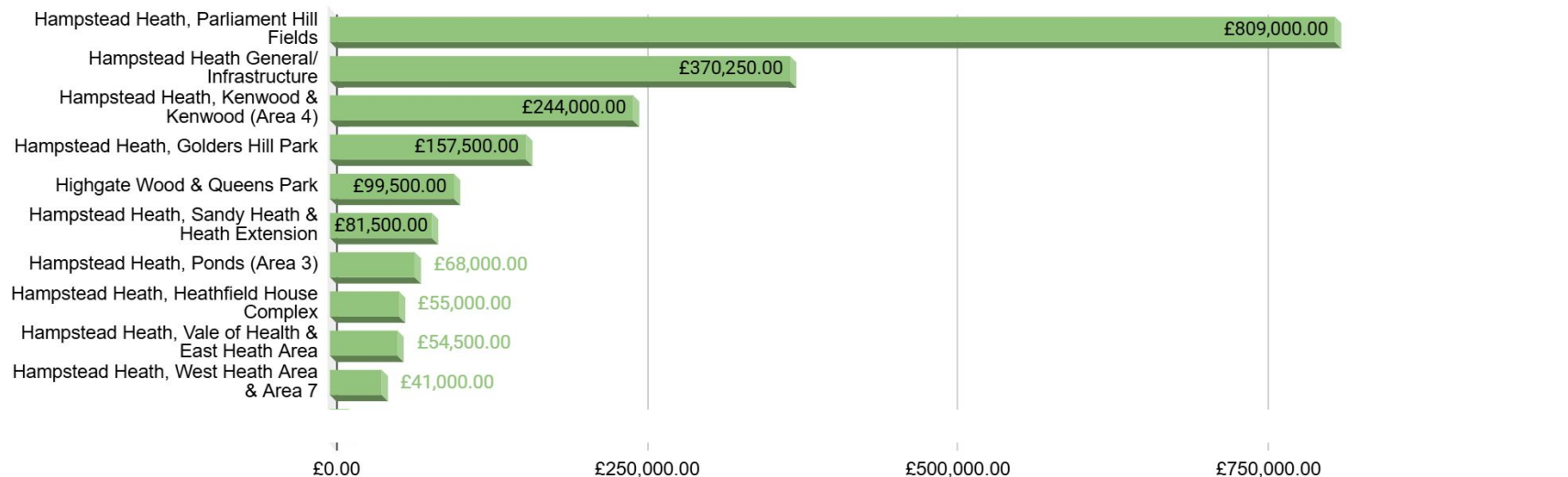


<b>Area Name: West Ham Park</b>	<b>£976,000</b>		
FABRIC CONDITION SURVEY FOR FMP	£20,000.00	RADIATORS REPLACEMENT	£6,000.00
BOILER REPLACEMENT	£30,000.00	BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£12,000.00
IRRIGATION SYSTEM CONTROL PANEL REPLACEMENT	£20,000.00	BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£12,000.00
IRRIGATION SYSTEM REPLACEMENT	£30,000.00	RADIATORS REPLACEMENT	£6,000.00
GATES OVERHAUL (METAL)	£4,000.00	BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£12,000.00
ROSE GARDEN PERGOLA OVERHAUL	£2,000.00	EXTERNAL DECORATIONS	£12,000.00
ORNAMENTAL FOUNTAIN SAFETY INSPECTION	£2,000.00	FLOORING REPLACEMENT	£20,000.00
ORNAMENTAL FOUNTAIN STONE SURFACES REPOINTING	£2,000.00	ROOF OVERHAUL (PLAIN TILES)	£20,000.00
LANDLORDS LIGHTING & POWER REWIRE	£2,000.00	TOILET REFURBISHMENT	£12,000.00
HEAT SOURCE - PRESSURISATION UNIT REPLACEMENT	£7,500.00	BOILER & HOT WATER SYSTEM REPLACEMENT	£25,000.00
HEAT SOURCE - VALVES REPLACEMENT	£6,000.00	RADIATORS REPLACEMENT	£12,000.00
SPACE HEATING - VALVES REPLACEMENT	£4,000.00		
GAS HEATER REPLACEMENT	£8,500.00	<b>Area Name: Highgate Wood &amp; Queens Park</b>	<b>£99,500</b>
EXTERNAL DECORATIONS	£8,000.00	EXTERNAL DECORATIONS	£2,500.00
INTERNAL DECORATIONS/REFURBISHMENT (PUBLIC TOILETS)	£36,000.00	TIMBER TREATMENT	£2,000.00
BRICKWORK REPOINTING	£25,000.00	M&E REFURBISHMENT (CHAIR)	£36,000.00
CHANGING ROOMS REFURBISHMENT	£36,000.00	BOILER REPLACEMENT	£12,000.00
EXTERNAL DECORATIONS	£6,000.00	RADIATORS REPLACEMENT (INC RADIATORS AND PIPEWORK)	£6,000.00
FLOORING REPLACEMENT (OTHER AREAS)	£55,000.00	EMERGENCY LIGHTING REPLACEMENT	£4,000.00
FLOORING REPLACEMENT (SHOWERS AREA)	£30,000.00	LUMINAIRES REPLACEMENT	£4,500.00
INTERNAL DECORATIONS	£4,000.00	EXTERNAL DECORATIONS	£6,000.00
SHOWER AREAS REFURBISHMENT	£55,000.00	INTERNAL DECORATIONS	£6,000.00
LANDLORDS LIGHTING & POWER REWIRE	£20,000.00	ROOF REPLACEMENT	£5,000.00
BOILER REPLACEMENT	£12,000.00	EMERGENCY LIGHTING REPLACEMENT	£3,000.00
EXTERNAL DECORATIONS/OVERHAUL	£8,500.00	LUMINAIRES REPLACEMENT	£2,500.00
MAJOR REFURBISHMENT	£50,000.00	WATER HEATER REPLACEMENT	£3,000.00
ROOF/RAINWATER GOODS REPLACEMENT	£30,000.00	EXTERNAL DECORATIONS	£4,000.00
BATHROOM REFURBISHMENT	£12,000.00		
EXTERNAL DECORATIONS	£12,000.00		
KITCHEN REFURBISHMENT	£30,000.00		
ROOF REPLACEMENT	£36,000.00		
WINDOW REPLACEMENT	£36,000.00		
BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£12,000.00		
BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£12,000.00		
RADIATORS REPLACEMENT	£6,000.00		
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BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£12,000.00		
RADIATORS REPLACEMENT	£6,000.00		
BATHROOM REFURBISHMENT	£12,000.00		
EXTERNAL DECORATIONS	£6,000.00		
FOOTPATH REPLACEMENT	£8,500.00		
KITCHEN REFURBISHMENT	£12,000.00		
RAINWATER GOODS REPLACEMENT	£4,000.00		
ROOF INSULATION	£2,000.00		
ROOF REPLACEMENT	£20,000.00		
WINDOWS REPLACEMENT	£25,000.00		
BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£12,000.00		
RADIATORS REPLACEMENT	£6,000.00		
BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£12,000.00		
RADIATORS REPLACEMENT	£6,000.00		
BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£12,000.00		
RADIATORS REPLACEMENT	£12,000.00		



## City Estate (NLOS) - Year 2 forecast

### Year 2 (NLOS) Forecast



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# City Estate (NLOS) - Year 3 forecast - Project and area breakdown



<b>Area Name: Highgate Wood &amp; Queens Park</b>	<b>£268,500</b>	<b>Area Name: Hampstead Heath General/ Infrastructure</b>	<b>£384,750</b>	<b>Area Name: Hampstead Heath, 434 A-D Archway Road &amp; 436 A-D Archway Road</b>	<b>£40,000</b>
GATES DECORATION	\$4,000.00	EMBANKMENT MONITORING	\$6,000.00	DRAINAGE SURVEY	\$20,000.00
LODGE GARDEN PAVING REPLACEMENT	\$20,000.00	GENERAL STRUCTURAL INSPECTIONS	\$15,000.00	DRAINAGE SURVEY	\$20,000.00
EXTERNAL DECORATIONS	\$14,000.00	SURVEY TO GH/LY POND, MINOR REPAIRS/REDDING	\$55,000.00		
EXTERNAL DECORATIONS	\$4,500.00	TEST OF ALL INLET/OUT PIPES & VALVES (PONDS)	\$25,500.00	<b>Area Name: Hampstead Heath, West Heath Area &amp; Area 7</b>	<b>£60,000</b>
FENCES/GATES DECORATION	\$36,000.00	WORKS TO MINOR BRIDGES	\$11,000.00	SURVEY - DRAINAGE	\$15,000.00
FENCING REPLACEMENT/DECORATION	\$32,000.00	DRAINAGE OVERHAUL (GENERAL)	\$36,250.00	GARDEN SHELTER OVERHAUL	\$3,000.00
EXTERNAL DECORATIONS (INC SCAFFOLDING)	\$12,000.00	FOOTPATH OVERHAUL (PELLINGS)	\$90,000.00	HANDRAIL DECORATION/OVERHAUL	\$2,000.00
External Decorations (Cafe)	\$26,000.00	MAIN WATER SUPPLY PIPEWORK REPLACEMENT	\$75,000.00	INTERNAL DECORATIONS	\$1,500.00
External - Area (Cafe)	\$15,000.00	OVERHAUL OF ALL BANDSTANDS/SHELTERS	\$55,000.00	PATH OVERHAUL	\$2,000.00
INTERNAL DECORATIONS (PARK OFFICE)	\$5,000.00	STATUE OVERHAUL/CLEANING	\$5,000.00	RAILINGS REDECORATION	\$1,500.00
Internal Decorations (Cafe)	\$22,000.00			ROOF SURVEY	\$5,500.00
KITCHEN REFURBISHMENT	\$5,000.00			STONE STAIRCASE TO SHELTER OVERHAUL	\$5,500.00
ROOF REPLACEMENT (FLAT) ( FELT)	\$20,000.00	<b>Area Name: Hampstead Heath, Parliament Hill Fields</b>	<b>£546,900</b>	WALLS RENDERING/REDECORATION	\$5,000.00
TOILET REFURBISHMENT (PARK OFFICE)	\$4,000.00	FENCING OVERHAUL/DECORATIONS	\$15,000.00	PERGOLA - ENGINEER TO MONITOR ALL STRUCTURES	\$12,000.00
WINDOWS REPLACEMENT	\$36,000.00	PATH RESURFACING	\$90,000.00	PERGOLA - FENCING/RAILINGS OVERHAUL	\$5,000.00
DECORATIONS	\$12,000.00	SURVEY - DRAINAGE	\$10,000.00	PERGOLA - HEALTH & SAFETY WORKS	\$15,000.00
		EXTERNAL DECORATIONS	\$3,000.00	PERGOLA - STRENGTHENING WORKS	\$10,000.00
<b>Area Name: West Ham Park</b>	<b>£291,500</b>	FLOORING REPLACEMENT	\$3,000.00	BELVEDERE STRUCTURE ENTRANCE/LOBBY OVERHAUL	\$5,000.00
CORPORATE SIGNAGE OVERHAUL & REPAINT	\$25,000.00	INTERNAL DECORATIONS	\$3,000.00	FLOORING REPLACEMENT	\$1,000.00
FOOTPATH RESURFACING	\$30,000.00	ROOF REPLACEMENT	\$12,000.00	INTERNAL DECORATIONS	\$1,000.00
FOOTPATH OVERHAUL (BRICK PAVOUR)	\$15,000.00	TOILET REFURBISHMENT	\$3,000.00	KITCHEN REFURBISHMENT	\$1,500.00
BRIDGE INSPECTION/SURVEY	\$4,000.00	EXTERNAL DECORATIONS	\$4,000.00	RAINWATER GOODS REPLACEMENT	\$350.00
BOILER REPLACEMENT (DHWS)	\$60,000.00	FLOORING REPLACEMENT	\$8,500.00	ROOF REPLACEMENT	\$1,000.00
EXTERNAL DECORATIONS INCL. WASHDOWN	\$5,000.00	INTERNAL DECORATIONS	\$12,000.00		
INTERNAL DECORATIONS	\$5,000.00	KITCHEN REFURBISHMENT	\$7,500.00	<b>Area Name: Hampstead Heath, Sandy Heath &amp; Heath Extension</b>	<b>£40,000</b>
DECORATION FOR 3x SHELTERS	\$20,000.00	PAVING OVERHAUL	\$4,500.00	BOUNDARY WALL OVERHAUL (NORTH END)	\$10,000.00
SHELTER BENCHES REPLACEMENT	\$4,000.00	ROOF REPLACEMENT	\$4,000.00	REBUILD - MAJOR REPAIRS	\$30,000.00
FOOTPATH REPLACEMENT	\$30,000.00	TOILET REFURBISHMENT	\$4,500.00		
BATHROOM REFURBISHMENT	\$12,000.00	CHANGING ROOM REFURBISHMENT (STAFF) (FEMALE)	\$7,500.00	<b>Area Name: Hampstead Heath, Heathfield House Complex</b>	<b>£29,500</b>
EXTERNAL DECORATIONS	\$4,500.00	CHANGING ROOM REFURBISHMENT (STAFF) (MALE)	\$7,500.00	CAR PARK BAYS REMARKING	\$2,000.00
KITCHEN REFURBISHMENT	\$20,000.00	DECORATIONS (LEDO)	\$10,000.00	CAR PARK RESURFACING	\$20,000.00
ROOF REPLACEMENT (MAIN)	\$30,000.00	LIFEGUARD CONTROL ROOM OVERHAUL	\$7,500.00	DRAINAGE SURVEY	\$7,500.00
WINDOWS REPLACEMENT	\$25,000.00	POOL LIFT REPLACEMENT (MANUAL LIFTING GEAR)	\$8,500.00		
		STRUCTURAL REPAIRS (FIRST AID ROOM) (INVESTIGATIVE WORK/OVERHAUL)	\$5,500.00	<b>Area Name: Hampstead Heath, Kenwood &amp; Kenwood (Area 4)</b>	<b>£125,000</b>
		Roof Overhaul	\$22,000.00	Minor refurbishment of Pond Facility	\$125,000.00
		External Walls Decoration (Cafe)	\$3,500.00		
		Windows & Doors and canopy Overhaul (Cafe)	\$7,250.00	<b>Area Name: Hampstead Heath, Vale of Heath &amp; East Heath Area</b>	<b>£195,500</b>
		Rainwater Goods Replacement	\$1,800.00	FENCING OVERHAUL/DECORATIONS/REPLACEMENT	\$30,000.00
		External Drainage Overhaul (Cafe)	\$2,000.00	PATH RESURFACING	\$30,000.00
		Internal Decoration & Services (Cafe)	\$23,250.00	EXTERNAL DECORATIONS	\$5,000.00
		PADDLING POOL RESURFACING	\$96,000.00	INTERNAL DECORATIONS	\$12,000.00
		WINDOWS OVERHAUL	\$7,500.00	ROOF REPLACEMENT (TILED)	\$36,000.00
		EXTERNAL DECORATIONS	\$8,500.00	WINDOWS REPLACEMENT	\$50,000.00
		FIRST AID HUT FLOORING REPLACEMENT	\$4,000.00	EXTERNAL DECORATIONS	\$3,000.00
		FLOORING REPLACEMENT	\$5,500.00	INTERNAL DECORATIONS	\$3,000.00
		INTERNAL DECORATIONS	\$12,000.00	ROOF REPLACEMENT	\$20,000.00
		INTERNAL DECORATIONS (PA ROOM)	\$3,000.00	ALGAE REMOVAL (DOFF SYSTEM CLEAN)	\$8,500.00
		KITCHEN REFURBISHMENT	\$5,000.00		
		PAVILION BUILDING INTERNAL REFURBISHMENT/OVERHAUL	\$4,500.00	<b>Area Name: Hampstead Heath, Golders Hill Park</b>	<b>£65,500</b>
		RAINWATER GOODS REPLACEMENT (WHOLE COMPLEX)	\$4,000.00	PUMPS/PIPE REPLACEMENT (GOLDERS HILL WATER GARDEN)	\$5,000.00
		RETAINING WALLS/PAVING OVERHAUL/REPOINTING	\$4,500.00	SURVEY - GENERAL	\$8,500.00
		STORES EXTERNAL DECORATIONS	\$2,000.00	FLOORING REPLACEMENT	\$15,000.00
		STORES ROOF REPLACEMENT	\$7,500.00	INTERNAL DECORATIONS (MAIN OFFICE/STORES)	\$5,000.00
		TOILET REFURBISHMENT (MENS TOILETS)	\$25,000.00	UNDERGROUND DIESEL TANK & FUEL PUMP REPLACEMENT	\$30,000.00
		WALLS/Ceilings/FLOORS REFURBISHMENT	\$35,000.00		
		YARD RESURFACING	\$7,500.00		

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# City Estate (NLOS) - Year 4 forecast - Project and area breakdown



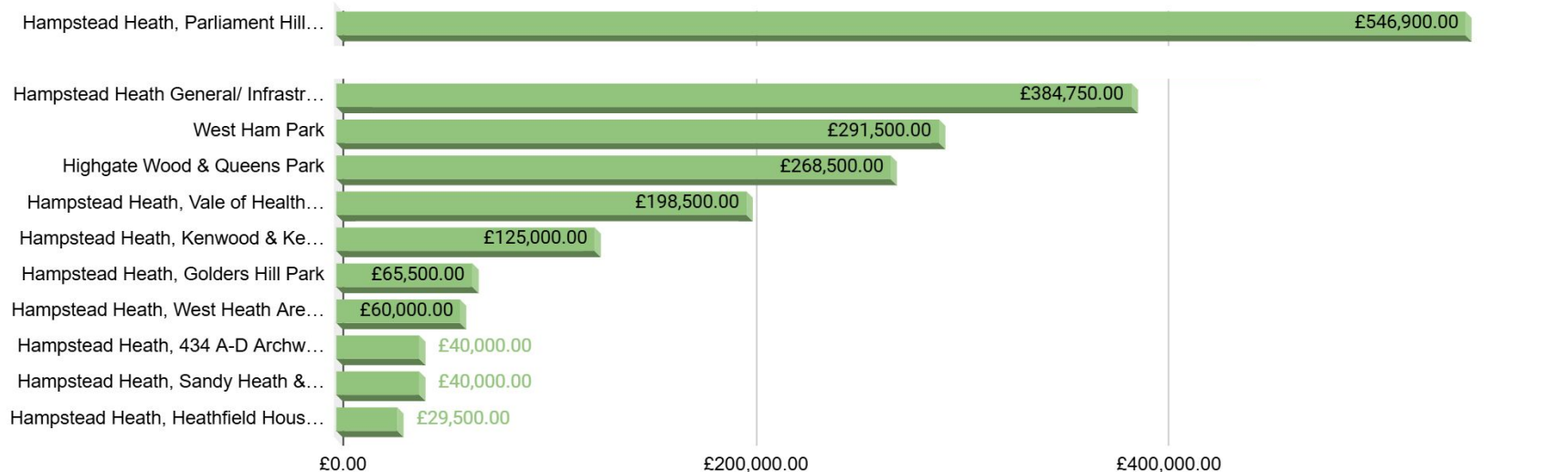
<b>Area Name: Hampstead Heath General/ Infrastructure</b>	<b>£69,250</b>	<b>Area Name: Hampstead Heath, 434 A-D Archway Road &amp; 436 A-D Archway Road</b>	<b>£172,000</b>	<b>Area Name: Hampstead Heath, Kenwood &amp; Kenwood (Area 4)</b>	<b>£52,600</b>
EMBANKMENT MONITORING	£6,000.00	DRAINAGE OVERHAUL	£50,000.00	QUINQUENNIAL INSPECTION OF HISTORICAL PROPERTIES	£2,000.00
WORKS TO MINOR BRIDGES	£11,000.00	BOILERS REPLACEMENT (4 No.) (INC TANK REMOVAL/CONVERT TO MAINS)	£36,000.00	BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£8,500.00
DRAINAGE OVERHAUL (GENERAL)	£36,250.00	DRAINAGE OVERHAUL	£50,000.00	DHWS REPLACEMENT	£4,000.00
DRAINAGE SURVEY (GENERAL)	£10,000.00	BOILERS REPLACEMENT (4 No.) (INC TANK REMOVAL/CONVERT TO MAINS)	£36,000.00	RADIATORS REPLACEMENT	£12,000.00
STATUE OVERHAUL/CLEANING	£6,000.00			CCTV REPLACEMENT	£2,000.00
				COMPACTOR ELECTRICAL SUPPLY REPLACEMENT	£1,000.00
				SECURITY ALARM REPLACEMENT	£1,500.00
				HOT WATER BOILER (USERS) REPLACEMENT	£14,400.00
				HOT WATER BOILER (STAFF) REPLACEMENT	£7,200.00
<b>Area Name: Hampstead Heath, Parliament Hill Fields</b>	<b>£664,000</b>	<b>Area Name: Hampstead Heath, West Heath Area &amp; Area 7</b>	<b>£44,000</b>	<b>Area Name: Hampstead Heath, Vale of Health &amp; East Heath Area</b>	<b>£80,000</b>
FENCING OVERHAUL/DECORATIONS	£15,000.00	GARDEN SHELTER OVERHAUL	£3,000.00	Air Raid Shelter - Vale of Health - Local Monument - survey	£5,000.00
SURVEY - GENERAL	£20,000.00	HANDRAIL DECORATION/OVERHAUL	£2,000.00	EXTERNAL DECORATIONS	£3,000.00
EXTERNAL DECORATIONS	£20,000.00	INTERNAL DECORATIONS	£1,000.00	INTERNAL DECORATIONS	£2,000.00
INTERNAL DECORATIONS	£20,000.00	PATH OVERHAUL	£2,000.00	KITCHEN REFURBISHMENT	£6,000.00
KITCHEN REFURBISHMENT (OFFICE)	£6,000.00	RAILINGS REDECORATION	£1,000.00	INTERNAL DECORATIONS	£6,000.00
RAINWATER GOODS OVERHAUL	£7,500.00	ROOF SURVEY	£6,500.00	KITCHEN REFURBISHMENT	£6,000.00
ROOF INSPECTION/OVERHAUL (ALL ROOFS)	£12,000.00	STONE STAIRCASE TO SHELTER OVERHAUL	£5,500.00	STRUCTURE REPLACEMENT	£30,000.00
TOILET REFURBISHMENT (PUBLIC TOILETS)	£25,000.00	WALLS RENDERING/REDECORATION	£5,000.00	EXTERNAL DECORATIONS	£8,500.00
TOILET REFURBISHMENT (STAFF BOTHY & OFFICES)	£20,000.00	PERGOLA - ENGINEER TO MONITOR ALL STRUCTURES	£12,000.00	FLOORING REPLACEMENT	£9,500.00
WINDOWS OVERHAUL	£7,500.00	PERGOLA - FENCING/RAILINGS OVERHAUL	£5,000.00	INTERNAL DECORATIONS	£7,500.00
BOILER REPLACEMENT (CONFERENCE ROOM)	£12,000.00	PERGOLA - HEALTH & SAFETY WORKS	£15,000.00	ROLLER SHUTTERS REPLACEMENT (4 No.) (MANUAL SHUTTERS)	£7,500.00
BOILER REPLACEMENT (STAFF BOTHY)	£12,000.00	PERGOLA - STRENGTHENING WORKS	£5,000.00	ROLLER SHUTTERS REPLACEMENT (1 No.) (ELECTRIC SHUTTER)	£2,000.00
RADIATOR REPLACEMENT (ALL BUILDINGS)	£20,000.00	BELVEDERE STRUCTURE ENTRANCE/LOBBY OVERHAUL	£1,000.00		
BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£12,000.00	FLOORING REPLACEMENT	£500.00		
BOILER REPLACEMENT (CONFERENCE ROOM)	£7,500.00	INTERNAL DECORATIONS	£1,500.00		
EXTERNAL DECORATIONS	£3,000.00	KITCHEN REFURBISHMENT	£500.00		
FENCING DECORATION/OVERHAUL	£8,500.00	RAINWATER GOODS REPLACEMENT	£500.00		
KITCHEN REFURBISHMENT	£20,000.00	ROOF REPLACEMENT	£500.00		
ROOF REPLACEMENT	£12,000.00	ELECTRIC HEATER/WATER HEATER REPLACEMENT	£500.00		
BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£20,000.00				
PUMPED IRRIGATION/SPRINKLER SYSTEM	£20,000.00	<b>Area Name: Hampstead Heath, Ponds (Area 3)</b>	<b>£32,000</b>		
BRICK STRUCTURE OVERHAUL	£4,500.00	QUINQUENNIAL INSPECTION OF HISTORICAL PROPERTIES	£2,000.00		
DECORATIONS	£8,500.00	CABLING TO SUPPLY PILLAR AND REWIRING	£30,000.00		
DECORATIONS/OVERHAUL TO HANDRAILS	£2,000.00				
EXTERNAL/INTERNAL DECORATIONS	£50,000.00	<b>Area Name: Hampstead Heath, Sandy Heath &amp; Heath Extension</b>	<b>£263,000</b>		
INTERNAL DECORATIONS (STAFF MESS/CHANGING ROOMS)	£20,000.00	EXTERNAL DECORATIONS	£8,500.00		
BOILER REPLACEMENT (EDUCATION CENTRE)	£8,500.00	FLOORING REPLACEMENT (CHANGING ROOMS)	£110,000.00		
HOT WATER BOILER REPLACEMENT (SHOWERS)	£12,000.00	INTERNAL DECORATIONS (CHANGING ROOMS) (TILING)	£60,000.00		
POOL WATER SYSTEM REPLACEMENT	£72,000.00	INTERNAL DECORATIONS (PAINTING)	£20,000.00		
M&E and Electrical (Cafe)	£18,000.00	RAINWATER GOODS OVERHAUL (CAST IRON)	£20,000.00		
ROLLER SHUTTER REPLACEMENT (6 No. POWERED)	£5,000.00	WINDOWS REPLACEMENT (BOTHY-HEATH EXTENSION)	£7,500.00		
BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£8,500.00	BOUNDARY WALL OVERHAUL (NORTH END)	£8,000.00		
VENT SYSTEM REPLACEMENT	£7,500.00	REBUILD - MAJOR REPAIRS	£30,000.00		
EXTERNAL DECORATIONS	£7,500.00	CONVECTOR HEATERS/WATER HEATER REPLACEMENT	£1,000.00		
FENCING REPLACEMENT (PERIMETER WOODEN)	£20,000.00				
INTERNAL DECORATIONS	£8,500.00				
ROLLER SHUTTER REPLACEMENT (3 No. MANUAL)	£30,000.00	<b>Area Name: Hampstead Heath, Heathfield House Complex</b>	<b>£216,500</b>		
ROLLER SHUTTER REPLACEMENT (3 No. MANUAL)	£30,000.00	DRAINAGE OVERHAUL	£36,000.00		
TOILET REFURBISHMENT	£30,000.00	EXTERNAL CLEAN/PAINT (DECORATION)	£8,500.00		
WINDOWS OVERHAUL	£7,500.00	FLOORING REPLACEMENT	£20,000.00		
ROLLER SHUTTER REPLACEMENT (6 No. POWERED)	£8,500.00	INTERNAL DECORATIONS	£8,500.00		
BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£12,000.00	KITCHEN REFURBISHMENT	£8,500.00		
PADDLING POOL FILTRATION MEDIA REPLACEMENT	£2,000.00	RAINWATER GOODS REPLACEMENT	£25,000.00		
ROLLER SHUTTERS REPLACEMENT (6 No. POWERED)	£2,000.00	EMERGENCY LIGHTING REPLACEMENT	£5,000.00		
RUNNING TRACK COLUMNS RELAMP	£1,000.00	FIRE ALARM REPLACEMENT	£5,000.00		
SECURITY ALARM REPLACEMENT	£1,000.00	LANDLORDS LIGHTING & POWER REWIRE	£40,000.00		
GARAGE STORE ROLLER SHUTTERS (No. 2) REPLACEMENT	£3,000.00	AIR HANDLING UNITS REPLACEMENT	£20,000.00		
DHWS - CONTROLS REPLACEMENT	£20,000.00	BOILERS REPLACEMENT (2 No. GROUND FLOOR)	£20,000.00		
SPACE HEATING - DISTRIBUTION PIPEWORK REPLACEMENT	£1,500.00	RADIATORS REPLACEMENT	£20,000.00		
CCTV REPLACEMENT	£1,000.00				
ROLLER SHUTTERS REPLACEMENT	£1,000.00				

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## City Estate (NLOS) - Year 3 forecast

### Year 3 (NLOS) Forecast





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# City Estate (NLOS) - Year 4 forecast - Project and area breakdown

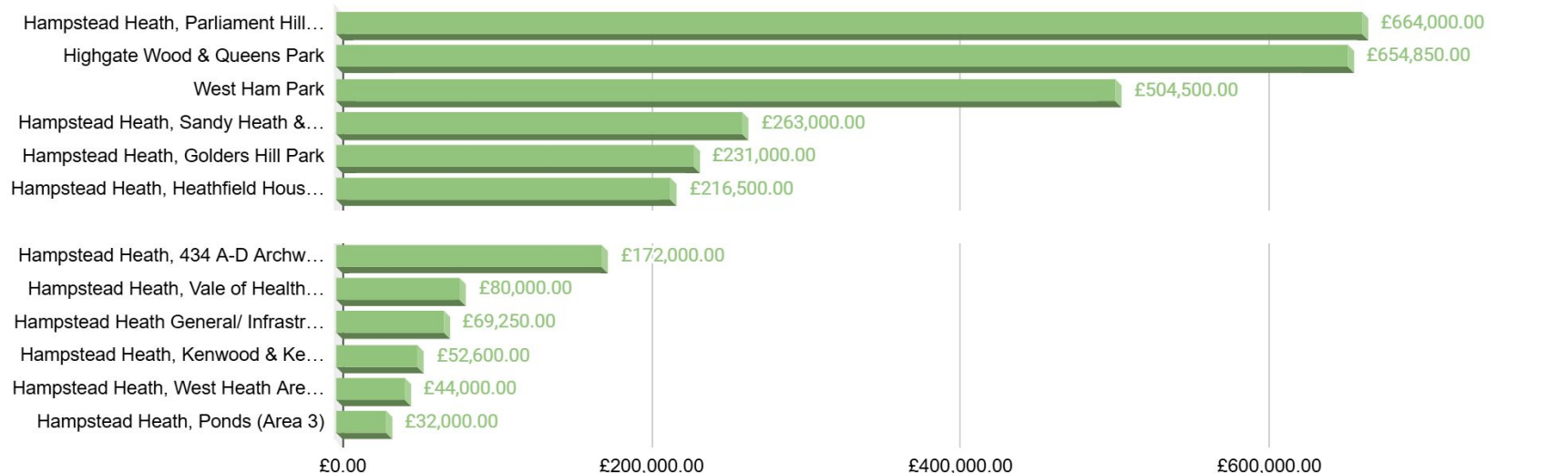


Area Name: Highgate Wood & Queens Park	£654,850	Area Name: West Ham Park	£504,500
FOOTPATH RESURFACING (HOGGING AGGREGATE)	£72,000.00	ASBESTOS REMOVAL (ATCOST BUILDING)	£20,000.00
VENTILATION AND EXTRACTION SYSTEM REPLACEMENT (LODGES)	£4,500.00	GARDEN STRUCTURES REPLACEMENT	£20,000.00
External (walls, doors & Roof) (Café)	£25,500.00	BOLLARD REPLACEMENT (H MAIN GATES) (ELECTRIC RISING)	£2,000.00
External (Court yard, drainage, fencing etc) (Café)	£38,750.00	LUMINAIRES REPLACEMENT	£1,000.00
INTERNAL DECORATIONS (EXCLUDES CAFE)	£6,000.00	LANDLORDS LIGHTING & POWER REWIRE	£2,000.00
Internal - Main Café (Floor, Walls, Ceiling) (Café)	£14,500.00	LIGHTING REPLACEMENT	£500.00
RADIATORS REPLACEMENT	£6,000.00	ROOF REPLACEMENT	£55,000.00
M&E and Electrical (Café)	£35,600.00	BRICKWORK AND STONWORK REPOINTING	£20,000.00
Public Toilets (Café - block)	£84,000.00	DECORATIONS TO BOUNDARY GATES & RAILINGS	£96,000.00
EXTERNAL DECORATIONS	£7,500.00	DECORATIONS TO GATES AND RAILINGS (INSIDE PARK)	£50,000.00
INTERNAL DECORATIONS	£6,000.00	FENCING REPLACEMENT OF VARIOUS AREAS	£8,500.00
EXTERNAL DECORATIONS (INC. TIMBER TREATMENT)	£8,500.00	FENCING TREATMENT (TIMBER WOOD PRESERVATIVE)	£8,500.00
INTERNAL DECORATIONS	£6,000.00	EXTERNAL DECORATIONS	£8,500.00
TOILET REFURBISHMENT	£55,000.00	FENCING REPLACEMENT	£20,000.00
EXTERNAL DECORATIONS	£3,000.00	HARDSTANDING REPLACEMENT	£8,500.00
KITCHEN REFURBISHMENT	£7,500.00	SECURITY ALARM REPLACEMENT	£1,000.00
ROOF RECOVERING REPLACEMENT (GARAGE)	£12,000.00	BATHROOM REPLACEMENT	£12,000.00
ROOF REPLACEMENT (FLAT) (FELT)	£3,000.00	EXTERNAL DECORATIONS	£4,500.00
ROOF REPLACEMENT (MAIN) (TILED)	£38,000.00	KITCHEN REFURBISHMENT	£20,000.00
WINDOWS REPLACEMENT	£20,000.00	RAINWATER GOODS REPLACEMENT	£4,000.00
BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£12,000.00	ROOF INSULATION	£2,000.00
RADIATORS REPLACEMENT (INC RADIATORS AND PIPEWORK)	£6,000.00	ROOF REPLACEMENT (MAIN)	£20,000.00
BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£12,000.00	WINDOWS REPLACEMENT	£25,000.00
BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£12,000.00	BATHROOM REFURBISHMENT	£12,000.00
RADIATORS REPLACEMENT (INC RADIATORS AND PIPEWORK)	£7,500.00	EXTERNAL DECORATIONS	£6,000.00
BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£12,000.00	FOOTPATH REPLACEMENT	£8,500.00
FOOTPATH RESURFACING	£20,000.00	KITCHEN REFURBISHMENT	£12,000.00
EMERGENCY LIGHTING REPLACEMENT	£500.00	RAINWATER GOODS REPLACEMENT	£4,000.00
LUMINAIRES REPLACEMENT	£1,000.00	ROOF INSULATION	£2,000.00
EXTERNAL DECORATIONS	£4,000.00	ROOF REPLACEMENT	£20,000.00
INTERNAL DECORATIONS	£4,500.00	WINDOWS REPLACEMENT	£25,000.00
KITCHEN REFURBISHMENT	£8,500.00	SECURITY ALARM REPLACEMENT	£1,000.00
WINDOWS REPLACEMENT	£20,000.00	SECURITY ALARM REPLACEMENT	£1,000.00
DOOR ENTRY REPLACEMENT	£1,000.00	DOOR ENTRY SYSTEM REPLACEMENT	£500.00
ELECTRIC STORAGE HEATING REPLACEMENT	£1,000.00	EMERGENCY LIGHTING BATTERY REPLACEMENT	£500.00
EMERGENCY LIGHTING REPLACEMENT	£1,000.00	EMERGENCY LIGHTING REPLACEMENT	£1,000.00
LUMINAIRES REPLACEMENT	£1,000.00	EXTERNAL LIGHT REPLACEMENT	£1,000.00
SECURITY ALARM REPLACEMENT	£500.00	LUMINAIRES REPLACEMENT	£1,000.00
POOL RESURFACING	£60,000.00		
ROOF REPLACEMENT (ASPHALT) (PLANT ROOM)	£6,000.00		
SECURITY ALARM REPLACEMENT	£1,000.00		
BOILER REPLACEMENT (INC TANK REMOVAL/CONVERT TO MAINS)	£12,000.00		



## City Estate (NLOS) - Year 4 forecast

### Year 4 (NLOS) Forecast



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# City Estate (NLOS) - Year 5 forecast - Project and area breakdown



<b>Area Name: Hampstead Heath General/ Infrastructure</b>	<b>£141,250</b>	<b>Area Name: Hampstead Heath, 434 A-D Archway Road &amp; 436 A-D Archway Road</b>	<b>£221,500</b>	<b>Area Name: Hampstead Heath, Heathfield House Complex</b>	<b>£240,500</b>
CORPORATE IMAGE BOARD REPLACEMENT	£30,000.00	EXTERNAL DECORATIONS	£20,000.00	TOILET REFURBISHMENT	£12,000.00
DRAINAGE OVERHAUL (GENERAL)	£36,250.00	RAINWATER GOODS REPLACEMENT	£12,000.00	CAR PARK BARRIER REPLACEMENT	£8,500.00
DRAINAGE SURVEY (GENERAL)	£10,000.00	WINDOWS REPLACEMENT	£20,000.00	EMERGENCY LIGHTING REPLACEMENT	£25,000.00
LODGE GARDEN PAVING/FENCING OVERHAUL	£4,500.00	LANDLORDS LIGHTING & POWER REWIRE	£55,000.00	FIRE ALARM REPLACEMENT	£25,000.00
RAILINGS REPAINT & DECORATIONS (VIADUCT BRIDGE)	£50,000.00	EXTERNAL DECORATIONS	£20,000.00	LANDLORDS LIGHTING & POWER REWIRE	£170,000.00
SURVEY OF ROOF/ITEMS/BANKING BY ENGINEER	£4,500.00	RAINWATER GOODS REPLACEMENT	£12,000.00		
STATUE OVERHAUL/CLEANING	£6,000.00	WINDOWS REPLACEMENT	£20,000.00		
		FIRE ALARM REPLACEMENT (SMOKE DETECTOR)	£7,500.00		
		LANDLORDS LIGHTING & POWER REWIRE	£55,000.00		
<b>Area Name: Hampstead Heath, Parliament Hill Fields</b>	<b>£669,500</b>	<b>Area Name: Hampstead Heath, West Heath Area &amp; Area 7</b>	<b>£160,000</b>	<b>Area Name: Hampstead Heath, Kenwood &amp; Kenwood (Area 4)</b>	<b>£431,500</b>
CORPORATE IMAGE BOARDS REPLACEMENT	£4,000.00	DRAINAGE OVERHAUL	£50,000.00	REDECS	£50,000.00
EMERGENCY LIGHTING REPLACEMENT	£6,000.00	FENCING OVERHAUL/DECORATIONS/REPLACEMENT	£30,000.00	FENCING OVERHAUL/REDECORATIONS	£50,000.00
EMERGENCY LIGHTING REPLACEMENT (PUBLIC TOILETS)	£2,000.00	PATH RESURFACING	£8,500.00	KENWOOD NURSERY - WALL REPAIRS	£36,000.00
FIRE ALARM REPLACEMENT	£36,000.00	SIGNS REPLACEMENT	£27,000.00	CONDITION SURVEY	£8,500.00
LIGHTING AND SMALL POWER REPLACEMENT (INC WIRING AND DISTRIBUTION BOARD)	£132,000.00	SURVEY - GENERAL	£8,500.00	EXTERNAL DECORATIONS	£6,000.00
LIGHTING REPLACEMENT (REMAINING WORK)	£6,000.00	GARDEN SHELTER OVERHAUL	£2,000.00	INTERNAL DECORATIONS	£8,500.00
SECURITY ALARM REPLACEMENT	£6,000.00	HANDRAIL DECORATION/OVERHAUL	£3,000.00	RENDER OVERHAUL	£12,000.00
EXTERNAL DECORATIONS	£18,000.00	INTERNAL DECORATIONS	£500.00	STONE COPINGS REPLACEMENT	£20,000.00
FENCING REPLACEMENT	£18,000.00	PATH OVERHAUL	£2,000.00	EXTERNAL DECORATIONS	£7,500.00
KITCHEN REFURBISHMENT	£20,000.00	RAILINGS REDECORATION	£1,000.00	LIGHTING INC EMERGENCY LIGHTING REPLACEMENT	£4,000.00
LANDLORDS LIGHTING & POWER REWIRE	£25,000.00	ROOF SURVEY	£6,000.00	KITCHEN REFURBISHMENT	£12,000.00
EXTERNAL DECORATIONS	£3,000.00	STONE STAIRCASE TO SHELTER OVERHAUL	£5,000.00	RAINWATER GOODS REPLACEMENT	£3,000.00
INTERNAL DECORATION	£3,000.00	WALLS RENDERING/REDECORATION	£5,000.00	WINDOWS REPLACEMENT	£12,000.00
WINDOWS/DOOR OVERHAUL	£2,000.00	PERGOLA - ENGINEER TO MONITOR ALL STRUCTURES	£11,000.00	DRAINAGE OVERHAUL	£50,000.00
DECORATION	£6,000.00	PERGOLA - FENCING/RAILINGS OVERHAUL	£5,000.00	EXTERNAL DECORATIONS (VARIOUS AREAS)	£6,000.00
FENCING OVERHAUL/REPLACEMENT (PHASE 2)	£20,000.00	PERGOLA - STRENGTHENING WORKS	£10,000.00	HARDSTANDING OVERHAUL	£20,000.00
TENNIS COURTS 5-10 - FLOOR SURFACE REPAINT	£25,000.00	PERGOLA - BELVEDERE STRUCTURE ENTRANCE/LOBBY OVERHAUL	£5,000.00	CTV REPLACEMENT	£10,000.00
ELECTRIC CONVECTOR HEATERS REPLACEMENT	£3,000.00	FLOORING REPLACEMENT	£1,000.00	COMPACTOR ELECTRICAL SUPPLY REPLACEMENT	£5,000.00
ELECTRIC WATER HEATER REPLACEMENT	£2,000.00	INTERNAL DECORATIONS	£500.00	EXTERNAL DECORATIONS	£7,500.00
SECURITY ALARM REPLACEMENT	£2,000.00	KITCHEN REFURBISHMENT	£1,500.00	INTERNAL DECORATIONS	£4,000.00
ELECTRIC CONVECTOR HEATER REPLACEMENT	£2,000.00	ROOF REPLACEMENT	£500.00	CONDITION SURVEY	£4,000.00
ELECTRIC WATER HEATER REPLACEMENT	£2,000.00	ELECTRIC HEATER/WATER HEATER REPLACEMENT	£1,000.00	EXTERNAL DECORATIONS	£4,000.00
SECURITY ALARM REPLACEMENT	£2,000.00			INTERNAL DECORATIONS	£4,000.00
CAR PARK RESURFACE AND RELINE	£15,000.00			PORTACABIN REPLACEMENT	£50,000.00
FLOORING REPLACEMENT	£36,000.00			SECURITY ALARM REPLACEMENT	£7,000.00
INTERNAL DECORATIONS (LIDO INFO CENTRE)	£12,000.00				
ROLLER SHUTTER REPLACEMENT (8 No.)	£25,000.00	<b>Area Name: Hampstead Heath, Ponds (Area 3)</b>	<b>£117,000</b>	<b>Area Name: Hampstead Heath, Vale of Health &amp; East Heath Area</b>	<b>£43,500</b>
BLOCK PAVING OVERHAUL	£3,000.00	CABLING TO SUPPLY PILLAR AND REWIRING	£115,000.00	REPORT 'HA HA' WALL	£8,500.00
EXTERNAL DECORATIONS	£6,000.00	DECORATIONS	£2,000.00	Air Raid Shelter - Vale of Health - Local Monument - works	£5,000.00
FENCING REPLACEMENT (PERIMETER WOODEN)	£20,000.00			THE POUND - WALLS OVERHAUL	£12,000.00
FLOORING REPLACEMENT	£12,000.00			ROLLER SHUTTERS REPLACEMENT (1 No.) (ELECTRIC SHUTTER)	£18,000.00
INTERNAL DECORATIONS	£8,500.00				
KITCHEN REFURBISHMENT	£7,500.00	<b>Area Name: Hampstead Heath, Sandy Heath &amp; Heath Extension</b>	<b>£77,500</b>		
ROLLER SHUTTER REPLACEMENT (3 No. MANUAL)	£8,500.00	DRAINAGE OVERHAUL	£36,000.00		
ROOF SURVEY	£3,000.00	FENCING OVERHAUL/DECORATIONS/REPLACEMENT	£9,500.00		
TOILET REFURBISHMENT	£30,000.00	SURVEY - DRAINAGE	£7,500.00		
WINDOWS/DOORS OVERHAUL	£7,500.00	SURVEY - GENERAL	£4,000.00		
ROLLER SHUTTER REPLACEMENT (6 No. POWERED)	£31,000.00	GRECIAN FOUNTAIN CLEANING & LIMEWASHING	£6,000.00		
ROLLER SHUTTER REPLACEMENT (6 No. POWERED)	£31,000.00	QUINQUENNIAL INSPECTION OF HISTORICAL PROPERTIES	£2,500.00		
ROLLER SHUTTERS REPLACEMENT (6 No. POWERED)	£18,000.00	BOUNDARY WALL OVERHAUL (NORTH END)	£10,000.00		
RUNNING TRACK COLUMNS RELAMP	£23,000.00	CONVECTOR HEATERS/WATER HEATER REPLACEMENT	£3,000.00		
SECURITY ALARM REPLACEMENT	£6,500.00				
GARAGE STORE ROLLER SHUTTERS (No. 2) REPLACEMENT	£5,000.00				
CTV REPLACEMENT	£7,000.00				
ROLLER SHUTTERS REPLACEMENT	£3,000.00				

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# City Estate (NLOS) - Year 5 forecast - Project and area breakdown



Area Name: Hampstead Heath, Golders Hill Park	£460,500	Area Name: Highgate Wood & Queens Park	£551,500	Area Name: West Ham Park	£435,000
BRICKWORK REPOINTING (SERVICE ROAD)	£20,000.00	DRAINAGE OVERHAUL	£50,000.00	BOLLARD REPLACEMENT ((MAIN GATES) (ELECTRIC RISING))	£18,000.00
DRAINAGE OVERHAUL	£55,000.00	DRAINAGE SURVEY	£20,000.00	LUMINAIRES REPLACEMENT	£3,000.00
SURVEY - DRAINAGE/OVERHAUL	£7,500.00	FENCING REPLACEMENT/DECORATION	£17,000.00	LANDLORDS LIGHTING & POWER REWIRE	£18,000.00
WATER MAINS/DRAINS REPLACEMENT	£60,000.00	DRINKING FOUNTAIN OVERHAUL	£4,500.00	LIGHTING REPLACEMENT	£1,500.00
WINDOWS REPLACEMENT	£36,000.00	RAINWATER GOODS OVERHAUL	£6,000.00	FILTER HOUSE REFURBISHMENT	£8,500.00
WINDOWS REPLACEMENT (STORES (5 No.))	£6,000.00	ROOF REPLACEMENT ((FLAT) (VERANDAH))	£20,000.00	PAVING & GENERAL TILING OVERHAUL	£4,000.00
CCTV REPLACEMENT	£23,000.00	WINDOWS REPLACEMENT	£12,000.00	ROOF REPLACEMENT	£2,000.00
RAINWATER GOODS REPLACEMENT	£12,000.00	CONSERVATORY REPLACEMENT	£36,000.00	PUMPSET & FILTERS REPLACEMENT	£18,000.00
WINDOWS REPLACEMENT (CAFÉ)	£40,000.00	EXTERNAL DECORATIONS	£8,500.00	SECURITY ALARM REPLACEMENT	£6,500.00
WINDOWS REPLACEMENT (TOILETS)	£20,000.00	EXTERNAL DECORATIONS	£6,000.00	BATHROOM REFURBISHMENT	£12,000.00
LANDLORDS LIGHTING & POWER REWIRE (CAFÉ)	£115,000.00	ROOF REPLACEMENT (MAIN)	£25,000.00	EXTERNAL DECORATIONS	£6,000.00
LIGHTING INC. EMERGENCY LIGHTING REPLACEMENT (CAFÉ)	£31,000.00	WINDOWS REPLACEMENT	£20,000.00	KITCHEN REFURBISHMENT	£20,000.00
SECURITY ALARM REPLACEMENT (CAFÉ)	£2,500.00	EXTERNAL DECORATIONS	£6,000.00	ROOF INSULATION	£2,000.00
WATER HEATER SYSTEM REPLACEMENT (TOILETS)	£3,000.00	KITCHEN REFURBISHMENT	£20,000.00	WINDOWS REPLACEMENT	£36,000.00
PUMP/FILTER SYSTEM REPLACEMENT (POND)	£3,000.00	ROOF REPLACEMENT (MAIN)	£25,000.00	BATHROOM REFURBISHMENT	£12,000.00
INTERNAL DECORATIONS	£2,500.00	WINDOWS REPLACEMENT	£20,000.00	EXTERNAL DECORATIONS	£6,000.00
EXTERNAL DECORATIONS	£2,000.00	EXTERNAL DECORATIONS	£4,000.00	GARAGE ROOF REPLACEMENT	£6,000.00
INTERNAL DECORATIONS	£2,500.00	KITCHEN REFURBISHMENT	£8,500.00	ROOF INSULATION	£2,000.00
LIGHTING REPLACEMENT	£3,000.00	ROOF REPLACEMENT	£20,000.00	WINDOWS REPLACEMENT	£36,000.00
DECORATIONS	£3,000.00	EXTERNAL DECORATIONS	£4,000.00	BATHROOM REFURBISHMENT	£12,000.00
EXTERNAL DECORATIONS	£3,000.00	ROOF REPLACEMENT	£20,000.00	CONSERVATORY REPLACEMENT	£12,000.00
ROOF REPLACEMENT	£4,500.00	CORPORATE IMAGE BOARDS DECORATION	£4,000.00	EXTERNAL DECORATIONS	£4,000.00
EXTERNAL DECORATIONS	£3,000.00	TENNIS COURTS RESURFACING OF COURT 6	£72,000.00	FOOTPATH REPLACEMENT	£8,500.00
PUMP REPLACEMENT TO FEED AT PONDS	£3,000.00	EMERGENCY LIGHTING REPLACEMENT	£1,500.00	KITCHEN REFURBISHMENT	£12,000.00
		LUMINAIRES REPLACEMENT	£5,000.00	RAINWATER GOODS REPLACEMENT	£4,000.00
		HARDSTANDING REPLACEMENT (TARMAC)	£20,000.00	ROOF INSULATION	£2,000.00
		DOOR ENTRY REPLACEMENT	£6,000.00	ROOF REPLACEMENT (MAIN)	£20,000.00
		ELECTRIC STORAGE HEATING REPLACEMENT	£3,000.00	WINDOWS REPLACEMENT	£20,000.00
		EMERGENCY LIGHTING REPLACEMENT	£5,000.00	SECURITY ALARM REPLACEMENT	£6,500.00
		LUMINAIRES REPLACEMENT	£5,000.00	BATHROOM REFURBISHMENT	£12,000.00
		SECURITY ALARM REPLACEMENT	£1,500.00	CONSERVATORY REPLACEMENT	£12,000.00
		BATHROOM REFURBISHMENT	£8,500.00	EXTERNAL DECORATIONS	£4,500.00
		EXTERNAL DECORATIONS	£4,000.00	FOOTPATH REPLACEMENT	£8,500.00
		KITCHEN REFURBISHMENT	£25,000.00	KITCHEN REFURBISHMENT	£12,000.00
		RAINWATER GOODS REPLACEMENT	£3,000.00	RAINWATER GOODS REPLACEMENT	£4,000.00
		ROOF REPLACEMENT (EXTENSION) (FELT)	£4,000.00	ROOF INSULATION	£2,000.00
		WINDOWS REPLACEMENT	£25,000.00	ROOF REPLACEMENT (MAIN)	£20,000.00
		SECURITY ALARM REPLACEMENT	£6,500.00	WINDOWS REPLACEMENT	£20,000.00
				SECURITY ALARM REPLACEMENT	£6,500.00
				DOOR ENTRY SYSTEM REPLACEMENT	£1,000.00
				EMERGENCY LIGHTING BATTERY REPLACEMENT	£1,000.00
				EMERGENCY LIGHTING REPLACEMENT	£3,000.00
				EXTERNAL LIGHT REPLACEMENT	£3,500.00
				LUMINAIRES REPLACEMENT	£8,500.00



## City Estate (NLOS) - Year 5 forecast

### Year 5 (NLOS) Forecast

