

TO: THE EXECUTIVE
12 DECEMBER 2022

CAPITAL PROGRAMME 2023/2024 - 2025/2026
Executive Director: Resources

1 Purpose of Report

- 1.1 Under the Council's constitution, the Executive is required to consult on its detailed budget proposals with the Council's Overview & Scrutiny Commission and any other interested parties or individuals for a period of at least six weeks. This report summarises the current position on the Council's Capital Programme budget preparations for 2023/24.
- 1.2 This report draws together all service area proposals so that the Executive can agree a draft capital programme for 2023/24-2025/26 as the basis for consultation. In compiling the draft programme the main focus is inevitably on determining the requirements for 2023/24, although potential future year's schemes do also form an important part of the programme.
- 1.3 The financial implications of the recommendations in this report are reflected in the subsequent report on the Council's draft revenue budget. Any revisions to the proposals put forward by each service would also need to be reflected in that report which will also be published as the basis for consultation following the Executive's meeting.

2 Recommendations

That the Executive:

- 2.1 **Approves, for consultation, a Council funded capital programme of £6.427m for 2023/24 as set out in paragraph 5.15 and summarised in Annex A, including the new schemes listed in Annexes B – C;**
- 2.2 **Approves, for consultation, the inclusion of £5.866m of expenditure to be externally funded (including £1.153m of S106 funding) as outlined in paragraph 5.17;**
- 2.3 **Approves, for consultation, the inclusion of an additional budget of £1m for Invest-to-Save schemes.**

3 Reasons for Recommendations

- 3.1 The reasons for the recommendations are set out in the report.

4 Alternative Options Considered

- 4.1 The final budget proposals will include consideration of any alternative options highlighted during the required consultation period.

5 Supporting Information

Capital Resources

- 5.1 Each year the Council agrees a programme of capital schemes. These schemes are funded from these main sources:
- the Council's capital receipts
 - Government Grants
 - other external contributions
 - internal and external borrowing
- 5.2 The Council's total usable capital receipts generated from disposing of assets at 31st March 2022 are zero as all receipts have been applied to fund prior capital investment. Similarly, all receipts realised during the current financial year will be used to finance the 2022/23 Capital Programme. The Council is partly reliant on capital receipts and other contributions to fund its capital programme, although interest generated from capital receipts can also help support the revenue budget in the short term. However, with investment rates only starting to recover from historic lows it makes more economic sense to offset borrowing.
- 5.3 The proposed capital programme for 2023/24 has been developed, therefore, on the assumption that it will be funded by a combination of Government grants, other external contributions, capital receipts and borrowing only if required. Community Infrastructure Levy (CIL) contributions and some small miscellaneous property sales should enable £2.25m of the capital programme to be funded from receipts. Internal resources will be used in the first instance and borrowing from external sources (e.g. the PWLB) will be used only when necessary. The financing costs associated with the General Fund Capital Programme have been provided for in the Council's revenue budget plans which also appear on tonight's agenda.

New Schemes

- 5.4 Within the general financial framework outlined above, Service Departments have considered priority schemes for inclusion within the Council's Capital Programme for 2023/24 – 2025/26. Given that both capital and revenue resources are under pressure, each Department has evaluated and prioritised proposed schemes into broad categories in line with the Council's agreed Asset Management Plan approach. Having done this, only the very highest priority schemes and programmes are being recommended for inclusion in the Capital Programme.

Other Unavoidable & Committed schemes

- 5.5 This category covers schemes which must proceed to ensure that the Council is not left open to legal sanction and includes items relating to health and safety issues, new legislation etc. Committed schemes also include those that have been started as part of the 2022/23 Capital Programme but not yet completed. These are carried forward automatically to ensure completion, as per normal capital expenditure rules. Also included within this category are those schemes that were previously funded from the General Fund Revenue Account, but which by their nature could be legitimately capitalised, thereby reducing pressure on the revenue budget. Schemes in this category form the first call on the available capital resources.

Maintenance (Improvements and capitalised repairs)

- 5.6 The figures below are based on the information held in the Building Groups' property management system as of August 2022. The Council's overall maintenance liability remains in the region of £80m (see table below). In line with the policy adopted in previous years the Asset Management Board (AMB) has considered only those works that fall within categories 1C and 1D. Given the financial constraints on both the revenue and capital budgets an allocation of £1.570m (including Housing Properties) is recommended to address the most pressing 1C & 1D priorities.

		£ (000)	£ (000)
Schools	Priority 1C & 1D	2,352	
	Priority 2C & 2D	11,320	
	Lower Priorities	30,968	44,640
Corporate Properties	Priority 1C & 1D	1,936	
	Priority 2C & 2D	8,176	
	Lower Priorities	14,289	24,401
Total			79,001

- 5.7 There are also remaining Landlord liabilities left with the Council with regard to the Leisure sites and based on updated condition surveys these works are necessary in order for the Council to fulfil these responsibilities. The table below summarises the key investment areas for planned maintenance in 2023/4

Service	£
Leisure Properties	390,000
Commercial Property	365,000
Housing Properties	250,000
Other	125,000
Community Centres	120,000
Cem and Crem	75,000
Library	75,000
Parks & Open Spaces	70,000
South Hill Park	70,000
Car Parks	30,000
Grand Total	1,570,000

- 5.8 Some works, whilst urgent, cannot be legitimately capitalised and must be met from a revenue budget. An overall allowance of £200,000 is available to meet these liabilities; however this will not be sufficient to meet the level of works that continue to be identified within the 1C and 1D categories considered to be of a revenue nature. It is becoming clear that there is a diminishing proportion of the 1C and 1D works that can be legitimately met from the Capital Budget. Unless additional revenue funds are identified then the level of outstanding works will increase. These combined bids will go some way to addressing the most urgent works within the estimated backlog identified above, with the potential to resolve some of the works currently prioritised as 1C and 1D. However, other essential, albeit slightly lower priority, works will still remain. The implications of failing to maintain buildings

are progressive deterioration leading to building closures, health & safety problems, service delivery impacts and reduced property values.

Schools

- 5.9 Identified planned maintenance for 2023/24 will be drawn from building condition surveys carried out by the Council's Managing Partner Atkins Ltd and there is approximately £2.0m of Priority 1 (Urgent) planned maintenance works in schools on the current building condition surveys. Capital funding for planned maintenance is allocated for schools, but non school buildings (Youth Service, Childrens Social Care, Adult Learning and Early Years) form part of the Council-Wide programme. The Asset Management Board recommends the Council-Wide programme of works, and the Schools Planned Works Programme Board recommends the programme of works for schools.
- 5.10 A Schools Planned Works Programme of £1.860m is being put forward based on the level of grant expected to be received from DfE. This includes Planned Maintenance, Fire Safety, Asbestos and Legionella works which is normally funded from DfE Schools Capital Maintenance Grant. The programme of works will be matched to the available budget.

ICT Schemes

- 5.11 To support the new ways of working, the Council will be required to invest in technology and IT infrastructure over the coming years. The two key areas requiring funding in 2023/24 are Laptop and Mobile Phone replacement. More details on specific areas of spend are laid out in the Annexes

Rolling programmes

- 5.12 These programmes cover more than one year and give a degree of certainty for forward planning schemes to improve service delivery. They make an important contribution towards the Council's established Asset Management Plans.

Other Desirable Schemes

- 5.13 In addition to the schemes identified in the above categories, each service has requested funding for other high priority schemes that meet the needs and objectives of their service. The net cost of schemes which attract partial external funding are included in the schemes put forward.

Invest-To-Save Schemes

- 5.14 These are schemes where the additional revenue income or savings arising from their implementation exceeds the Council's borrowing costs. In the past the Council has allocated £1m per annum to fund potential Invest-to-Save (ITS) schemes that may present themselves during the year. Any unspent budget is not carried forward and as such a request is made each year to enable new schemes (below £0.4m) to be brought forward and approved by Corporate Management Team. There have been no schemes approved to date however a number of schemes are being reviewed and may come forward in the coming year.

Capital Programme 2023/24 – 2025/26

- 5.15 A summary of the cost of new schemes proposed by Departments is set out in the table below and in Annex A. A detailed list of suggested schemes within the draft capital programme, together with a brief description of each project, for each service is included in Annexes B – D.

- 5.16 Total requested Council funding for schemes amounts to £6.427m, which includes £3.480m for schemes that have commenced in the current year or are committed on an annual basis and will continue into 2023/24.

Capital Programme 2023/24-2025/26				
Annex	Service Area	2023/24 £000	2024/25 £000	2025/26 £000
B	Delivery	5,193	1,636	797
C	People	2,208	0	0
D	Central Directorates	4,892	4,650	4,750
	Total Capital Programme	12,293	6,286	5,547
	less Externally Funded schemes	5,866	3,270	3,270
	Council Funded Programme	6,427	3,016	2,277

Externally Funded Schemes

- 5.17 A number of external funding sources are also available to fund schemes within the capital programme. External support has been identified from two main sources:

Government Grants

A number of capital schemes attract specific grants. As in previous years, it is proposed that all such schemes should be included in the capital programme at the level of external funding that is available.

A significant element of the grant-funded capital programme relates to the planned investment in Schools. The schools investment programme included in this report reflects the highest priority schemes identified by the People Department and the Education Capital Programme Board. However as a result in a change to the capital funding formula and the perceived relative need for school places in Bracknell compared to other areas of the country, the provisional allocation for 2023/24 suggest there will be no grant funding available to Bracknell Forest. However, the Council has identified a number of schemes that require funding in the coming years and these are set out in Annex B.

A second key constituent of capital grant funding relates to the Highway Maintenance and the Integrated Transport Block totalling £2.85m for 2023/24.

Section 106 (£1.153m)

Each year the Council enters into a number of agreements under Section 106 of the Town & Country Planning Act 1990 by which developers make a contribution towards the cost of providing facilities and infrastructure that may be required as a result of their development. Usually the monies are given for work in a particular area and/or for specific projects

Officers have identified a number of schemes that could be funded from Section 106 funds in 2022/23, where funding becomes available. These are summarised below

Department	Schemes	Budget
		£000
Delivery	Warfield Memorial Grounds	800
People	Ascot Heath - Security	23
Central	Local Transport Plan Schemes	100
Central	SANG	230
	Total	1,153

On-going Revenue Costs

- 5.18 There are £19k revenue costs associated with the schemes proposed for inclusion within the 2023/24 Capital Programme. These are reflected in the Revenue Budget report that follows on the agenda.

Funding Options

- 5.19 The Council introduced CIL in April 2015. It is difficult to estimate the potential amount of CIL that will be generated as this will depend on the delivery of additional housing development in the Borough, which is largely outside of the control of the authority. However, based on the economic climate, the most recent housing trajectory estimates and knowledge of development schemes that will come forward in the next 18 months, it is estimated that £2m is an appropriate assumption. This is a more conservative estimate than in previous years.
- 5.20 The proposed capital programme for 2023/24 has been developed, therefore, on the assumption that it will be funded by a combination of approximately £2.25m of capital receipts (CIL and other miscellaneous property disposals), Government grants, other external contributions and borrowing. The financing costs associated with the Capital Programme have been provided for in the Council's revenue budget plans.
- 5.21 Any capital expenditure approved over and above capital receipts and external contributions will require the Council to borrow externally. The timing of this will depend on the level of surplus cash held by the Council which will be used in the first instance to fund the Capital Programme commitments. Any external borrowing will require a sum to be set aside as a Minimum Revenue Provision (MRP) for debt repayment in addition to an interest charge, depending on the maturity of the loan. Current long-term borrowing rates are approximately 4.6%.
- 5.22 Based on an internally funded Capital Programme of £4.177m (after taking account of potential capital receipts), and with long-term interest costs at 4.6%, the interest cost in 2023/24 would amount to £96k, and £192k in a full year. The MRP charge reflects the life of individual assets that are being funded – the charge is not payable until the year after the assets come into being. The MRP charge in relation to the capital programme for 2023/24 is estimated to be £0.13m and will be charged from 2024/25.
- 5.23 Following the introduction of the Prudential Borrowing regime local authorities are able to determine the level of their own capital expenditure with regard only to affordability on the revenue account. In practice this represents the amount of borrowing they can afford to finance and will necessitate taking a medium-term view of revenue income streams and capital investment needs.

- 5.24 To achieve its aim of ensuring that capital investment plans are affordable, prudent and sustainable, the Local Government Act requires all local authorities to set and keep under review a series of prudential indicators included in the CIPFA Prudential Code for Capital Finance in Local Authorities. The Capital Programme recommended in this report can be sustained and is within the prudential guidelines. Full Council will need to agree the prudential indicators for 2023/24 to 2025/26 in February 2023, alongside its consideration of the specific budget proposals for 2023/24 and the Council's medium-term financial prospects.
- 5.25 If any amendments are made to the capital programme, the revenue consequences will need to be adjusted accordingly. Executive Members will therefore need to consider the impact of the capital programme as part of the final revenue budget decisions. Members will need to carefully balance the level of the Capital Programme in future years against other revenue budget pressures and a thorough review, including the prioritisation of those schemes planned for 2024/25 onwards, will need to be undertaken during next summer.

6 Consultation and Other Considerations

Legal Advice

- 6.1 The authorisation for incurring capital expenditure by local authorities is contained in the legislation covering the service areas. Controls on capital expenditure are contained in the Local Government Act 2003 and regulations made thereunder.

Financial Advice

- 6.2 The financial implications are contained within the report.

Other Consultation Responses

- 6.3 This report sets out the draft capital programme proposals that will form part of the Council's 2023/24 budget consultation. The Overview & Scrutiny Commission will be consulted on the budget proposals and may also choose to direct specific issues to individual overview and scrutiny panels. Targeted consultation exercises will be undertaken with business rate payers, the Schools Forum, town and parish councils and voluntary organisations. Comments and views will be sought on both the overall budget package and on the detailed budget proposals. In addition, this report and all the supporting information are publicly available to any individual or group who wish to comment on any proposal included within it. To facilitate this, the full budget package will be placed on the Council's web site. There will also be a dedicated mailbox to collect comments.
- 6.4 The timetable for the approval of the 2023/24 Budget is as follows.

Executive agrees proposals as basis for consultation	13 December 2022
Consultation period	14 December 2022 - 24 January 2023
Executive considers representations made and recommends budget.	07 February 2023
Council considers Executive budget proposals	22 February 2023

Equalities Impact Assessment

- 6.5 The Council's final budget proposals will potentially impact on all areas of the community. A detailed consultation process is planned in order to provide individuals and groups with the opportunity to comment on the draft proposals. This will ensure that in making final recommendations, the Executive can be made aware of the views of a broad section of residents and service users. Where necessary, impact assessments on specific schemes within the capital programme will be undertaken before work commences.

Strategic Risk Management Issues

- 6.6 The most significant risk facing the Council is the impact of the capital programme on the revenue budget. The scale of the Council's Capital Programme for 2023/24 will impact upon the revenue budget and will itself be subject to consultation over the coming weeks. All new spending on services will need to be funded from new capital receipts or borrowing. The generation of capital receipts in future years may mitigate the impact on the revenue budget, but as the timing and scale of these receipts is uncertain their impact is unlikely to be significant.
- 6.7 There are also a range of risks that are common to all capital projects which include:
- Tender prices exceeding the budget
 - Planning issues and potential delays
 - Uncertainty of external funding
 - Building delays due to unavailability of materials or inclement weather
 - Availability of staff with appropriate skills to implement schemes
- 6.8 These can be managed through the use of appropriate professional officers and following best practice in project management techniques. The report also identifies the risk associated with the shortfall in maintenance expenditure compared to that identified by the latest condition surveys. With only those highest priorities receiving funding in 2023/24, there will be a further build up in the maintenance backlog and a risk that the deterioration in Council assets will hamper the ability to deliver good services.

Climate Change Implications

- 6.9 The recommendations in Section 2 above will have no immediate impact on emissions of CO₂. Detailed consideration will be given to the impact of the final capital budget proposals in February 2023, although in general terms improvements to current assets and the construction of new facilities using modern designs and construction techniques are expected to have positive climate change implications.

Background Papers

None

Contact for further information

Stuart McKellar – 01344 352180

stuart.mckellar@bracknell-forest.gov.uk

Calvin Orr – 01344 352125

calvin.orr@bracknell-forest.gov.uk

CAPITAL PROGRAMME 2023/2024-2025/26 BY CATEGORY

	2023/24 £000	2024/25 £000	2025/26 £000	TOTAL £000
Committed	3,480	2,350	2,100	7,930
Delivery	1,880	650	300	2,830
People	0	0	0	0
Central	1,600	1,700	1,800	5,100
Unavoidable	0	0	0	0
Delivery	0	0	0	0
People	0	0	0	0
Central	0	0	0	0
Maintenance	1,820	331	42	2,193
Delivery	1,820	331	42	2,193
People	0	0	0	0
Central	0	0	0	0
Rolling Programme / Other Desirable	1,127	335	135	1,597
Delivery	693	335	135	1,163
People	325	0	0	325
Central	109	0	0	109
Council Funding	6,427	3,016	2,277	11,720
Total External Funding	5,866	3,270	3,270	12,406
Total Capital Programme	12,293	6,286	5,547	24,126
<i>New Council Funding 2023/24</i>	<i>2,947</i>			
<i>From earlier years</i>	<i>3,480</i>			

CAPITAL PROGRAMME 2023/2024-2025/26 BY DIRECTORATE

	2023/24 £000	2024/25 £000	2025/26 £000	TOTAL £000
Delivery	5,193	1,636	797	7,626
People	2,208	0	0	2,208
Central Directorates	4,892	4,650	4,750	14,292
Total Capital Programme	12,293	6,286	5,547	24,126
External Funding	5,866	3,270	3,270	12,406
Council Funding	6,427	3,016	2,277	11,720

CAPITAL PROGRAMME - DELIVERY

		2023/24 £000	2024/25 £000	2025/26 £000	TOTAL £000
Committed					
Warfield Memorial Ground Enhancements		1,000	250	-	1,250
Commercial Depot Redevelopment		500	-	-	500
Capitalisation of Project Management costs		300	300	300	900
London Road Landfill Works		80	100	-	180
		1,880	650	300	2,830
Unavoidable					
No Schemes		-	-	-	-
Maintenance					
Buildings Planned Maintenance Programme	1	1,320	-	-	1,320
IT Schemes - Computer Equip Refresh	2	450	296	42	788
IT Schemes - Mobile Phones	3	50	35		85
		1,820	331	42	2,193
Rolling Programme / Other Desirable					
Surface Car Parks	4	200	200	-	400
Feasibility Studies	5	150	100	100	350
BLC / Coral Reef Air Handling Units	6	135	-	-	135
New Pumps at BSLC and Coral Reef	7	132	-	-	132
Equipment Downshire Golf Complex	8	35	35	35	105
Parking Infrastructure Upgrade	9	41	-	-	41
		693	335	135	1,163
TOTAL REQUEST FOR COUNCIL FUNDING		4,393	1,316	477	6,186
External Funding					
Warfield Memorial Ground Enhancements		800	320	320	1,440
TOTAL EXTERNAL FUNDING		800	320	320	1,440
TOTAL CAPITAL PROGRAMME		5,193	1,636	797	7,626

Summary of New Schemes – 2023/24 Capital Programme

DELIVERY DIRECTORATE

01. Buildings Planned Maintenance Programme (£1.320m)

Buildings planned maintenance is an annual programme of repairs and maintenance to the Councils' building stock and associated assets. It encompasses a wide range of activities, but typically includes the repair or replacement of elements of building fabric, fixtures or fittings that are worn, obsolete or otherwise damaged. The purpose of the work is to maintain the Councils' buildings to a sufficient standard to provide a safe and appropriate environment from which various services can operate from.

The works included in the programme are identified through a series of condition surveys, which are undertaken on our behalf by external engineers and surveyors. The estimated value of the remaining high priority works currently stands at £2.805M. This is higher than previous years, but includes an allowance for higher-than-normal uplift for construction inflation.

02. Scheduled Computer Equipment (£0.450m)

This represents the annual funding for the refresh of the existing ICT laptop estate due to end-of-life devices over a rolling 3-year programme. In addition to the refresh programme there is going to be a baseline staffing increase in relation to the current SEN work, work for the fundamental care reforms and upcoming care inspection changes. The total delivery has been put into 5 phases, with phase one being complete and phases 2 and 3 and 4 planned for this financial year, although it should be noted that not all of phase 4 can now be completed this year due to increased costs

03. Mobile phone handset replacement programme (£0.050m)

The current mobile phone contract is end of term and we are in the process of reprocurring a new data contract which we are aiming to complete by end of the calendar year via a strategic procurement plan with Executive Director approval. Whilst the procurement is for data use via SIM, historically there has been a technical fund as part of the agreement that helps provision some of our mobile handsets. Whilst scoping options available to us for procurement of our mobile service, it has become apparent that the current handset cost increases means that funds are unlikely to be available to us to cover the cost of all mobile device requirements year on year

We currently have 773 live corporate mobile smartphones assets in our live environment, many of these are unable to be connected to our Mobile Device Management (MDM) system (InTune) as the age of the device means they cannot support the required operating system (approximately 405). It was an audit requirement (Cyber Liability audit point 7) that all devices should be able to be enrolled in our MDM to ensure security best practice was met.

04. Surface car park resurfacing (£0.200m)

The Council has 26 surface car park sites across the borough which it manages as a mixture of fee-paying sites as well as small free car parks often located around neighbourhood centres.

These sites are monitored and a small reactive maintenance budget of £15k allows for pothole repair, patching and relining. Patching repairs only work for so long until such time as the surface completely deteriorates and then full replanning, resurfacing and relining are required. Most of the surface car park sites across the borough are thought to date back to the 1960's-70's and are probably original surfaces.

As part of the monitoring arrangements a number of sites have been identified as requiring resurfacing and are detailed priority order. Site surveys have been undertaken to quote for complete resurfacing and relining. The top priorities are at the athletics track at Bracknell Leisure Centre and the remainder of Albert Road.

From a health and safety perspective these sites are heavily trafficked and well used in the community as most access neighbourhood shopping centres, health centres and schools etc. There is no claim history for accidents/incidents at these locations in last 20 years.

05. 2023/24 Feasibilities (£0.150m)

There is currently no financial allocation for feasibility budgets within property related projects. It is often the case that a scheme arises and must either be funded from a separate budget as a stop gap measure, or the project is delayed pending approval of a budget for the scheme. It is often not viable to wait up to a year pending approval of budgets to understand the viability of a scheme that has been requested by a department within the council.

It is proposed that a figure of £150,000 is budgeted to allow for the various non education feasibilities that are proposed in 2023/24, which will also assist with cost certainty for any future capital bids for larger projects

06. Replacement of air handling units at Bracknell Leisure Centre & Coral Reef (£0.135m)

The project will be to replace several air handling units (AHU) at Bracknell Leisure Centre and Coral Reef. Both sites have numerous AHUs but the most recent mechanical and electrical major plant condition survey undertaken in March 2021 has indicated that one AHU in the gym, changing room and spa which were installed in 1996 are now operating inefficiently and are at end of life. The main pool hall seating area AHU is dated to the mid 1980's and is also operating at end of life.

Air handling units are essential in both sites to ensure adequate air flow rates and turnover of air. Without these operating efficiently the atmospheric conditions become unbearable and unpleasant potentially leading to customer dissatisfaction and potential inoperability which in turn may lead to a loss of income pressure. There is an ongoing mould problem in parts of the main changing room at Coral Reef believed to be as a result of the poor air turnover which needs to be addressed despite temporary repairs to try and remedy.

The BLC site will operate as is until at least 2033, the existing units are currently at end of life and therefore will not realistically last another ten years. There are 13 units on the BLC site alone ranging between 7 to 40 years. Whilst some have exceeded anticipated life expectancy it does not mean that all need to be replaced immediately due to their maintenance regime. Whilst some services are in sufficient condition to continue to operate with replacement parts and recommissioning it is a possibility that additional future capital investment will be required over the next 10 years.

Within the contractual maintenance split of responsibilities between BFC and Everyone Active planned maintenance and replacement of mechanical services including air handling, air conditioning, ventilation and refrigeration falls to BFC.

07. Replacement pumps at Bracknell Leisure Centre & Coral Reef Waterworld (£0.132m)

Both Bracknell Leisure Centre and Coral Reef Waterworld utilise belt driven primary heating pumps. Existing pumps are uneconomical and energy inefficient to run and maintain. These pumps are near to end of life. EA have commissioned Grundfos to measure and monitor energy consumption versus actual requirement and have presented report to BFC. This details excessive pressure being generated, and energy consumed.

Under the contractual split of responsibilities between Bracknell Forest Council and Everyone Active this element of mechanical services replacement falls to BFC to replace. Replacement of all pumps, electrical and mechanical installation, consumables, sensors and commissioning is required at both sites.

The cost is considerably higher at BLC as the quote is inclusive of a provision for installation of a new cold water booster system. Currently BLC operates 24/7 on a single pump with no control. Should this pump fail then there will be no water distribution at site and the service will have to close. In the event of failure boosted cold water would be lost throughout site, this would result in loss of water in showers, sinks and toilets resulting in closure.

Proposed lead time of replacement would likely be approx. 6 weeks, resulting in a loss of income claim by EA to the Council. Potential loss of income at these sites would be far in excess of the cost of replacement pumps. Replacement pumps would also provide a significant energy saving and a reduced carbon footprint.

Whilst this is a significant investment requirement to the pumps at Bracknell Leisure Centre the building is likely to remain until the end of the contract in 2033. New pumps would have a lifespan of approx. 20 years.

08. Equipment Replacement – Downshire Golf Course (0.035m)

Downshire golf course is managed on behalf of the council by Everyone Active, and the contract details a split responsibility in terms of equipment provision. In essence, equipment previously funded from the revenue budget remains the responsibility of Everyone Active, and equipment previously provided through the council's capital programme remains the council's responsibility. In devising the contract, it was concluded that this would result in lower long-term costs for the council and a better revenue return through the contract.

The budget required is £35k on a rolling annual programme which is required to replace existing machinery which is ageing, and ensure new machinery is available to enable the golf course to be suitably maintained.

09. Parking infrastructure Upgrades (£0.041m)

Scheidt & Bachmann (S&B) is the Councils existing supplier for the parking management infrastructure in the town centre multi storey car parks. The equipment was installed in 2017 and is half way through its anticipated life span. Since installation and primarily as a result of covid and the desire to remove touch points S&B have developed a number of new technological advancements in products which will allow motorists to pay for their stay without using the

payment machines, this removes the need to queue at peak times and provides a cashless option.

Currently the Lexicon app provides for this functionality but take up has been low and operationally there have been some challenges with its use. S&B advise that there is no longer a market for this app, there has been no development on it since 2019 and it is no longer a product that will remain supported with the move to the 'smart' options detailed below. The app product has effectively been replaced by these new alternative online products.

A decision to move to these new products will need to be made via the Town Centre Regeneration Committee as there is a relationship with the Lexicon and their car park Princess Square operates with the same equipment and the app. There are a number of options outlined below, all would be of benefit but the cumulative cost is expensive and there are ongoing annual licence fees that would need to be met.

Options:

- **Smart Web Pay** – This product is for the one-off driver who doesn't wish to subscribe but make payment on each occasion. They reach a payment page via a QR code on the pay stations, back of the tickets or posters. The QR code directs them to a landing payment page. The driver enters the vehicle registration number or scans the ticket barcode, the driver pays the amount according to the length of stay and makes payment via entering credit card information.
- **Smart Contract** – This product is for contract drivers i.e. season ticket holders. The driver has access to a range of contract/season ticket options and is wholly responsible for managing their account via our website. Drivers can apply for and pay for their chosen product online with BFC authorising the purchase. Currently arrangements for season ticket holders is through a combination of a manual and automated process through an NSL system. This would provide a product suitable for BFC staff, potentially a set tariff could be arranged and staff upload an amount of money to their account and the tariff is deducted on each visit. This would also require barrier and ANPR installation at Time Square.

The costs relate only to implementation in BFC car parks. In terms of priority the Smart Web Pay would replace the Lexicon app and Smart Contract would assist with BFC staff parking options.

CAPITAL PROGRAMME - PEOPLE

		2023/24 £000	2024/25 £000	2025/26 £000	TOTAL £000
Committed					
No Schemes		-	-	-	-
Unavoidable					
No Schemes		-	-	-	-
Rolling Programme / Other Desirable					
Non-Schools					
Housing Planned Maintenance	10	250	-	-	250
Larchwood	11	75	-	-	75
Departmental Bids:					
School Bids:					
No Schemes					
Total		325	-	-	325
TOTAL REQUEST FOR COUNCIL FUNDING		325	-	-	325
External Funding - Other					
Non-Schools					
No Schemes					
Schools					
DfE Grant: Schools Capital Maintenance		1,860	-	-	1,860
DfE Grant: Devolved Formula Capital		<i>tba</i>	-	-	-
Ascot Heath - Security (S106)	12	23	-	-	23
		1,883	-	-	1,883
TOTAL EXTERNAL FUNDING		1,883	-	-	1,883
TOTAL CAPITAL PROGRAMME		2,208	-	-	2,208

Summary of New Schemes – 2023/24 Capital Programme

PEOPLE DIRECTORATE

10. Housing Capital Programme (£0.25m)

Housings planned maintenance is an annual programme of repairs and maintenance to the Councils' housing stock. It encompasses a wide range of activities, but typically includes the repair or replacement of elements of building fabric, mechanical and electrical items, fixtures or fittings that are worn, obsolete or otherwise damaged. The purpose of the work is to improve and maintain the Councils' housing stock to a decent standard to provide a safe and appropriate environment for our residents to reside in and deliver the priorities set out in the Housing and Welfare Service Plan.

The works included in the current programme were identified through a series of Housing Health and Safety Rating System (HHSRS) and property condition surveys, which were undertaken on our behalf by external engineers and surveyors during 2019/20 on a five-year programme. The current supporting data have been arrived at following detailed analysis of all our condition survey records but will need to be reviewed to reflect current national and housing policy, giving consideration to changes in legislation around the new Building Safety Act 2022, The Fire Safety (England) Regulations 2022 and the Social Housing White Paper.

By the 1st of April 2027, all landlords including local authorities, must present a valid Energy Performance Certificate (EPC) for their property with a rating of "C" or higher and by 1st April 2028, a rating of "B". It is likely that this will include improvements to existing heating systems, replacement windows and insulation

The housing capital programme will support compliance with the new regulations. The focus of the programme this year remains on the modernisation of properties to maintain a Decent Standard with the balance of activity over the next twelve months concentrating on property components e.g., kitchens, bathrooms, electrical installations and heating systems. This will in future be replaced on a fixed life cycle. The 'Bracknell Standard' is currently under development and a programme over the following 4 years is being finalised to be able to forecast total level of funding required across the whole period

The projected costs include an allowance for a higher-than-normal uplift for construction inflation and to introduce energy saving measures as part of overall project to improve thermal comfort and reduce fuel poverty supporting Health and Wellbeing

11. Larchwood (£0.075m)

Larchwood is BFC's short break Children's Home, providing personalised respite care for children who have complex needs, a learning and/or physical disability. The children and young people who access Larchwood require personal care, medication, behavioural support and personalised plans to aid their learning and achievements.

During an Ofsted inspection in March 2022, an inspector commented on the "tired" décor and the inspection report include a recommendation to ensure that redecoration and maintenance and improvements to the presentation of the kitchen are undertaken to provide a more

welcoming, homely, and brighter environment for children. (Guide to the Children's Homes Regulations, including the quality standards', page 15, paragraph 3.9). Work is required both internally and externally, with a replacement kitchen, new fencing and play area.

12. Ascot Heath Primary – Perimeter Fencing (£0.023m) (S106 Funding)

The entire school perimeter fencing is damaged and needs replacing to conform to safeguarding requirements. The new security fence falls within the definition of school facilities and is eligible for funding. S106 funding exists which can only be spent towards facilities at Ascot Heath and is sufficient to cover the £23,000 required for this project.

CAPITAL PROGRAMME - CENTRAL DIRECTORATE

		2023/24 £000	2024/25 £000	2025/26 £000	TOTAL £000
Committed					
Council Funded Highways Maintenance	13	1,200	1,200	1,200	3,600
CIL Strategic Transport Schemes	13	400	500	600	1,500
		1,600	1,700	1,800	5,100
Unavoidable					
No Schemes		-	-	-	-
Maintenance					
No Schemes		-	-	-	-
Rolling Programme / Other Desirable					
Upper Italian Garden fountain - South Hill Park	14	25			25
Landscape Machinery Investment	15	47			47
Tennis Courts Westmorland Park	16	37			37
		109	-	-	109
TOTAL REQUEST FOR COUNCIL FUNDING		1,709	1,700	1,800	5,209
External Funding					
Highways Maintenance		1,888	1,888	1,888	5,664
Highways Maintenance - Incentive Element		236	236	236	708
Integrated Transport & Maintenance		726	726	726	2,178
Section 106 Schemes (LTP)		100	100	100	300
Tennis Courts Westmorland Park	16	3	-	-	3
SANG		230	-	-	230
		3,183	2,950	2,950	9,083
TOTAL EXTERNAL FUNDING		3,183	2,950	2,950	9,083
TOTAL CAPITAL PROGRAMME		4,892	4,650	4,750	14,292

Summary of New Schemes – 2023/24 Capital Programme

CENTRAL DIRECTORATE

13. Council Funded Highways Maintenance (£1.600m including Strategic Transport)

The adopted Local Transport Plan sets out the Council's strategy for capital investment in Highways and Transport infrastructure. The Highway Maintenance programme continues to focus on the integrity of a wide range of highway assets including carriageways, highway structures, drainage and street lighting. Nationally, local authorities are managing the implications of a background decline in overall network condition due to the long-standing fall in Government grant funding for highway maintenance. Increasing material costs due to industry inflation over the past 5 years has further impacted.

New town inheritance places an additional challenge in managing large scale asset maintenance and replacement within 'new town' areas where significant elements of highway infrastructure reach intervention points at around the same time and can be up to 60 years old.

Many significant maintenance projects are now beyond financial reach and the residential highway network is necessarily a lower priority for intervention unless a public risk is identified. Local Member and resident dissatisfaction is a clear consequence. Increasing highway claims are expected due to reducing condition levels, particularly carriageways and footways.

The recently adopted Highway Infrastructure Asset Management Plan (HIAMP) sets out the Council's strategic approach to managing the long-term maintenance of its highway assets over the coming 5-year period. The Department for Transport consider HIAMPs to be the benchmark for demonstrating an efficient and responsible approach to managing planned highway maintenance.

Given the ongoing challenges and risks associated with highway asset deterioration, and the Council's commitments within the HIAMP, this PADS submission includes increased BFC funding towards planned highway maintenance activities. The uplift to £1.2m per annum represents a £600k increase from the current 2022/23 funding level. Asset condition surveys, data and modelling will identify and prioritise planned highway maintenance activities and projects.

14. Upper Italian Garden fountain - South Hill Park (£0.025m)

The Upper Italian Garden fountain is a well-known feature within the grounds of South Hill Park. It is a dry fountain used as a sculptural piece and was installed during the Heritage Lottery Funded restoration project in 2011. The tiered layers of the fountain have become unstable over time and now pose a significant health and safety risk to visitors within the grounds. The weight of the cast iron piece is estimated at over 3 ton and as a result, the fountain has been fenced off to prevent public access.

15. Landscape Machinery Investment (£0.047m)

Parks and Countryside have for the last 4 years carried out a programme of in-house hay cutting and wood chipping on many of its open spaces. This project has delivered savings of

over £50K per annum compared to the contracted-out position, where external companies were procured and the cut grass was largely disposed of as green waste at significant cost.

The in-house hay making regime has ensured most of the grass from the meadows is now turned into a usable hay product, which is now sold to the local community. Parks and Countryside are due to become land managers of further SANG land over the next few years with much of this land also requiring an annual “hay” cut, as for our current open spaces. There is scope to review this scheme as a potential invest-to-save and further work will be undertaken in the following weeks.

16. Tennis Courts Westmorland Park (£0.04m)

The Tennis Courts at Westmorland Park are owned and managed by Bracknell Forest Council. They are popular and well used with tennis being played all year round. The condition of the playing surface has deteriorated significantly. Maintenance work on the tennis courts is carried out by the Ranger team and due to the current advanced state of decay, much more maintenance is required than existing resources allow for. Work to resurface the courts is required to ensure a safe tennis provision into the future, that will provide facilities at the appropriate quality to ensure the healthy active lifestyle of residents can be encouraged and to protect the ongoing income stream derived from the asset.