

# **AYLESBURY ESTATE REGENERATION**

## **TOTAL ESTATE COST REVIEW**

Date: 6<sup>th</sup> May 2005

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Signed .....  
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Date.....

## 1. Executive Summary

A review of the total cost of the Aylesbury Estate has been carried out based on the data contained in the BPTW Report issued today.

The review has considered both the refurbishment and strengthening of the entire estate to Decent Homes and Decent Homes+ standards and the New Build of housing and the Day Care centre in the South West Corner.

The programme of works is anticipated to extend into the year 2011, which means that it will not be possible for all of the estate to meet the Decent Homes standard by the end of 2010.

The results of the review are as follows:

Estimated Cost of Refurbishing the whole estate to Decent Homes Standard	£261,420,000
Estimated Cost of Refurbishing the whole estate to Decent Homes+ Standard	£354,540,000
Estimated Cost of New Build Housing and Day Care	£ 33,940,000
Estimate Cost of Strengthening as part of the Decent Homes Standard (Construction works plus Design Fees only)	£ 14,900,000
Estimate Cost of Strengthening as part of the Decent Homes+ Standard (Construction works plus Design Fees only)	£ 9,760,000

A detailed build up of the estimated costs is given in the Appendix to this review.

## 2. Basis of Calculations and Assumptions

- 2.1. The Programme of works has been set at 6 years commencing in May 2006.
- 2.2. The rate of inflation has been set at 6% per annum.
- 2.3. No allowances have been made for dealing with ground contamination, diversion of services, legal fees or Section 106 matters.
- 2.4. Decant Cost during the strengthening operation have been calculated as £150 per dwelling per day for 4 weeks.
- 2.5. Decant Storage and Removal has been calculated as a total of £1,000 per dwelling.
- 2.6. Decant Subsistence has been calculated at £500 per dwelling.
- 2.7. Loss of Rent has been calculated at £75 per dwelling for 4 weeks.
- 2.8. Compensation to decanted Leaseholders has been calculated at £1,500 per dwelling.
- 2.9. Compensation to Leaseholders who are not decanted for strengthening works has been calculated at £500 per dwelling.
- 2.10. An allowance of £750 per dwelling has been allowed for creating party wall agreements and monitoring them.
- 2.11. An additional contingency of £5,000,000 for the CHP, over and above the estimate used in BPTW's Decent Homes+ scheme, has been included to allow for the highest pricing level predicted by the consultant, Orchard Partners London Ltd.

## **Appendix – Total Cost Review of Aylesbury Estate (68pages)**



*TOTAL COST REVIEW  
OF  
AYLESBURY ESTATE*

*for*

*SBDS*

*6th May 2005*

**SUMMARY OF CONSTRUCTION COSTS  
TO REFURBISHED PROPERTIES**

		<b>Decent Homes £</b>	<b>Decent Homes + £</b>
SOUTH WEST CORNER PHASE 1A		19,510,000	29,090,000
SOUTHWEST CORNER PHASE 1B		18,500,000	23,620,000
REMAINDER OF THE ESTATE		153,310,000	203,100,000
TOTAL ESTIMATE AT 1ST QUARTER 2005 PRICES		191,320,000	255,810,000
GENERAL CONTINGENCY	10%	19,130,000	25,580,000
SPECIAL CONTINGENCY ON CHP ESTIMATE		0	5,000,000
INFLATION 1st Qtr 2005 to 4th Qtr 2011	6%	47,610,000	64,790,000
ESTIMATE OF CONSTRUCTION WORKS		258,060,000	351,180,000

**OTHER SOFT COSTS TO BE CONSIDERED**

		<b>£</b>	<b>£</b>
DECANT COSTS DURING STRENGTHENING	315	1,320,000	1,320,000
DECANT STORAGE AND REMOVAL COSTS	315	320,000	320,000
DECANT SUBSISTANCE ALLOWANCE	315	160,000	160,000
LOSS OF RENT DURING STRENGTHENING DECANT	315	90,000	90,000
COMPENSATION TO DECANTED LEASEHOLDERS	120	180,000	180,000
COMPENSATION TO OTHER LEASEHOLDERS	350	180,000	180,000
PARTY WALL MATTERS	315	240,000	240,000
GENERAL CONTINGENCY	10%	250,000	250,000
INFLATION 1st Qtr 2005 to 4th Qtr 2011	6%	620,000	620,000
ESTIMATE OF SOFT COSTS		3,360,000	3,360,000
ESTIMATE OF TOTAL ESTATE REFURBISHMENT WORKS		£261,420,000	£354,540,000

**SOUTH WEST CORNER NEW BUILD**

		<b>£</b>	<b>£</b>
DWELLINGS ON DAY CARE SITE	76 UNITS	12,310,000	12,310,000
DWELLINGS ON BOYSON ROAD SITE	31 UNITS	5,160,000	5,160,000
DWELLINGS ON CHARTRIDGE RD INFILL SITES	25 UNITS	3,930,000	3,930,000
NEW DAY CENTRE		3,760,000	3,760,000
GENERAL CONTINGENCY	10%	2,520,000	2,520,000
INFLATION 1st Qtr 2005 to 4th Qtr 2011	6%	6,260,000	6,260,000
ESTIMATE OF NEW BUILD		£33,940,000	£33,940,000
ESTIMATE OF REFURBISHMENT AND NEW BUILD COSTS		£295,360,000	£388,480,000

# SUMMARY BY PHASE AND BUILDING

	Decent Homes			Decent Homes +		
	Construction	Soft Costs	Total (£)	Construction	Soft Costs	Total (£)
<b>PHASE 1A</b>						
42-256 Bradenham	9,199,147	1,640,570	10,839,717	14,058,791	2,155,424	16,214,215
1-172 Chiltern	7,550,521	1,121,631	8,672,152	11,380,283	1,491,853	12,872,137
<b>PHASE 1B</b>						
1-68 Chartridge	4,141,759	581,482	4,723,241	5,315,813	696,803	6,012,616
69-76 Chartridge	443,493	90,531	534,024	622,523	109,606	732,129
77-105 Chartridge	1,038,173	162,585	1,200,758	1,696,762	232,065	1,928,827
106-119 Chartridge	1,019,192	167,694	1,186,886	1,259,595	191,562	1,451,157
120-149 Chartridge	1,117,824	172,366	1,290,190	1,796,196	243,946	2,040,142
1-41 Bradenham	2,289,039	631,158	2,920,197	3,044,226	706,672	3,750,899
1-28 Arklow	798,146	144,016	942,162	1,490,446	215,969	1,706,416
1-12 Red Lion	421,084	68,587	489,671	689,270	96,834	786,104
External Works	4,316,941	624,969	4,941,910	4,316,941	624,969	4,941,910
Drainage	253,568	20,032	273,600	253,568	20,032	273,600
	32,588,888	5,425,622	38,014,510	45,924,415	6,785,736	52,710,151
<b>REMAINDER OF THE ESTATE</b>						
1-240 Wendover	12,914,122	1,903,851	14,817,972	18,298,392	2,501,690	20,800,082
241-471 Wendover	12,429,842	1,398,575	13,828,418	17,612,202	1,974,330	19,586,532
1-215 Taplow	11,568,901	1,523,671	13,092,571	16,392,310	2,059,073	18,451,383
76-165 Missenden	4,842,796	741,154	5,583,949	6,861,897	965,724	7,827,621
166-255 Missenden	4,842,796	625,893	5,468,689	6,861,897	850,125	7,712,022
1-61 Gayhurst	4,733,137	632,563	5,365,701	5,786,187	655,015	6,441,202
62-79 Gayhurst	1,131,641	211,340	1,342,981	1,535,026	256,150	1,791,176
80-144 Gayhurst	4,086,483	538,373	4,624,856	5,543,151	700,377	6,243,528
145-162 Gayhurst	1,348,431	240,697	1,589,128	1,676,029	275,143	1,951,172
1-20 Hambleton	1,257,379	225,177	1,482,556	1,705,585	275,154	1,980,739
1-31 Calverton	1,948,938	301,789	2,250,727	2,643,656	379,000	3,022,656
1-31 Danesfield	1,948,938	301,789	2,250,727	2,643,656	379,000	3,022,656
1-18 Gaitskell	1,078,519	206,630	1,285,149	1,481,904	251,440	1,733,344
19-42 Gaitskell	1,438,025	247,022	1,685,047	1,975,872	306,657	2,282,528
43-66 Gaitskell	1,438,025	247,022	1,685,047	1,975,872	306,657	2,282,528
1-35 Emberton	2,200,414	329,801	2,530,215	2,984,773	416,670	3,401,443
1-30 Foxcote	1,797,532	287,076	2,084,608	2,469,840	361,873	2,831,713
1-81 Ravenstone	5,990,517	756,850	6,747,367	7,491,772	915,945	8,407,717
1-61 Latimer	4,887,987	653,388	5,541,375	5,886,903	755,343	6,642,247
62-85 Latimer	1,787,585	290,741	2,078,327	2,227,991	337,485	2,565,475
86-113 Latimer	1,760,331	280,864	2,041,195	2,387,819	350,494	2,738,313
114-141 Latimer	2,070,031	322,851	2,392,882	2,589,251	378,157	2,967,408
1-30 Winslow	2,226,739	341,124	2,567,863	2,779,953	399,488	3,179,441
1-25 Padbury	1,497,943	253,529	1,751,472	2,058,200	316,254	2,374,454
1-15 Brockley	860,619	183,294	1,043,913	1,196,773	220,523	1,417,297
1-20 Northchurch	1,395,252	249,250	1,644,502	1,756,844	287,430	2,044,274
21-40 Northchurch	1,426,222	253,685	1,679,908	1,776,987	290,095	2,067,082
41-56 Northchurch	1,222,694	226,860	1,449,553	1,505,470	256,477	1,761,947
57-76 Northchurch	1,257,379	225,177	1,482,556	1,705,585	275,154	1,980,739
1-16 Chadwell	917,994	189,929	1,107,923	1,276,558	229,573	1,506,132
Houses adjacent to Chadwell	491,349	140,847	632,196	693,041	163,252	856,294
1-20 Darvell	1,147,492	215,795	1,363,288	1,595,698	265,434	1,861,132
1-27 Wolverton	1,617,778	267,218	1,884,997	2,222,856	334,434	2,557,290
28-59 Wolverton	2,507,327	376,123	2,883,450	3,051,227	432,155	3,483,382
60-84 Wolverton	1,881,424	301,926	2,183,350	2,333,413	349,651	2,683,065
85-104 Wolverton	1,198,354	219,981	1,418,335	1,646,560	269,958	1,916,518
105-125 Wolverton	1,598,978	269,816	1,868,795	1,972,153	308,979	2,281,132
126-151 Wolverton	2,068,173	325,741	2,393,914	2,499,265	369,813	2,869,079
152-175 Wolverton	1,508,855	253,189	1,762,045	2,046,702	312,824	2,359,526
176-192 Wolverton	1,018,601	200,123	1,218,724	1,399,576	242,181	1,641,757
1-30 Soane House	1,721,239	280,797	2,002,036	2,393,547	355,256	2,748,803
31-35 Soane House	299,589	120,014	419,603	411,640	132,086	543,726
1-12 Lees	688,495	163,726	852,221	957,419	193,712	1,151,131
1-43 Missenden	3,928,117	524,470	4,452,587	4,707,704	606,641	5,314,345
44-75 Missenden	2,476,357	371,688	2,848,045	3,031,084	429,490	3,460,574
256-299 Missenden	3,279,624	461,849	3,741,473	4,038,314	540,705	4,579,019
300-313 Missenden	1,334,678	245,149	1,579,827	1,583,461	271,032	1,854,493
1-36 Michael Faraday	2,062,205	314,584	2,376,790	2,868,975	404,205	3,273,181
37-56 Michael Faraday	1,198,354	219,981	1,418,335	1,646,560	269,958	1,916,518
57-76 Michael Faraday	1,256,308	227,986	1,484,294	1,704,513	277,964	1,982,477
77-105 Michael Faraday	1,748,151	281,964	2,030,114	2,398,049	354,008	2,752,057
	133,338,665	19,972,932	153,311,597	178,290,112	24,810,237	203,100,348
	Construction	Soft Costs	Total (£)	Construction	Soft Costs	Total (£)
Total	165,927,553	25,398,554	191,326,106	224,214,526	31,595,973	255,810,499

**SUMMARY OF STRENGTHING WORKS, INCLUDING DESIGN FEES ONLY**

	Decent Homes			Decent Homes +		
	Construction	Design Fees	Total (£)	Construction	Design Fees	Total (£)
<b>PHASE 1A</b>						
42-256 Bradenham	0			0		
1-172 Chiltern	0			0		
<b>PHASE 1B</b>						
1-68 Chartridge	991,040	118,177	1,109,217	644,583	78,611	723,195
69-76 Chartridge	0			0		
77-105 Chartridge	0			0		
106-119 Chartridge	185,820	26,221	212,041	120,859	18,802	139,662
120-149 Chartridge	0			0		
1-41 Bradenham	495,520	61,588	557,108	322,292	41,806	364,097
1-28 Arklow	0			0		
1-12 Red Lion	0			0		
External Works	0			0		
Drainage	0			0		
	<b>1,672,380</b>	<b>205,986</b>	<b>1,878,366</b>	<b>1,087,734</b>	<b>139,219</b>	<b>1,226,954</b>
<b>REMAINDER OF THE ESTATE</b>						
1-240 Wendover	0			0		
241-471 Wendover	0			0		
1-215 Taplow	0			0		
76-165 Missenden	0			0		
166-255 Missenden	0			0		
1-61 Gayhurst	898,130	113,030	1,011,160	584,154	76,138	660,292
62-79 Gayhurst	0			0		
80-144 Gayhurst	0			0		
145-162 Gayhurst	216,790	32,973	249,763	141,003	24,068	165,070
1-20 Hambleton	0			0		
1-31 Calverton	0			0		
1-31 Danesfield	0			0		
1-18 Gaitskell	0			0		
19-42 Gaitskell	0			0		
43-66 Gaitskell	0			0		
1-35 Emberton	0			0		
1-30 Foxcote	0			0		
1-81 Ravenstone	898,130	113,030	1,011,160	584,154	76,138	660,292
1-61 Latimer	1,052,980	131,225	1,184,205	684,870	87,972	772,842
62-85 Latimer	278,730	40,251	318,981	181,289	28,801	210,091
86-113 Latimer	0			0		
114-141 Latimer	309,700	43,890	353,590	201,432	31,168	232,601
1-30 Winslow	340,670	47,529	388,199	221,576	33,535	255,111
1-25 Padbury	0			0		
1-15 Brockley	0			0		
1-20 Northchurch	247,760	36,612	284,372	161,146	26,435	187,580
21-40 Northchurch	278,730	40,251	318,981	181,289	28,801	210,091
41-56 Northchurch	216,790	32,973	249,763	141,003	24,068	165,070
57-76 Northchurch	0			0		
1-16 Chadwell	0			0		
Houses adjacent to Chadwell	0			0		
1-20 Darvell	0			0		
1-27 Wolverton	0			0		
28-59 Wolverton	495,520	65,724	561,244	322,292	45,369	367,661
60-84 Wolverton	309,700	43,890	353,590	201,432	31,168	232,601
85-104 Wolverton	0			0		
105-125 Wolverton	278,730	40,251	318,981	181,289	28,801	210,091
126-151 Wolverton	433,580	58,446	492,026	282,005	40,636	322,641
152-175 Wolverton	0			0		
176-192 Wolverton	0			0		
1-30 Soane House	0			0		
31-35 Soane House	0			0		
1-12 Lees	0			0		
1-43 Missenden	526,490	69,363	595,853	342,435	47,736	390,171
44-75 Missenden	464,550	62,085	526,635	302,148	43,002	345,151
256-299 Missenden	650,370	83,918	734,288	423,008	57,203	480,211
300-313 Missenden	185,820	29,334	215,154	120,859	21,701	142,560
1-36 Michael Faraday	0			0		
37-56 Michael Faraday	0			0		
57-76 Michael Faraday	0			0		
77-105 Michael Faraday	0			0		
	<b>8,083,170</b>	<b>1,084,772</b>	<b>9,167,942</b>	<b>5,257,383</b>	<b>752,743</b>	<b>6,010,126</b>
Sub-Total	9,755,550	1,290,758	11,046,308	6,345,117	891,962	7,237,079
Contingency 10%	975,555	129,076	1,104,631	634,512	89,196	723,708
Inflation 6% pa	2,427,655	321,203	2,748,859	1,578,974	221,963	1,800,937
<b>TOTAL</b>	<b>13,158,760</b>	<b>1,741,038</b>	<b>14,899,798</b>	<b>8,558,603</b>	<b>1,203,121</b>	<b>9,761,724</b>

NOTES & QUALIFICATIONS:

BPTW reports dated 28th April , 3rd and 4th May 2005 have been used as the basis for the Decent Homes, Decent Homes + and New Build costs.

A 6 year programme of works commencing in May 2006 has been used for the estimate. However this will result in some homes not meeting the Decent Homes standard until after 2010.

Inflation of 6% per annum has been assumed.

No allowances have been made for dealing with ground contamination, diversion of services, legal fees and Section 106 matters.

No further ANDC staff time has been allowed for Phase 2. It is assumed that any staff required will be funded from other sources.



	Decent Homes		Decent Homes +	
42-256 Bradenham				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	116,418		116,418	
Refurbishment of Stairtower 2	126,041		126,041	
Refurbishment of Stairtower 3	231,146		231,146	
Refurbishment of Enclosed Access Corridors	673,165		673,165	
Refurbishment Common Areas/Walkways	140,292		140,292	
Screens to Stairtowers & Common Areas	735,000		735,000	
Screens and Gabion Walls to Offices	375,000		375,000	
Infill dwellings	27,933		27,933	
Demolition of Walkways, Bridges & Ramps	67,697		67,697	
New Stair and Lift Cores	1,350,000		1,350,000	
External Walls	0		0	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	0		0	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	0		0	
External Works	0		0	
Mechanical & Electrical Services (inc preliminaries)	586,333		586,333	
Mechanical & Electrical (prov sums/contingency)	1,000,000		1,000,000	
IMPROVEMENT WORKS TOTAL £	5,429,025	5,429,025	5,429,025	5,429,025
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	456,232		0	
Roofing	228,299		228,299	
Drainage	0		0	
Tank Rooms	0		0	
Concrete Repairs	93,007		93,007	
Works to Cold Water Tanks	88,190		88,190	
Front Doors to Dwellings	13,910		13,910	
PPM WORKS TOTAL £	879,638	879,638	423,406	423,406
SUB-TOTAL £	6,308,663		5,852,431	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	119,799		119,799	
Replacement Electrical Works to Dwellings	269,908		269,908	
Asbestos Removal to Dwellings	373,687		373,687	
BWIC with services to Dwellings	139,058		139,058	
DECENT HOMES +				
Works to Kitchens			967,500	
Works to Bathrooms			645,000	
Window Replacement			967,500	
CHP Works			2,042,500	
DECENT HOMES TOTAL £	902,452	902,452	5,524,952	5,524,952
DAYWORKS & PRELIMINARIES				
Dayworks	37,868		37,868	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	1,950,164		2,643,539	
Preliminaries/Site overheads on defined Prov Sums	0	1,988,032	0	2,681,407
TOTAL £	9,199,147		14,058,791	
FEES				
SBDS Staff SW Corner	0.98%	90,152	137,776	
SBDS Staff SW Corner Monitoring		55,797	55,797	
SBDS Staff SW Corner Additional Services		50,000	50,000	
SBDS Staff Programme Management	2004-2005	17,574	17,574	
SBDS Staff Programme Management	2005-2008	27,029	27,029	
NCD Staff		65,732	65,732	
NCD Consultation & Communication		29,700	29,700	
Planning Fees (Blgs Only)		7,871	11,987	
Building Control Inspection (Blgs Only)		23,796	36,242	
Levitt Bernstein (Lead)	0.25%	22,998	35,147	
Levitt Bernstein (Architect)	4.70%	432,360	660,763	
BPTW QS & Demolition Surveyor	1.47%	135,227	206,664	
Building Services	5.60%	123,384	237,764	
Structural	5.00%	102,696	102,696	
Consolidating Brief		12,250	12,250	
Feasibility Stage 1A		4,000	4,000	
Site Model		2,000	2,000	
Site Engineer ( Alan Conisbee)		52,179	52,179	
Site Architect (Full Time)		109,567	109,567	
Site Clerk of Works		21,740	21,740	
Site QS (BPTW)		6,522	6,522	
Incidental Expenses & Disbursements		2,000	2,000	
Planning Supervisor	0.50%	45,996	70,294	
Condition / Measured Surveys? / Site Prep		200,000	200,000	
		1,640,570	2,155,424	
42-256 Bradenham	TOTAL £	10,839,717	16,214,215	

	Decent Homes		Decent Homes +	
1-172 Chiltern				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	116,418		116,418	
Refurbishment of Stairtower 2	126,041		126,041	
Refurbishment of Stairtower 3	115,582		115,582	
Refurbishment of Enclosed Access Corridors	673,165		673,165	
Refurbishment Common Areas/Walkways	119,339		119,339	
Screens to Stairtowers & Common Areas	492,000		492,000	
Screens and Gabion Walls to Offices	300,000		300,000	
Infill dwellings	27,933		27,933	
Demolition of Walkways, Bridges & Ramps	41,391		41,391	
New Stair and Lift Cores	1,000,000		1,000,000	
External Walls	0		0	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	0		0	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	0		0	
External Works	0		0	
Mechanical & Electrical Services (inc preliminaries)	567,290		567,290	
Mechanical & Electrical (prov sums/contingency)	800,000		800,000	
IMPROVEMENT WORKS TOTAL £	4,379,158	4,379,158	4,379,158	4,379,158
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	422,938		0	
Roofing	186,826		186,826	
Drainage	0		0	
Tank Rooms	0		0	
Concrete Repairs	94,762		94,762	
Works to Cold Water Tanks	83,340		83,340	
Front Doors to Dwellings	11,261		11,261	
PPM WORKS TOTAL £	799,126	799,126	376,189	376,189
SUB-TOTAL £	5,178,285		4,755,347	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	113,749		113,749	
Replacement Electrical Works to Dwellings	257,866		257,866	
Asbestos Removal to Dwellings	298,950		298,950	
BWIC with services to Dwellings	111,246		111,246	
DECENT HOMES +				
Works to Kitchens			774,000	
Works to Bathrooms			516,000	
Window Replacement			774,000	
CHP Works			1,634,000	
DECENT HOMES TOTAL £	781,810	781,810	4,479,810	4,479,810
DAYWORKS & PRELIMINARIES				
Dayworks	30,294		30,294	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	1,560,131		2,114,831	
Preliminaries/Site overheads on defined Prov Sums	0	1,590,426	0	2,145,126
TOTAL £	7,550,521		11,380,283	
FEES	15%			
SBDS Staff SW Corner	0.98%	73,995	111,527	
SBDS Staff SW Corner Monitoring		36,677		
SBDS Staff SW Corner Additional Services		0		
SBDS Staff Programme Management	2004-2005	14,221	14,221	
SBDS Staff Programme Management	2005-2008	21,873	21,873	
		0	0	
NCD Staff		53,194	53,194	
NCD Consultation & Communication		29,700	29,700	
		0	0	
Planning Fees (Blgs Only)		6,527	9,719	
Building Control Inspection (Blgs Only)		19,732	29,384	
Levitt Bernstein (Lead)	0.25%	18,876	28,451	
Levitt Bernstein (Architect)	4.70%	354,874	534,873	
BPTW QS & Demolition Surveyor	1.47%	110,993	167,290	
Building Services	5.60%	108,275	199,779	
Structural	5.00%	79,171	79,171	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Engineer ( Alan Conisbee)		42,225	42,225	
Site Architect (Full Time)		88,673	88,673	
Site Clerk of Works		17,593	17,593	
Site QS (BPTW)		5,278	5,278	
Incidental Expenses & Disbursements		2,000	2,000	
Planning Supervisor	0.50%	37,753	56,901	
Condition / Measured Surveys? / Site Prep				
		1,121,631		1,491,853
1-172 Chiltern	TOTAL £	8,672,152		12,872,137

		Decent Homes		Decent Homes +	
1-68 Chartridge					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		212,242		212,242	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		56,458		56,458	
Demolition of Walkways, Bridges & Ramps		46,042		46,042	
New Stair and Lift Cores		206,511		206,511	
External Walls		15,598		15,598	
Conversion of Garages to Entrance Halls		377,906		377,906	
Access Alterations to Upper Level Dwellings		293,907		293,907	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		0		0	
External Works		0		0	
Mechanical & Electrical Services (inc preliminaries)		180,697		180,697	
Mechanical & Electrical (prov sums/contingency)		245,391		245,391	
IMPROVEMENT WORKS TOTAL £		1,634,751	1,634,751	1,634,751	1,634,751
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		160,789		0	
Roofing		170,366		170,366	
Drainage		0		0	
Tank Rooms		0		0	
Concrete Repairs		49,742		49,742	
Works to Cold Water Tanks		19,843		19,843	
Front Doors to Dwellings		3,891		3,891	
PPM WORKS TOTAL £		404,631	404,631	243,842	243,842
SUB-TOTAL £		2,039,383		1,878,594	
STRUCTURAL STRENGTHENING WORKS	(32 Units)	991,040	991,040	644,583	644,583
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings		see mech services		see mech services	
Overhaul Mechanical Services to Dwellings		37,937		37,937	
Replacement Electrical Works to Dwellings		119,628		119,628	
Asbestos Removal to Dwellings		115,329		115,329	
BWIC with services to Dwellings		43,039		43,039	
DECENT HOMES +					
Works to Kitchens				306,000	
Works to Bathrooms				204,000	
Window Replacement				306,000	
CHP Works				646,000	
DECENT HOMES TOTAL £		315,934	315,934	1,777,934	1,777,934
DAYWORKS & PRELIMINARIES					
Dayworks		20,167		20,167	
Provisional Work / Items (inc main contingency)					
Main Preliminaries		775,236		994,536	
Preliminaries/Site overheads on defined Prov Sums		0	795,403	0	1,014,703
TOTAL £		4,141,759		5,315,813	
FEES		15%			
SBDS Staff SW Corner	0.98%	40,589		52,095	
SBDS Staff SW Corner Monitoring		15,484		15,484	
SBDS Staff SW Corner Additional Services		10,000		10,000	
SBDS Staff Programme Management	2004-2005	0		0	
SBDS Staff Programme Management	2005-2008	9,341		9,341	
		0		0	
NCD Staff		22,717		22,717	
NCD Consultation & Communication					
Planning Fees (Blgs Only)		3,671		4,595	
Building Control Inspection (Blgs Only)		11,096		13,890	
Levitt Bernstein (Lead)	0.25%	10,354		13,290	
Levitt Bernstein (Architect)	4.70%	194,663		249,843	
BPTW QS & Demolition Surveyor	1.47%	60,884		78,142	
Building Services	5.60%	36,206		72,382	
Structural	5.00%	78,102		60,779	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Engineer ( Alan Conisbee)		18,032		18,032	
Site Architect (Full Time)		37,867		37,867	
Site Clerk of Works		7,513		7,513	
Site QS (BPTW)		2,254		2,254	
		0		0	
Incidental Expenses & Disbursements		2,000		2,000	
Planning Supervisor		20,709		26,579	
Condition / Measured Surveys? / Site Prep					
			581,482		696,803
1-68 Chartridge	TOTAL £	4,723,241		6,012,616	

	Decent Homes		Decent Homes +	
69-76 Chartridge				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	36,117		36,117	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	0		0	
Demolition of Walkways, Bridges & Ramps	0		0	
New Stair and Lift Cores	100,038		100,038	
External Walls	7,228		7,228	
Conversion of Garages to Entrance Halls	48,162		48,162	
Access Alterations to Upper Level Dwellings	0		0	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	0		0	
External Works	0		0	
Mechanical & Electrical Services (inc preliminaries)	37,090		37,090	
Mechanical & Electrical (prov sums/contingency)	28,870		28,870	
IMPROVEMENT WORKS TOTAL £	257,504	257,504	257,504	257,504
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	18,770		0	
Roofing	22,982		22,982	
Drainage	0		0	
Tank Rooms	0		0	
Concrete Repairs	13,336		13,336	
Works to Cold Water Tanks	2,205		2,205	
Front Doors to Dwellings	649		649	
PPM WORKS TOTAL £	57,941	57,941	39,171	39,171
SUB-TOTAL £	315,445		296,675	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	4,463		4,463	
Replacement Electrical Works to Dwellings	11,384		11,384	
Asbestos Removal to Dwellings	13,561		13,561	
BWIC with services to Dwellings	5,063		5,063	
DECENT HOMES +				
Works to Kitchens			36,000	
Works to Bathrooms			24,000	
Window Replacement			36,000	
CHP Works			76,000	
DECENT HOMES TOTAL £	34,471	34,471	206,471	206,471
DAYWORKS & PRELIMINARIES				
Dayworks	2,373		2,373	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	91,204		117,004	
Preliminaries/Site overheads on defined Prov Sums	0	93,577	0	119,377
TOTAL £	443,493		622,523	
FEES				
SBDS Staff SW Corner	0.98%	4,346	6,101	
SBDS Staff SW Corner Monitoring		6,807	6,807	
SBDS Staff SW Corner Additional Services		5,000	5,000	
SBDS Staff Programme Management	2004-2005	0	0	
SBDS Staff Programme Management	2005-2008	2,577	2,577	
		0	0	
NCD Staff		6,269	6,269	
NCD Consultation & Communication				
Planning Fees (Blgs Only)		563	731	
Building Control Inspection (Blgs Only)		1,698	2,206	
Levitt Bernstein (Lead)	0.25%	1,109	1,556	
Levitt Bernstein (Architect)	4.70%	20,844	29,259	
BPTW QS & Demolition Surveyor	1.47%	6,519	9,151	
Building Services	5.60%	4,988	9,244	
Structural	5.00%	7,475	7,475	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Engineer ( Alan Conisbee)		4,975	4,975	
Site Architect (Full Time)		10,448	10,448	
Site Clerk of Works		2,073	2,073	
Site QS (BPTW)		622	622	
		0	0	
Incidental Expenses & Disbursements		2,000	2,000	
Planning Supervisor	0.50%	2,217	3,113	
Condition / Measured Surveys? / Site Prep				
		90,531	109,606	
69-76 Chartridge	TOTAL £	534,024	732,129	

	Decent Homes		Decent Homes +	
77-105 Chartridge				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	57,059		57,059	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	0		0	
Demolition of Walkways, Bridges & Ramps	0		0	
New Stair and Lift Cores	76,414		76,414	
External Walls	7,278		7,278	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	0		0	
Entrance Porches to Dwellings	75,000		75,000	
BWIC With External Mains	0		0	
External Works	0		0	
Mechanical & Electrical Services (inc preliminaries)	93,291		93,291	
Mechanical & Electrical (prov sums/contingency)	104,652		104,652	
IMPROVEMENT WORKS TOTAL £	413,694	413,694	413,694	413,694
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	58,346		0	
Roofing	61,367		61,367	
Drainage	0		0	
Tank Rooms	0		0	
Concrete Repairs	19,659		19,569	
Works to Cold Water Tanks	8,819		8,819	
Front Doors to Dwellings	649		649	
PPM WORKS TOTAL £	148,839	148,839	90,404	90,404
SUB-TOTAL £	562,533		504,097	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	16,179		16,179	
Replacement Electrical Works to Dwellings	52,705		52,705	
Asbestos Removal to Dwellings	49,184		49,184	
BWIC with services to Dwellings	18,355		18,355	
DECENT HOMES +				
Works to Kitchens			130,500	
Works to Bathrooms			87,000	
Window Replacement			130,500	
CHP Works			275,500	
DECENT HOMES TOTAL £	136,424	136,424	759,924	759,924
DAYWORKS & PRELIMINARIES				
Dayworks	8,601		8,601	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	330,615		424,140	
Preliminaries/Site overheads on defined Prov Sums	0	339,216	0	432,741
TOTAL £	1,038,173		1,696,762	
FEES				
SBDS Staff SW Corner	0.98%	10,174	16,628	
SBDS Staff SW Corner Monitoring		8,051	8,051	
SBDS Staff SW Corner Additional Services		5,000	5,000	
SBDS Staff Programme Management	2004-2005	0	0	
SBDS Staff Programme Management	2005-2008	3,547	3,547	
		0	0	
NCD Staff		8,627	8,627	
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,067	1,571	
Building Control Inspection (Blgs Only)		3,222	4,746	
Levitt Bernstein (Lead)	0.25%	2,595	4,242	
Levitt Bernstein (Architect)	4.70%	48,794	79,748	
BPTW QS & Demolition Surveyor	1.47%	15,261	24,942	
Building Services	5.60%	16,464	31,892	
Structural	5.00%	7,657	7,652	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Engineer ( Alan Conisbee)		6,847	6,847	
Site Architect (Full Time)		14,379	14,379	
Site Clerk of Works		2,853	2,853	
Site QS (BPTW)		856	856	
		0	0	
Incidental Expenses & Disbursements		2,000	2,000	
Planning Supervisor	0.50%	5,191	8,484	
Condition / Measured Surveys? / Site Prep				
		162,585	232,065	
77-105 Chartridge	TOTAL £	1,200,758	1,928,827	

		Decent Homes		Decent Homes +	
106-119 Chartridqe					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		43,365		43,365	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		0		0	
Demolition of Walkways, Bridges & Ramps		90,548		90,548	
New Stair and Lift Cores		172,839		172,839	
External Walls		7,278		7,278	
Conversion of Garages to Entrance Halls		84,204		84,204	
Access Alterations to Upper Level Dwellings		0		0	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		0		0	
External Works		0		0	
Mechanical & Electrical Services (inc preliminaries)		51,528		51,528	
Mechanical & Electrical (prov sums/contingency)		50,522		50,522	
IMPROVEMENT WORKS TOTAL £		500,284	500,284	500,284	500,284
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		40,787		0	
Roofing		38,260		38,260	
Drainage		0		0	
Tank Rooms		0		0	
Concrete Repairs		18,934		18,934	
Works to Cold Water Tanks		3,969		3,969	
Front Doors to Dwellings		1,297		1,297	
PPM WORKS TOTAL £		103,246	103,246	62,460	62,460
SUB-TOTAL £		603,530		562,744	
STRUCTURAL STRENGTHENING WORKS	(6 Units)	185,820	185,820	120,859	120,859
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings		see mech services		see mech services	
Overhaul Mechanical Services to Dwellings		7,811		7,811	
Replacement Electrical Works to Dwellings		25,679		25,679	
Asbestos Removal to Dwellings		23,732		23,732	
BWIC with services to Dwellings		8,861		8,861	
DECENT HOMES +					
Works to Kitchens				63,000	
Works to Bathrooms				42,000	
Window Replacement				63,000	
CHP Works				133,000	
DECENT HOMES TOTAL £		66,083	66,083	367,083	367,083
DAYWORKS & PRELIMINARIES					
Dayworks		4,152		4,152	
Provisional Work / Items (inc main contingency)					
Main Preliminaries		159,607		204,757	
Preliminaries/Site overheads on defined Prov Sums		0	163,759	0	208,909
TOTAL £		1,019,192		1,259,595	
FEES					
SBDS Staff SW Corner	0.98%	9,988		12,344	
SBDS Staff SW Corner Monitoring		7,706		7,706	
SBDS Staff SW Corner Additional Services		5,000		5,000	
SBDS Staff Programme Management	2004-2005	0		0	
SBDS Staff Programme Management	2005-2008	3,279		3,279	
		0		0	
NCD Staff		7,972		7,972	
NCD Consultation & Communication					
Planning Fees (Blgs Only)		1,067		1,235	
Building Control Inspection (Blgs Only)		3,222		3,730	
Levitt Bernstein (Lead)	0.25%	2,548		3,149	
Levitt Bernstein (Architect)	4.70%	47,902		59,201	
BPTW QS & Demolition Surveyor	1.47%	14,982		18,516	
Building Services	5.60%	8,309		15,757	
Structural	5.00%	25,575		22,327	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Engineer ( Alan Conisbee)		6,329		6,329	
Site Architect (Full Time)		13,291		13,291	
Site Clerk of Works		2,637		2,637	
Site QS (BPTW)		791		791	
		0		0	
Incidental Expenses & Disbursements		2,000		2,000	
Planning Supervisor	0.50%	5,096		6,298	
Condition / Measured Surveys? / Site Prep					
		167,694		191,562	
106-119 Chartridqe	TOTAL £	1,186,886		1,451,157	

	Decent Homes		Decent Homes +	
120-149 Chartridge				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	77,225		77,225	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	0		0	
Demolition of Walkways, Bridges & Ramps	0		0	
New Stair and Lift Cores	108,330		108,330	
External Walls	7,278		7,278	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	0		0	
Entrance Porches to Dwellings	75,000		75,000	
BWIC With External Mains	0		0	
External Works	0		0	
Mechanical & Electrical Services (inc preliminaries)	93,390		93,390	
Mechanical & Electrical (prov sums/contingency)	108,261		108,261	
IMPROVEMENT WORKS TOTAL £	469,484	469,484	469,484	469,484
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	63,378		0	
Roofing	62,605		62,605	
Drainage	0		0	
Tank Rooms	0		0	
Concrete Repairs	19,659		19,659	
Works to Cold Water Tanks	8,819		8,819	
Front Doors to Dwellings	1,946		1,946	
PPM WORKS TOTAL £	156,407	156,407	93,028	93,028
SUB-TOTAL £	625,891		562,512	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	16,737		16,737	
Replacement Electrical Works to Dwellings	54,442		54,442	
Asbestos Removal to Dwellings	50,853		50,853	
BWIC with services to Dwellings	18,988		18,988	
DECENT HOMES +				
Works to Kitchens			135,000	
Works to Bathrooms			90,000	
Window Replacement			135,000	
CHP Works			285,000	
DECENT HOMES TOTAL £	141,020	141,020	786,020	786,020
DAYWORKS & PRELIMINARIES				
Dayworks	8,897		8,897	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	342,016		438,766	
Preliminaries/Site overheads on defined Prov Sums	0	350,913	0	447,663
TOTAL £	1,117,824		1,796,196	
FEES				
SBDS Staff SW Corner	0.98%	10,955	17,603	
SBDS Staff SW Corner Monitoring		8,037	8,037	
SBDS Staff SW Corner Additional Services		5,000	5,000	
SBDS Staff Programme Management	2004-2005	0	0	
SBDS Staff Programme Management	2005-2008	3,566	3,566	
		0	0	
NCD Staff		8,667	8,667	
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,151	1,655	
Building Control Inspection (Blgs Only)		3,476	5,000	
Levitt Bernstein (Lead)	0.25%	2,795	4,490	
Levitt Bernstein (Architect)	4.70%	52,538	84,421	
BPTW QS & Demolition Surveyor	1.47%	16,432	26,404	
Building Services	5.60%	16,836	32,796	
Structural	5.00%	10,261	10,261	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Engineer ( Alan Conisbee)		6,883	6,883	
Site Architect (Full Time)		14,455	14,455	
Site Clerk of Works		2,867	2,867	
Site QS (BPTW)		860	860	
		0	0	
Incidental Expenses & Disbursements		2,000	2,000	
Planning Supervisor	0.50%	5,589	8,981	
Condition / Measured Surveys? / Site Prep				
		172,366	243,946	
120-149 Chartridge	TOTAL £	1,290,190	2,040,142	

		Decent Homes		Decent Homes +	
1-41 Bradenham					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		127,127		127,127	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		28,153		28,153	
Demolition of Walkways, Bridges & Ramps		0		0	
New Stair and Lift Cores		102,405		102,405	
External Walls		15,598		15,598	
Conversion of Garages to Entrance Halls		179,790		179,790	
Access Alterations to Upper Level Dwellings		159,894		159,894	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		0		0	
External Works		0		0	
Mechanical & Electrical Services (inc preliminaries)		119,486		119,486	
Mechanical & Electrical (prov sums/contingency)		147,957		147,957	
IMPROVEMENT WORKS TOTAL £		880,411	880,411	880,411	880,411
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		85,310		0	
Roofing		108,488		108,488	
Drainage		0		0	
Tank Rooms		0		0	
Concrete Repairs		34,464		34,464	
Works to Cold Water Tanks		12,347		12,347	
Front Doors to Dwellings		2,954		2,954	
PPM WORKS TOTAL £		243,562	243,562	158,253	158,253
SUB-TOTAL £		1,123,973		1,038,664	
STRUCTURAL STRENGTHENING WORKS	(16 Units)	495,520	495,520	322,292	322,292
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings		see mech services		see mech services	
Overhaul Mechanical Services to Dwellings		22,874		22,874	
Replacement Electrical Works to Dwellings		71,641		71,641	
Asbestos Removal to Dwellings		69,500		69,500	
BWIC with services to Dwellings		25,950		25,950	
DECENT HOMES +					
Works to Kitchens				184,500	
Works to Bathrooms				123,000	
Window Replacement				184,500	
CHP Works				389,500	
DECENT HOMES TOTAL £		189,965	189,965	1,071,465	1,071,465
DAYWORKS & PRELIMINARIES					
Dayworks		12,160		12,160	
Provisional Work / Items (inc main contingency)					
Main Preliminaries		467,421		599,646	
Preliminaries/Site overheads on defined Prov Sums		0	479,581	0	611,806
TOTAL £		2,289,039		3,044,226	
FEES					
SBDS Staff SW Corner	0.98%	22,433		29,833	
SBDS Staff SW Corner Monitoring		10,566		10,566	
SBDS Staff SW Corner Additional Services		10,000		10,000	
SBDS Staff Programme Management	2004-2005	0		0	
SBDS Staff Programme Management	2005-2008	5,505		5,505	
		0		0	
NCD Staff		13,394		13,394	
NCD Consultation & Communication					
Planning Fees (Blgs Only)		2,075		2,747	
Building Control Inspection (Blgs Only)		6,270		8,302	
Levitt Bernstein (Lead)	0.25%	5,723		7,611	
Levitt Bernstein (Architect)	4.70%	107,585		143,079	
BPTW QS & Demolition Surveyor	1.47%	33,649		44,750	
Building Services	5.60%	22,414		44,226	
Structural	5.00%	39,384		30,722	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Engineer ( Alan Conisbee)		10,631		10,631	
Site Architect (Full Time)		22,326		22,326	
Site Clerk of Works		4,430		4,430	
Site QS (BPTW)		1,329		1,329	
Incidental Expenses & Disbursements		2,000		2,000	
Planning Supervisor	0.50%	11,445		15,221	
Condition / Measured Surveys? / Site Prep		300,000		300,000	
		631,158		706,672	
1-41 Bradenham	TOTAL £	2,920,197		3,750,899	



	Decent Homes		Decent Homes +	
1-28 Arklow				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	81,756		81,756	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	0		0	
Demolition of Walkways, Bridges & Ramps	0		0	
New Stair and Lift Cores	56,262		56,262	
External Walls	0		0	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	0		0	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	0		0	
External Works	0		0	
Mechanical & Electrical Services (inc preliminaries)	90,426		90,426	
Mechanical & Electrical (prov sums/contingency)	101,043		101,043	
IMPROVEMENT WORKS TOTAL £	329,486	329,486	329,486	329,486
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	0		0	
Roofing	0		0	
Drainage	0		0	
Tank Rooms	0		0	
Concrete Repairs	0		0	
Works to Cold Water Tanks	7,937		7,937	
Front Doors to Dwellings	1,946		1,946	
PPM WORKS TOTAL £	9,883	9,883	9,883	9,883
SUB-TOTAL £	339,369		339,369	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	15,621		15,621	
Replacement Electrical Works to Dwellings	50,452		50,452	
Asbestos Removal to Dwellings	47,463		47,463	
BWIC with services to Dwellings	17,722		17,722	
DECENT HOMES +				
Works to Kitchens			126,000	
Works to Bathrooms			84,000	
Window Replacement			126,000	
CHP Works			266,000	
DECENT HOMES TOTAL £	131,259	131,259	733,259	733,259
DAYWORKS & PRELIMINARIES				
Dayworks	8,304		8,304	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	319,215		409,515	
Preliminaries/Site overheads on defined Prov Sums	0	327,519	0	417,819
TOTAL £	798,146		1,490,446	
FEES				
SBDS Staff SW Corner	0.98%	7,822	14,606	
SBDS Staff SW Corner Monitoring		8,668	8,668	
SBDS Staff SW Corner Additional Services		5,000	5,000	
SBDS Staff Programme Management	2004-2005	0	0	
SBDS Staff Programme Management	2005-2008	1,148	1,148	
		0	0	
NCD Staff		9,796	9,796	
NCD Consultation & Communication				
Planning Fees (Blgs Only)		815	1,403	
Building Control Inspection (Blgs Only)		2,460	4,238	
Levitt Bernstein (Lead)	0.25%	1,995	3,726	
Levitt Bernstein (Architect)	4.70%	37,513	70,051	
BPTW QS & Demolition Surveyor	1.47%	11,733	21,910	
Building Services	5.60%	15,859	30,755	
Structural	5.00%	6,901	6,901	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Engineer ( Alan Conisbee)		7,775	7,775	
Site Architect (Full Time)		16,328	16,328	
Site Clerk of Works		3,240	3,240	
Site QS (BPTW)		972	972	
		0	0	
Incidental Expenses & Disbursements		2,000	2,000	
Planning Supervisor	0.50%	3,991	7,452	
Condition / Measured Surveys? / Site Prep				
		144,016	215,969	
1-28 Arklow	TOTAL £	942,162	1,706,416	

	Decent Homes		Decent Homes +	
1-12 Red Lion				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	11,360		11,360	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	0		0	
Demolition of Walkways, Bridges & Ramps	0		0	
New Stair and Lift Cores	42,090		42,090	
External Walls	0		0	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	0		0	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	0		0	
External Works	0		0	
Mechanical & Electrical Services (inc preliminaries)	47,238		47,238	
Mechanical & Electrical (prov sums/contingency)	43,304		43,304	
IMPROVEMENT WORKS TOTAL £	143,991	143,991	143,991	143,991
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	28,484		0	
Roofing	48,595		48,565	
Drainage	0		0	
Tank Rooms	0		0	
Concrete Repairs	0		0	
Works to Cold Water Tanks	3,528		3,528	
Front Doors to Dwellings	649		649	
PPM WORKS TOTAL £	81,255	81,255	52,741	52,741
SUB-TOTAL £	225,247		196,732	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	6,695		6,695	
Replacement Electrical Works to Dwellings	20,841		20,841	
Asbestos Removal to Dwellings	20,341		20,341	
BWIC with services to Dwellings	7,595		7,595	
DECENT HOMES +				
Works to Kitchens			54,000	
Works to Bathrooms			36,000	
Window Replacement			54,000	
CHP Works			114,000	
DECENT HOMES TOTAL £	55,472	55,472	313,472	313,472
DAYWORKS & PRELIMINARIES				
Dayworks	3,559		3,559	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	136,806		175,506	
Preliminaries/Site overheads on defined Prov Sums	0	140,365	0	179,065
TOTAL £	421,084		689,270	
FEES				
SBDS Staff SW Corner	0.98%	4,127	6,755	
SBDS Staff SW Corner Monitoring		5,318	5,318	
SBDS Staff SW Corner Additional Services		2,000	2,000	
SBDS Staff Programme Management	2004-2005	0	0	
SBDS Staff Programme Management	2005-2008	1,418	1,418	
		0	0	
NCD Staff		3,447	3,447	
NCD Consultation & Communication				
Planning Fees (Blgs Only)		563	731	
Building Control Inspection (Blgs Only)		1,698	2,206	
Levitt Bernstein (Lead)	0.25%	1,053	1,723	
Levitt Bernstein (Architect)	4.70%	19,791	32,396	
BPTW QS & Demolition Surveyor	1.47%	6,190	10,132	
Building Services	5.60%	7,235	13,619	
Structural	5.00%	2,672	2,672	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Engineer ( Alan Conisbee)		2,738	2,738	
Site Architect (Full Time)		5,750	5,750	
Site Clerk of Works		1,140	1,140	
Site QS (BPTW)		342	342	
		0	0	
Incidental Expenses & Disbursements		1,000	1,000	
Planning Supervisor	0.50%	2,105	3,446	
Condition / Measured Surveys? / Site Prep				
		68,587	96,834	
1-12 Red Lion	TOTAL £	489,671	786,104	

	Decent Homes		Decent Homes +	
<b>External Works</b>				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	0		0	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	0		0	
Demolition of Walkways, Bridges & Ramps	0		0	
New Stair and Lift Cores	0		0	
External Walls	0		0	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	0		0	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	0		0	
External Works	4,316,941		4,316,941	
Mechanical & Electrical Services (inc preliminaries)	0		0	
Mechanical & Electrical (prov sums/contingency)	0		0	
IMPROVEMENT WORKS TOTAL £	4,316,941	4,316,941	4,316,941	4,316,941
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	0		0	
Roofing	0		0	
Drainage	0		0	
Tank Rooms	0		0	
Concrete Repairs	0		0	
Works to Cold Water Tanks	0		0	
Front Doors to Dwellings	0		0	
PPM WORKS TOTAL £	0	0	0	0
SUB-TOTAL £	4,316,941		4,316,941	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	0		0	
Overhaul Mechanical Services to Dwellings	0		0	
Replacement Electrical Works to Dwellings	0		0	
Asbestos Removal to Dwellings	0		0	
BWIC with services to Dwellings	0		0	
DECENT HOMES +				
Works to Kitchens			0	
Works to Bathrooms			0	
Window Replacement			0	
CHP Works			0	
DECENT HOMES TOTAL £	0	0	0	0
DAYWORKS & PRELIMINARIES				
Dayworks	0		0	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	0		0	
Preliminaries/Site overheads on defined Prov Sums	0	0	0	0
TOTAL £	4,316,941		4,316,941	
<b>FEES</b>				
SBDS Staff SW Corner	0.98%	42,306	42,306	
SBDS Staff SW Corner Monitoring		26,473	26,473	
SBDS Staff SW Corner Additional Services		20,000	20,000	
SBDS Staff Programme Management	2004-2005	0	0	
SBDS Staff Programme Management	2005-2008	17,917	17,917	
NCD Staff		0	0	
NCD Consultation & Communication		43,579	43,579	
Planning Fees (Blgs Only)		0	0	
Building Control Inspection (Blgs Only)		0	0	
Levitt Bernstein (Lead)	0.25%	10,792	10,792	
Levitt Bernstein (Architect)	4.70%	202,896	202,896	
BPTW QS & Demolition Surveyor	1.47%	63,459	63,459	
Building Services	5.60%	0	0	
Structural	5.00%	0	0	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Engineer ( Alan Conisbee)		34,590	34,590	
Site Architect (Full Time)		72,635	72,635	
Site Clerk of Works		14,413	14,413	
Site QS (BPTW)		4,324	4,324	
Incidental Expenses & Disbursements		0	0	
Planning Supervisor	0.50%	50,000	50,000	
Condition / Measured Surveys? / Site Prep		21,585	21,585	
		624,969	624,969	
External Works TOTAL £		4,941,910	4,941,910	

	Decent Homes		Decent Homes +	
<b>Drainage</b>				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	0		0	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	0		0	
Demolition of Walkways, Bridges & Ramps	0		0	
New Stair and Lift Cores	0		0	
External Walls	0		0	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	0		0	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	29,337		29,337	
External Works	0		0	
Mechanical & Electrical Services (inc preliminaries)	0		0	
Mechanical & Electrical (prov sums/contingency)	0		0	
IMPROVEMENT WORKS TOTAL £	29,337	29,337	29,337	29,337
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	0		0	
Roofing	0		0	
Drainage	224,232		224,232	
Tank Rooms	0		0	
Concrete Repairs	0		0	
Works to Cold Water Tanks	0		0	
Front Doors to Dwellings	0		0	
PPM WORKS TOTAL £	224,232	224,232	224,232	224,232
SUB-TOTAL £	253,568		253,568	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	0		0	
Overhaul Mechanical Services to Dwellings	0		0	
Replacement Electrical Works to Dwellings	0		0	
Asbestos Removal to Dwellings	0		0	
BWIC with services to Dwellings	0		0	
DECENT HOMES +				
Works to Kitchens			0	
Works to Bathrooms			0	
Window Replacement			0	
CHP Works			0	
DECENT HOMES TOTAL £	0	0	0	0
DAYWORKS & PRELIMINARIES				
Dayworks	0		0	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	0		0	
Preliminaries/Site overheads on defined Prov Sums	0	0	0	0
TOTAL £	253,568		253,568	
<b>FEES</b>				
SBDS Staff SW Corner	0.98%	2,485	2,485	
SBDS Staff SW Corner Monitoring		in environmental		
SBDS Staff SW Corner Additional Services		in environmental		
SBDS Staff Programme Management	2004-2005	in environmental		
SBDS Staff Programme Management	2005-2008	in environmental		
NCD Staff		in environmental		
NCD Consultation & Communication		in environmental		
Planning Fees (Blgs Only)		0	0	
Building Control Inspection (Blgs Only)		0	0	
Levitt Bernstein (Lead)	0.25%	634	634	
Levitt Bernstein (Architect)	4.70%	11,918	11,918	
BPTW QS & Demolition Surveyor	1.47%	3,727	3,727	
Building Services	5.60%	0	0	
Structural	5.00%	0	0	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Engineer ( Alan Conisbee)		in environmental		
Site Architect (Full Time)		in environmental		
Site Clerk of Works		in environmental		
Site QS (BPTW)		in environmental		
Incidental Expenses & Disbursements		in environmental		
Planning Supervisor	0.50%	1,268	1,268	
Condition / Measured Surveys? / Site Prep				
		20,032	20,032	
<b>Drainage</b>	<b>TOTAL £</b>	<b>273,600</b>	<b>273,600</b>	

	Decent Homes		Decent Homes +	
<b>1-240 Wendover</b>				
<b>IMPROVEMENT WORKS</b>				
Refurbishment of Stairtower 1	146,198		146,198	
Refurbishment of Stairtower 2	158,285		158,285	
Refurbishment of Stairtower 3	209,650		209,650	
Refurbishment of Enclosed Access Corridors	845,369		845,369	
Refurbishment Common Areas/Walkways	161,563		161,563	
Screens to Stairtowers & Common Areas	753,487		753,487	
Screens and Gabion Walls to Offices	418,606		418,606	
Infill dwellings	35,078		35,078	
Demolition of Walkways, Bridges & Ramps	66,662		66,662	
New Stair and Lift Cores	1,451,162		1,451,162	
External Walls	0		0	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	0		0	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	11,412		11,412	
External Works	2,269,901		2,269,901	
Mechanical & Electrical Services (inc preliminaries)	723,041		723,041	
Mechanical & Electrical (prov sums/contingency)	1,116,278		1,116,278	
<b>IMPROVEMENT WORKS TOTAL £</b>	<b>8,366,693</b>	<b>8,366,693</b>	<b>8,366,693</b>	<b>8,366,693</b>
<b>PPM WORKS INC. DECENT HOMES EXTERNALS</b>				
Window Repairs	549,730		0	
Roofing	257,767		257,767	
Drainage	87,221		87,221	
Tank Rooms	0		0	
Concrete Repairs	118,025		118,025	
Works to Cold Water Tanks	107,366		107,366	
Front Doors to Dwellings	158,976		158,976	
<b>PPM WORKS TOTAL £</b>	<b>1,279,085</b>	<b>1,279,085</b>	<b>729,355</b>	<b>729,355</b>
<b>SUB-TOTAL £</b>	<b>9,645,778</b>		<b>9,096,048</b>	
<b>STRUCTURAL STRENGTHENING WORKS</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>DECENT HOMES INTERNALS</b>				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	146,225		146,225	
Replacement Electrical Works to Dwellings	330,554		330,554	
Asbestos Removal to Dwellings	417,139		417,139	
BWIC with services to Dwellings	155,227		155,227	
<b>DECENT HOMES +</b>				
Works to Kitchens			1,080,000	
Works to Bathrooms			720,000	
Window Replacement			1,080,000	
CHP Works			2,280,000	
<b>DECENT HOMES TOTAL £</b>	<b>1,049,146</b>	<b>1,049,146</b>	<b>6,209,146</b>	<b>6,209,146</b>
<b>DAYWORKS &amp; PRELIMINARIES</b>				
Dayworks	42,271		42,271	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	2,176,927		2,950,927	
Preliminaries/Site overheads on defined Prov Sums	0	2,219,198	0	2,993,198
<b>TOTAL £</b>	<b>12,914,122</b>		<b>18,298,392</b>	
<b>FEES</b>				
SBDS Staff SW Corner	0.98%	126,558	179,324	
SBDS Staff SW Corner Monitoring		30,498	30,498	
SBDS Staff SW Corner Additional Services		19,483	19,483	
SBDS Staff Programme Management	2004-2005	48,708	48,708	
SBDS Staff Programme Management	2005-2008	5,845	5,845	
NCD Staff		10,000	10,000	
NCD Consultation & Communication		10,000	10,000	
Planning Fees (Blgs Only)		11,063	15,515	
Building Control Inspection (Blgs Only)		33,448	46,910	
Lead Design Fees	0.25%	32,285	45,746	
Architect	5.00%	645,706	914,920	
Quantity Surveyor	1.50%	193,712	274,476	
Building Services	6.00%	154,722	291,522	
Structural	5.00%	112,555	112,555	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		92,545	92,545	
Site Based Architect		194,832	194,832	
Site Based Clerk of Works		24,354	24,354	
Site Based Quantity Surveyor		14,612	14,612	
Incidental Expenses & Disbursements		12,354	12,354	
Planning Supervisor	0.50%	64,571	91,492	
Condition / Measured Surveys? / Site Prep	240	66,000	66,000	
		1,903,851	2,501,690	
<b>1-240 Wendover TOTAL £</b>		<b>14,817,972</b>	<b>20,800,082</b>	

	Decent Homes		Decent Homes +	
241-471 Wendover				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	140,716		140,716	
Refurbishment of Stairtower 2	152,349		152,349	
Refurbishment of Stairtower 3	201,788		201,788	
Refurbishment of Enclosed Access Corridors	813,667		813,667	
Refurbishment Common Areas/Walkways	155,505		155,505	
Screens to Stairtowers & Common Areas	725,231		725,231	
Screens and Gabion Walls to Offices	402,908		402,908	
Infill dwellings	33,763		33,763	
Demolition of Walkways, Bridges & Ramps	64,163		64,163	
New Stair and Lift Cores	1,396,744		1,396,744	
External Walls	0		0	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	0		0	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	10,984		10,984	
External Works	2,184,780		2,184,780	
Mechanical & Electrical Services (inc preliminaries)	695,927		695,927	
Mechanical & Electrical (prov sums/contingency)	1,074,418		1,074,418	
IMPROVEMENT WORKS TOTAL £	8,052,942	8,052,942	8,052,942	8,052,942
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	529,115		0	
Roofing	248,101		248,101	
Drainage	83,950		83,950	
Tank Rooms	0		0	
Concrete Repairs	113,599		113,599	
Works to Cold Water Tanks	103,340		103,340	
Front Doors to Dwellings	153,014		153,014	
PPM WORKS TOTAL £	1,231,119	1,231,119	702,004	702,004
SUB-TOTAL £	9,284,061		8,754,946	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	140,741		140,741	
Replacement Electrical Works to Dwellings	318,159		318,159	
Asbestos Removal to Dwellings	401,496		401,496	
BWIC with services to Dwellings	149,406		149,406	
DECENT HOMES +				
Works to Kitchens			1,039,500	
Works to Bathrooms			693,000	
Window Replacement			1,039,500	
CHP Works			2,194,500	
DECENT HOMES TOTAL £	1,009,803	1,009,803	5,976,303	5,976,303
DAYWORKS & PRELIMINARIES				
Dayworks	40,686		40,686	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	2,095,292		2,840,267	
Preliminaries/Site overheads on defined Prov Sums	0	2,135,978	0	2,880,953
TOTAL £	12,429,842		17,612,202	
FEES				
SBDS Staff SW Corner	0.98%	121,812	172,600	
SBDS Staff SW Corner Monitoring		inc in wendover above	inc in wendover above	
SBDS Staff SW Corner Additional Services		inc in wendover above	inc in wendover above	
SBDS Staff Programme Management	2004-2005	inc in wendover above	inc in wendover above	
SBDS Staff Programme Management	2005-2008	inc in wendover above	inc in wendover above	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		10,643	15,011	
Building Control Inspection (Blgs Only)		32,178	45,386	
Lead Design Fees	0.25%	31,075	44,031	
Architect	5.00%	621,492	880,610	
Quantity Surveyor	1.50%	186,448	264,183	
Building Services	6.00%	148,919	280,589	
Structural	5.00%	108,334	108,334	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		inc in wendover above	inc in wendover above	
Site Based Architect		inc in wendover above	inc in wendover above	
Site Based Clerk of Works		inc in wendover above	inc in wendover above	
Site Based Quantity Surveyor		inc in wendover above	inc in wendover above	
Incidental Expenses & Disbursements		12,000	12,000	
Planning Supervisor	0.50%	62,149	88,061	
Condition / Measured Surveys? / Site Prep	231	63,525	63,525	
		1,398,575	1,974,330	
241-471 Wendover	TOTAL £	13,828,418	19,586,532	

	Decent Homes		Decent Homes +	
<b>1-215 Taplow</b>				
<b>IMPROVEMENT WORKS</b>				
Refurbishment of Stairtower 1	130,969		130,969	
Refurbishment of Stairtower 2	141,797		141,797	
Refurbishment of Stairtower 3	187,811		187,811	
Refurbishment of Enclosed Access Corridors	757,310		757,310	
Refurbishment Common Areas/Walkways	144,734		144,734	
Screens to Stairtowers & Common Areas	674,999		674,999	
Screens and Gabion Walls to Offices	375,001		375,001	
Infill dwellings	31,424		31,424	
Demolition of Walkways, Bridges & Ramps	59,718		59,718	
New Stair and Lift Cores	1,300,000		1,300,000	
External Walls	0		0	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	0		0	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	10,223		10,223	
External Works	2,033,453		2,033,453	
Mechanical & Electrical Services (inc preliminaries)	647,724		647,724	
Mechanical & Electrical (prov sums/contingency)	999,999		999,999	
<b>IMPROVEMENT WORKS TOTAL £</b>	<b>7,495,162</b>	<b>7,495,162</b>	<b>7,495,162</b>	<b>7,495,162</b>
<b>PPM WORKS INC. DECENT HOMES EXTERNALS</b>				
Window Repairs	492,466		0	
Roofing	230,916		230,916	
Drainage	78,135		78,135	
Tank Rooms	0		0	
Concrete Repairs	105,731		105,731	
Works to Cold Water Tanks	96,182		96,182	
Front Doors to Dwellings	142,416		142,416	
<b>PPM WORKS TOTAL £</b>	<b>1,145,847</b>	<b>1,145,847</b>	<b>653,381</b>	<b>653,381</b>
<b>SUB-TOTAL £</b>	<b>8,641,009</b>		<b>8,148,543</b>	
<b>STRUCTURAL STRENGTHENING WORKS</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>DECENT HOMES INTERNALS</b>				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	130,993		130,993	
Replacement Electrical Works to Dwellings	296,122		296,122	
Asbestos Removal to Dwellings	373,687		373,687	
BWIC with services to Dwellings	139,058		139,058	
<b>DECENT HOMES +</b>				
Works to Kitchens			967,500	
Works to Bathrooms			645,000	
Window Replacement			967,500	
CHP Works			2,042,500	
<b>DECENT HOMES TOTAL £</b>	<b>939,860</b>	<b>939,860</b>	<b>5,562,360</b>	<b>5,562,360</b>
<b>DAYWORKS &amp; PRELIMINARIES</b>				
Dayworks	37,868		37,868	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	1,950,164		2,643,539	
Preliminaries/Site overheads on defined Prov Sums	0	1,988,032	0	2,681,407
<b>TOTAL £</b>	<b>11,568,901</b>		<b>16,392,310</b>	
<b>FEES</b>				
SBDS Staff SW Corner 0.98%	113,375		160,645	
SBDS Staff SW Corner Monitoring	15,350		15,350	
SBDS Staff SW Corner Additional Services	9,306		9,306	
SBDS Staff Programme Management 2004-2005	23,264		23,264	
SBDS Staff Phase 2 Design Team Procurement 2005-2008	2,792		2,792	
NCD Staff	5,000		5,000	
NCD Consultation & Communication	10,000		10,000	
Planning Fees (Blgs Only)	9,887		13,835	
Building Control Inspection (Blgs Only)	29,892		41,830	
Lead Design Fees 0.25%	28,922		40,981	
Architect 5.00%	578,445		819,615	
Quantity Surveyor 1.50%	173,534		245,885	
Building Services 6.00%	138,605		261,155	
Structural 5.00%	100,830		100,830	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer	44,201		44,201	
Site Based Architect	93,055		93,055	
Site Based Clerk of Works	11,632		11,632	
Site Based Quantity Surveyor	6,979		6,979	
	0		0	
Incidental Expenses & Disbursements	11,632		11,632	
Planning Supervisor 0.50%	57,845		81,962	
Condition / Measured Surveys? / Site Prep 215	59,125		59,125	
		1,523,671		2,059,073
<b>1-215 Taplow TOTAL £</b>		<b>13,092,571</b>		<b>18,451,383</b>

	Decent Homes		Decent Homes +	
76-165 Missenden				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	54,824		54,824	
Refurbishment of Stairtower 2	59,357		59,357	
Refurbishment of Stairtower 3	78,619		78,619	
Refurbishment of Enclosed Access Corridors	317,013		317,013	
Refurbishment Common Areas/Walkways	60,586		60,586	
Screens to Stairtowers & Common Areas	282,558		282,558	
Screens and Gabion Walls to Offices	156,977		156,977	
Infill dwellings	13,154		13,154	
Demolition of Walkways, Bridges & Ramps	24,998		24,998	
New Stair and Lift Cores	544,186		544,186	
External Walls	0		0	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	0		0	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	4,280		4,280	
External Works	851,213		851,213	
Mechanical & Electrical Services (inc preliminaries)	271,140		271,140	
Mechanical & Electrical (prov sums/contingency)	418,604		418,604	
IMPROVEMENT WORKS TOTAL £	3,137,510	3,137,510	3,137,510	3,137,510
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	206,149		0	
Roofing	96,663		96,663	
Drainage	32,708		32,708	
Tank Rooms	0		0	
Concrete Repairs	44,259		44,259	
Works to Cold Water Tanks	40,262		40,262	
Front Doors to Dwellings	59,616		59,616	
PPM WORKS TOTAL £	479,657	479,657	273,508	273,508
SUB-TOTAL £	3,617,167		3,411,018	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	54,834		54,834	
Replacement Electrical Works to Dwellings	123,958		123,958	
Asbestos Removal to Dwellings	156,427		156,427	
BWIC with services to Dwellings	58,210		58,210	
DECENT HOMES +				
Works to Kitchens			405,000	
Works to Bathrooms			270,000	
Window Replacement			405,000	
CHP Works			855,000	
DECENT HOMES TOTAL £	393,430	393,430	2,328,430	2,328,430
DAYWORKS & PRELIMINARIES				
Dayworks	15,852		15,852	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	816,348		1,106,598	
Preliminaries/Site overheads on defined Prov Sums	0	832,199	0	1,122,449
TOTAL £	4,842,796		6,861,897	
FEES				
SBDS Staff SW Corner	0.98%	47,459	67,247	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Phase 2 Design Team Procurement	2005-2008	2,310	2,310	
NCD Staff		10,000	10,000	
NCD Consultation & Communication		10,000	10,000	
Planning Fees (Blgs Only)		4,175	5,939	
Building Control Inspection (Blgs Only)		12,620	17,954	
Lead Design Fees	0.25%	12,107	17,155	
Architect	5.00%	242,140	343,095	
Quantity Surveyor	1.50%	72,642	102,928	
Building Services	6.00%	58,021	109,321	
Structural	5.00%	42,208	42,208	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		36,575	36,575	
Site Based Architect		76,999	76,999	
Site Based Clerk of Works		9,625	9,625	
Site Based Quantity Surveyor		5,775	5,775	
		0	0	
Incidental Expenses & Disbursements		9,625	9,625	
Planning Supervisor	0.50%	24,214	34,309	
Condition / Measured Surveys? / Site Prep	90	24,750	24,750	
		741,154	965,724	
76-165 Missenden	TOTAL £	5,583,949		7,827,621



	Decent Homes		Decent Homes +	
166-255 Missenden				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	54,824		54,824	
Refurbishment of Stairtower 2	59,357		59,357	
Refurbishment of Stairtower 3	78,619		78,619	
Refurbishment of Enclosed Access Corridors	317,013		317,013	
Refurbishment Common Areas/Walkways	60,586		60,586	
Screens to Stairtowers & Common Areas	282,558		282,558	
Screens and Gabion Walls to Offices	156,977		156,977	
Infill dwellings	13,154		13,154	
Demolition of Walkways, Bridges & Ramps	24,998		24,998	
New Stair and Lift Cores	544,186		544,186	
External Walls	0		0	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	0		0	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	4,280		4,280	
External Works	851,213		851,213	
Mechanical & Electrical Services (inc preliminaries)	271,140		271,140	
Mechanical & Electrical (prov sums/contingency)	418,604		418,604	
IMPROVEMENT WORKS TOTAL £	3,137,510	3,137,510	3,137,510	3,137,510
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	206,149		0	
Roofing	96,663		96,663	
Drainage	32,708		32,708	
Tank Rooms	0		0	
Concrete Repairs	44,259		44,259	
Works to Cold Water Tanks	40,262		40,262	
Front Doors to Dwellings	59,616		59,616	
PPM WORKS TOTAL £	479,657	479,657	273,508	273,508
SUB-TOTAL £	3,617,167		3,411,018	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	54,834		54,834	
Replacement Electrical Works to Dwellings	123,958		123,958	
Asbestos Removal to Dwellings	156,427		156,427	
BWIC with services to Dwellings	58,210		58,210	
DECENT HOMES +				
Works to Kitchens			405,000	
Works to Bathrooms			270,000	
Window Replacement			405,000	
CHP Works			855,000	
DECENT HOMES TOTAL £	393,430	393,430	2,328,430	2,328,430
DAYWORKS & PRELIMINARIES				
Dayworks	15,852		15,852	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	816,348		1,106,598	
Preliminaries/Site overheads on defined Prov Sums	0	832,199	0	1,122,449
TOTAL £	4,842,796		6,861,897	
FEES				
SBDS Staff SW Corner	0.98%	47,459	67,247	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		4,259	5,939	
Building Control Inspection (Blgs Only)		12,874	17,954	
Lead Design Fees	0.25%	12,107	17,155	
Architect	5.00%	242,140	343,095	
Quantity Surveyor	1.50%	72,642	102,928	
Building Services	6.00%	58,021	109,321	
Structural	5.00%	42,208	42,208	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	24,214	34,309	
Condition / Measured Surveys? / Site Prep	90	24,750	24,750	
		625,893	850,125	
166-255 Missenden	TOTAL £	5,468,689		7,712,022

		Decent Homes		Decent Homes +	
1-61 Gayhurst					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		169,597		169,597	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		46,266		46,266	
Demolition of Walkways, Bridges & Ramps		217,915		217,915	
New Stair and Lift Cores		321,377		321,377	
External Walls		25,688		25,688	
Conversion of Garages to Entrance Halls		335,155		335,155	
Access Alterations to Upper Level Dwellings		250,772		250,772	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		2,901		2,901	
External Works		576,933		576,933	
Mechanical & Electrical Services (inc preliminaries)		208,805		208,805	
Mechanical & Electrical (prov sums/contingency)		220,131		220,131	
IMPROVEMENT WORKS TOTAL £		2,375,539	2,375,539	2,375,539	2,375,539
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		141,199		0	
Roofing		165,633		165,633	
Drainage		22,169		22,169	
Tank Rooms		0		0	
Concrete Repairs		60,203		60,203	
Works to Cold Water Tanks		17,747		17,747	
Front Doors to Dwellings		39,559		39,559	
PPM WORKS TOTAL £		446,510	446,510	305,311	305,311
SUB-TOTAL £		2,822,049		2,680,851	
STRUCTURAL STRENGTHENING WORKS	(29 Units)	898,130	898,130	584,154	584,154
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings		see mech services		see mech services	
Overhaul Mechanical Services to Dwellings		51,159		51,159	
Replacement Electrical Works to Dwellings		106,251		106,251	
Asbestos Removal to Dwellings		103,416		103,416	
BWIC with services to Dwellings		38,609		38,609	
DECENT HOMES +					
Works to Kitchens				274,500	
Works to Bathrooms				183,000	
Window Replacement				274,500	
CHP Works				579,500	
DECENT HOMES TOTAL £		299,435	299,435	1,610,935	1,610,935
DAYWORKS & PRELIMINARIES					
Dayworks					
Provisional Work / Items (inc main contingency)		18,091		18,091	
Main Preliminaries					
Preliminaries/Site overheads on defined Prov Sums		695,432	713,523	892,157	910,248
		0		0	
TOTAL £		4,733,137		5,786,187	
FEES					
SBDS Staff SW Corner	0.98%	46,385		46,385	
SBDS Staff SW Corner Monitoring		12,960		12,960	
SBDS Staff SW Corner Additional Services		7,700		7,700	
SBDS Staff Programme Management	2004-2005	19,250		19,250	
SBDS Staff Programme Management	2005-2008	2,310		2,310	
NCD Staff					
NCD Consultation & Communication					
Planning Fees (Blgs Only)		4,175		5,015	
Building Control Inspection (Blgs Only)		12,620		15,160	
Lead Design Fees	0.25%	11,833		11,833	
Architect	5.00%	236,657		236,657	
Quantity Surveyor	1.50%	70,997		70,997	
Building Services	6.00%	38,562		73,332	
Structural	5.00%	85,674		69,976	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Based Engineer		10000		10000	
Site Based Architect		20000		20000	
Site Based Clerk of Works		5000		5000	
Site Based Quantity Surveyor		3000		3000	
Incidental Expenses & Disbursements		5000		5000	
Planning Supervisor	0.50%	23,666		23,666	
Condition / Measured Surveys? / Site Prep	61	16,775		16,775	
		632,563		655,015	
1-61 Gayhurst	TOTAL £	5,365,701		6,441,202	

	Decent Homes		Decent Homes +	
62-79 Gayhurst				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	50,045		50,045	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	13,652		13,652	
Demolition of Walkways, Bridges & Ramps	64,303		64,303	
New Stair and Lift Cores	94,832		94,832	
External Walls	7,580		7,580	
Conversion of Garages to Entrance Halls	98,898		98,898	
Access Alterations to Upper Level Dwellings	73,998		73,998	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	856		856	
External Works	170,243		170,243	
Mechanical & Electrical Services (inc preliminaries)	61,615		61,615	
Mechanical & Electrical (prov sums/contingency)	64,957		64,957	
IMPROVEMENT WORKS TOTAL £	700,979	700,979	700,979	700,979
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	41,665		0	
Roofing	48,875		48,875	
Drainage	6,542		6,542	
Tank Rooms	0		0	
Concrete Repairs	17,765		17,765	
Works to Cold Water Tanks	5,237		5,237	
Front Doors to Dwellings	11,673		11,673	
PPM WORKS TOTAL £	131,757	131,757	90,092	90,092
SUB-TOTAL £	832,736		791,071	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	15,096		15,096	
Replacement Electrical Works to Dwellings	31,353		31,353	
Asbestos Removal to Dwellings	30,516		30,516	
BWIC with services to Dwellings	11,393		11,393	
DECENT HOMES +				
Works to Kitchens			81,000	
Works to Bathrooms			54,000	
Window Replacement			81,000	
CHP Works			171,000	
DECENT HOMES TOTAL £	88,358	88,358	475,358	475,358
DAYWORKS & PRELIMINARIES				
Dayworks	5,338		5,338	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	205,209		263,259	
Preliminaries/Site overheads on defined Prov Sums	0	210,548	0	268,598
TOTAL £	1,131,641		1,535,026	
FEES				
SBDS Staff SW Corner	0.98%	11,090	15,043	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,151	1,487	
Building Control Inspection (Blgs Only)		3,476	4,492	
Lead Design Fees	0.25%	2,829	3,838	
Architect	5.00%	56,582	76,751	
Quantity Surveyor	1.50%	16,975	23,025	
Building Services	6.00%	11,379	21,639	
Structural	5.00%	12,030	12,030	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	5,658	7,675	
Condition / Measured Surveys? / Site Prep	18	4,950	4,950	
		211,340	256,150	
62-79 Gavhurst	TOTAL £	1,342,981	1,791,176	

	Decent Homes		Decent Homes +	
80-144 Gayhurst				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	180,718		180,718	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	49,300		49,300	
Demolition of Walkways, Bridges & Ramps	232,205		232,205	
New Stair and Lift Cores	342,451		342,451	
External Walls	27,372		27,372	
Conversion of Garages to Entrance Halls	357,133		357,133	
Access Alterations to Upper Level Dwellings	267,216		267,216	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	3,091		3,091	
External Works	614,765		614,765	
Mechanical & Electrical Services (inc preliminaries)	222,498		222,498	
Mechanical & Electrical (prov sums/contingency)	234,566		234,566	
IMPROVEMENT WORKS TOTAL £	2,531,313	2,531,313	2,531,313	2,531,313
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	150,457		0	
Roofing	176,495		176,495	
Drainage	23,622		23,622	
Tank Rooms	0		0	
Concrete Repairs	64,151		64,151	
Works to Cold Water Tanks	18,911		18,911	
Front Doors to Dwellings	42,153		42,153	
PPM WORKS TOTAL £	475,789	475,789	325,332	325,332
SUB-TOTAL £	3,007,102		2,856,644	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	54,514		54,514	
Replacement Electrical Works to Dwellings	113,218		113,218	
Asbestos Removal to Dwellings	110,197		110,197	
BWIC with services to Dwellings	41,140		41,140	
DECENT HOMES +				
Works to Kitchens			292,500	
Works to Bathrooms			195,000	
Window Replacement			292,500	
CHP Works			617,500	
DECENT HOMES TOTAL £	319,070	319,070	1,716,570	1,716,570
DAYWORKS & PRELIMINARIES				
Dayworks	19,278		19,278	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	741,034		950,659	
Preliminaries/Site overheads on defined Prov Sums	0	760,312	0	969,937
TOTAL £	4,086,483		5,543,151	
FEES				
SBDS Staff SW Corner	0.98%	40,048	54,323	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		3,587	4,847	
Building Control Inspection (Blgs Only)		10,842	14,652	
Lead Design Fees	0.25%	10,216	13,858	
Architect	5.00%	204,324	277,158	
Quantity Surveyor	1.50%	61,297	83,147	
Building Services	6.00%	41,091	78,141	
Structural	5.00%	43,441	43,441	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	20,432	27,716	
Condition / Measured Surveys? / Site Prep	65	17,875	17,875	
		538,373		700,377
80-144 Gavhurst	TOTAL £	4,624,856		6,243,528

		Decent Homes		Decent Homes +	
145-162 Gayhurst					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		50,045		50,045	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		13,652		13,652	
Demolition of Walkways, Bridges & Ramps		64,303		64,303	
New Stair and Lift Cores		94,832		94,832	
External Walls		7,580		7,580	
Conversion of Garages to Entrance Halls		98,898		98,898	
Access Alterations to Upper Level Dwellings		73,998		73,998	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		856		856	
External Works		170,243		170,243	
Mechanical & Electrical Services (inc preliminaries)		61,615		61,615	
Mechanical & Electrical (prov sums/contingency)		64,957		64,957	
IMPROVEMENT WORKS TOTAL £		700,979	700,979	700,979	700,979
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		41,665		0	
Roofing		48,875		48,875	
Drainage		6,542		6,542	
Tank Rooms		0		0	
Concrete Repairs		17,765		17,765	
Works to Cold Water Tanks		5,237		5,237	
Front Doors to Dwellings		11,673		11,673	
PPM WORKS TOTAL £		131,757	131,757	90,092	90,092
SUB-TOTAL £		832,736		791,071	
STRUCTURAL STRENGTHENING WORKS	(7 Units)	216,790	216,790	141,003	141,003
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings		see mech services		see mech services	
Overhaul Mechanical Services to Dwellings		15,096		15,096	
Replacement Electrical Works to Dwellings		31,353		31,353	
Asbestos Removal to Dwellings		30,516		30,516	
BWIC with services to Dwellings		11,393		11,393	
DECENT HOMES +					
Works to Kitchens				81,000	
Works to Bathrooms				54,000	
Window Replacement				81,000	
CHP Works				171,000	
DECENT HOMES TOTAL £		88,358	88,358	475,358	475,358
DAYWORKS & PRELIMINARIES					
Dayworks		5,338		5,338	
Provisional Work / Items (inc main contingency)					
Main Preliminaries		205,209		263,259	
Preliminaries/Site overheads on defined Prov Sums		0	210,548	0	268,598
TOTAL £		1,348,431		1,676,029	
FEES					
SBDS Staff SW Corner	0.98%	13,215		16,425	
SBDS Staff SW Corner Monitoring		12,960		12,960	
SBDS Staff SW Corner Additional Services		7,700		7,700	
SBDS Staff Programme Management	2004-2005	19,250		19,250	
SBDS Staff Programme Management	2005-2008	2,310		2,310	
NCD Staff					
NCD Consultation & Communication					
Planning Fees (Blgs Only)		1,319		1,571	
Building Control Inspection (Blgs Only)		3,984		4,746	
Lead Design Fees		3,371		4,190	
Architect	5.00%	67,422		83,801	
Quantity Surveyor	1.50%	20,226		25,140	
Building Services		11,379		21,639	
Structural	5.00%	22,869		19,080	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Based Engineer		10000		10000	
Site Based Architect		20000		20000	
Site Based Clerk of Works		5000		5000	
Site Based Quantity Surveyor		3000		3000	
Incidental Expenses & Disbursements		5000		5000	
Planning Supervisor	0.50%	6,742		8,380	
Condition / Measured Surveys? / Site Prep	18	4,950		4,950	
		240,697		275,143	
145-162 Gayhurst	TOTAL £	1,589,128		1,951,172	

	Decent Homes		Decent Homes +	
1-20 Hambleton				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	55,606		55,606	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	15,169		15,169	
Demolition of Walkways, Bridges & Ramps	71,448		71,448	
New Stair and Lift Cores	105,369		105,369	
External Walls	8,422		8,422	
Conversion of Garages to Entrance Halls	109,887		109,887	
Access Alterations to Upper Level Dwellings	82,220		82,220	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	951		951	
External Works	189,158		189,158	
Mechanical & Electrical Services (inc preliminaries)	68,461		68,461	
Mechanical & Electrical (prov sums/contingency)	72,174		72,174	
IMPROVEMENT WORKS TOTAL £	778,865	778,865	778,865	778,865
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	46,295		0	
Roofing	54,306		54,306	
Drainage	7,268		7,268	
Tank Rooms	0		0	
Concrete Repairs	19,739		19,739	
Works to Cold Water Tanks	5,819		5,819	
Front Doors to Dwellings	12,970		12,970	
PPM WORKS TOTAL £	146,397	146,397	100,102	100,102
SUB-TOTAL £	925,262		878,967	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	16,774		16,774	
Replacement Electrical Works to Dwellings	34,836		34,836	
Asbestos Removal to Dwellings	33,907		33,907	
BWIC with services to Dwellings	12,659		12,659	
DECENT HOMES +				
Works to Kitchens			90,000	
Works to Bathrooms			60,000	
Window Replacement			90,000	
CHP Works			190,000	
DECENT HOMES TOTAL £	98,175	98,175	528,175	528,175
DAYWORKS & PRELIMINARIES				
Dayworks	5,932		5,932	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	228,010		292,510	
Preliminaries/Site overheads on defined Prov Sums	0	233,942	0	298,442
TOTAL £	1,257,379		1,705,585	
FEES				
SBDS Staff SW Corner	0.98%	12,322	16,715	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,235	1,655	
Building Control Inspection (Blgs Only)		3,730	5,000	
Lead Design Fees	0.25%	3,143	4,264	
Architect	5.00%	62,869	85,279	
Quantity Surveyor	1.50%	18,861	25,584	
Building Services	6.00%	12,643	24,043	
Structural	5.00%	13,367	13,367	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	6,287	8,528	
Condition / Measured Surveys? / Site Prep	20	5,500	5,500	
		225,177	275,154	
1-20 Hambleton	TOTAL £	1,482,556	1,980,739	

	Decent Homes		Decent Homes +	
1-31 Calverton				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	86,189		86,189	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	23,512		23,512	
Demolition of Walkways, Bridges & Ramps	110,744		110,744	
New Stair and Lift Cores	163,323		163,323	
External Walls	13,054		13,054	
Conversion of Garages to Entrance Halls	170,325		170,325	
Access Alterations to Upper Level Dwellings	127,441		127,441	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	1,474		1,474	
External Works	293,196		293,196	
Mechanical & Electrical Services (inc preliminaries)	106,114		106,114	
Mechanical & Electrical (prov sums/contingency)	111,870		111,870	
IMPROVEMENT WORKS TOTAL £	1,207,241	1,207,241	1,207,241	1,207,241
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	71,757		0	
Roofing	84,174		84,174	
Drainage	11,266		11,266	
Tank Rooms	0		0	
Concrete Repairs	30,595		30,595	
Works to Cold Water Tanks	9,019		9,019	
Front Doors to Dwellings	20,104		20,104	
PPM WORKS TOTAL £	226,915	226,915	155,158	155,158
SUB-TOTAL £	1,434,156		1,362,399	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	25,999		25,999	
Replacement Electrical Works to Dwellings	53,996		53,996	
Asbestos Removal to Dwellings	52,556		52,556	
BWIC with services to Dwellings	19,621		19,621	
DECENT HOMES +				
Works to Kitchens			139,500	
Works to Bathrooms			93,000	
Window Replacement			139,500	
CHP Works			294,500	
DECENT HOMES TOTAL £	152,172	152,172	818,672	818,672
DAYWORKS & PRELIMINARIES				
Dayworks	9,194		9,194	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	353,416		453,391	
Preliminaries/Site overheads on defined Prov Sums	0	362,610	0	462,585
TOTAL £	1,948,938		2,643,656	
FEES				
SBDS Staff SW Corner	0.98%	19,100	25,908	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,823	2,411	
Building Control Inspection (Blgs Only)		5,508	7,286	
Lead Design Fees	0.25%	4,872	6,609	
Architect	5.00%	97,447	132,183	
Quantity Surveyor	1.50%	29,234	39,655	
Building Services	6.00%	19,597	37,267	
Structural	5.00%	20,718	20,718	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	9,745	13,218	
Condition / Measured Surveys? / Site Prep	31	8,525	8,525	
		301,789	379,000	
1-31 Calverton	TOTAL £	2,250,727	3,022,656	

	Decent Homes		Decent Homes +	
1-31 Danesfield				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	86,189		86,189	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	23,512		23,512	
Demolition of Walkways, Bridges & Ramps	110,744		110,744	
New Stair and Lift Cores	163,323		163,323	
External Walls	13,054		13,054	
Conversion of Garages to Entrance Halls	170,325		170,325	
Access Alterations to Upper Level Dwellings	127,441		127,441	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	1,474		1,474	
External Works	293,196		293,196	
Mechanical & Electrical Services (inc preliminaries)	106,114		106,114	
Mechanical & Electrical (prov sums/contingency)	111,870		111,870	
IMPROVEMENT WORKS TOTAL £	1,207,241	1,207,241	1,207,241	1,207,241
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	71,757		0	
Roofing	84,174		84,174	
Drainage	11,266		11,266	
Tank Rooms	0		0	
Concrete Repairs	30,595		30,595	
Works to Cold Water Tanks	9,019		9,019	
Front Doors to Dwellings	20,104		20,104	
PPM WORKS TOTAL £	226,915	226,915	155,158	155,158
SUB-TOTAL £	1,434,156		1,362,399	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	25,999		25,999	
Replacement Electrical Works to Dwellings	53,996		53,996	
Asbestos Removal to Dwellings	52,556		52,556	
BWIC with services to Dwellings	19,621		19,621	
DECENT HOMES +				
Works to Kitchens			139,500	
Works to Bathrooms			93,000	
Window Replacement			139,500	
CHP Works			294,500	
DECENT HOMES TOTAL £	152,172	152,172	818,672	818,672
DAYWORKS & PRELIMINARIES				
Dayworks	9,194		9,194	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	353,416		453,391	
Preliminaries/Site overheads on defined Prov Sums	0	362,610	0	462,585
TOTAL £	1,948,938		2,643,656	
FEES				
SBDS Staff SW Corner	0.98%	19,100	25,908	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,823	2,411	
Building Control Inspection (Blgs Only)		5,508	7,286	
Lead Design Fees	0.25%	4,872	6,609	
Architect	5.00%	97,447	132,183	
Quantity Surveyor	1.50%	29,234	39,655	
Building Services	6.00%	19,597	37,267	
Structural	5.00%	20,718	20,718	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	9,745	13,218	
Condition / Measured Surveys? / Site Prep	31	8,525	8,525	
		301,789	379,000	
1-31 Danesfield	TOTAL £	2,250,727	3,022,656	



	Decent Homes		Decent Homes +	
1-18 Gaitskell				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	50,045		50,045	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	13,652		13,652	
Demolition of Walkways, Bridges & Ramps	64,303		64,303	
New Stair and Lift Cores	94,832		94,832	
External Walls	7,580		7,580	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	73,998		73,998	
Entrance Porches to Dwellings	45,776		45,776	
BWIC With External Mains	856		856	
External Works	170,243		170,243	
Mechanical & Electrical Services (inc preliminaries)	61,615		61,615	
Mechanical & Electrical (prov sums/contingency)	64,957		64,957	
IMPROVEMENT WORKS TOTAL £	647,856	647,856	647,856	647,856
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	41,665		0	
Roofing	48,875		48,875	
Drainage	6,542		6,542	
Tank Rooms	0		0	
Concrete Repairs	17,765		17,765	
Works to Cold Water Tanks	5,237		5,237	
Front Doors to Dwellings	11,673		11,673	
PPM WORKS TOTAL £	131,757	131,757	90,092	90,092
SUB-TOTAL £	779,613		737,948	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	15,096		15,096	
Replacement Electrical Works to Dwellings	31,353		31,353	
Asbestos Removal to Dwellings	30,516		30,516	
BWIC with services to Dwellings	11,393		11,393	
DECENT HOMES +				
Works to Kitchens			81,000	
Works to Bathrooms			54,000	
Window Replacement			81,000	
CHP Works			171,000	
DECENT HOMES TOTAL £	88,358	88,358	475,358	475,358
DAYWORKS & PRELIMINARIES				
Dayworks	5,338		5,338	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	205,209		263,259	
Preliminaries/Site overheads on defined Prov Sums	0	210,548	0	268,598
TOTAL £	1,078,519		1,481,904	
FEES				
SBDS Staff SW Corner	0.98%	10,569	14,523	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,067	1,403	
Building Control Inspection (Blgs Only)		3,222	4,238	
Lead Design Fees	0.25%	2,696	3,705	
Architect	5.00%	53,926	74,095	
Quantity Surveyor	1.50%	16,178	22,229	
Building Services	6.00%	11,379	21,639	
Structural	5.00%	12,030	12,030	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	5,393	7,410	
Condition / Measured Surveys? / Site Prep	18	4,950	4,950	
		206,630		251,440
1-18 Gaitskell	TOTAL £	1,285,149		1,733,344

	Decent Homes		Decent Homes +	
19-42 Gaitskell				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	66,727		66,727	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	18,203		18,203	
Demolition of Walkways, Bridges & Ramps	85,737		85,737	
New Stair and Lift Cores	126,443		126,443	
External Walls	10,107		10,107	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	98,664		98,664	
Entrance Porches to Dwellings	61,034		61,034	
BWIC With External Mains	1,141		1,141	
External Works	226,990		226,990	
Mechanical & Electrical Services (inc preliminaries)	82,153		82,153	
Mechanical & Electrical (prov sums/contingency)	86,609		86,609	
IMPROVEMENT WORKS TOTAL £	863,808	863,808	863,808	863,808
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	55,554		0	
Roofing	65,167		65,167	
Drainage	8,722		8,722	
Tank Rooms	0		0	
Concrete Repairs	23,687		23,687	
Works to Cold Water Tanks	6,983		6,983	
Front Doors to Dwellings	15,564		15,564	
PPM WORKS TOTAL £	175,676	175,676	120,122	120,122
SUB-TOTAL £	1,039,484		983,931	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	20,128		20,128	
Replacement Electrical Works to Dwellings	41,804		41,804	
Asbestos Removal to Dwellings	40,688		40,688	
BWIC with services to Dwellings	15,190		15,190	
DECENT HOMES +				
Works to Kitchens			108,000	
Works to Bathrooms			72,000	
Window Replacement			108,000	
CHP Works			228,000	
DECENT HOMES TOTAL £	117,810	117,810	633,810	633,810
DAYWORKS & PRELIMINARIES				
Dayworks	7,118		7,118	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	273,612		351,012	
Preliminaries/Site overheads on defined Prov Sums	0	280,730	0	358,130
TOTAL £	1,438,025		1,975,872	
FEES				
SBDS Staff SW Corner	0.98%	14,093	19,364	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,403	1,823	
Building Control Inspection (Blgs Only)		4,238	5,508	
Lead Design Fees	0.25%	3,595	4,940	
Architect	5.00%	71,901	98,794	
Quantity Surveyor	1.50%	21,570	29,638	
Building Services	6.00%	15,172	28,852	
Structural	5.00%	16,040	16,040	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	7,190	9,879	
Condition / Measured Surveys? / Site Prep	24	6,600	6,600	
		247,022	306,657	
19-42 Gaitskell	TOTAL £	1,685,047	2,282,528	

	Decent Homes		Decent Homes +	
43-66 Gaitskell				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	66,727		66,727	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	18,203		18,203	
Demolition of Walkways, Bridges & Ramps	85,737		85,737	
New Stair and Lift Cores	126,443		126,443	
External Walls	10,107		10,107	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	98,664		98,664	
Entrance Porches to Dwellings	61,034		61,034	
BWIC With External Mains	1,141		1,141	
External Works	226,990		226,990	
Mechanical & Electrical Services (inc preliminaries)	82,153		82,153	
Mechanical & Electrical (prov sums/contingency)	86,609		86,609	
IMPROVEMENT WORKS TOTAL £	863,808	863,808	863,808	863,808
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	55,554		0	
Roofing	65,167		65,167	
Drainage	8,722		8,722	
Tank Rooms	0		0	
Concrete Repairs	23,687		23,687	
Works to Cold Water Tanks	6,983		6,983	
Front Doors to Dwellings	15,564		15,564	
PPM WORKS TOTAL £	175,676	175,676	120,122	120,122
SUB-TOTAL £	1,039,484		983,931	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	20,128		20,128	
Replacement Electrical Works to Dwellings	41,804		41,804	
Asbestos Removal to Dwellings	40,688		40,688	
BWIC with services to Dwellings	15,190		15,190	
DECENT HOMES +				
Works to Kitchens			108,000	
Works to Bathrooms			72,000	
Window Replacement			108,000	
CHP Works			228,000	
DECENT HOMES TOTAL £	117,810	117,810	633,810	633,810
DAYWORKS & PRELIMINARIES				
Dayworks	7,118		7,118	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	273,612		351,012	
Preliminaries/Site overheads on defined Prov Sums	0	280,730	0	358,130
TOTAL £	1,438,025		1,975,872	
FEES				
SBDS Staff SW Corner	0.98%	14,093	19,364	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,403	1,823	
Building Control Inspection (Blgs Only)		4,238	5,508	
Lead Design Fees	0.25%	3,595	4,940	
Architect	5.00%	71,901	98,794	
Quantity Surveyor	1.50%	21,570	29,638	
Building Services	6.00%	15,172	28,852	
Structural	5.00%	16,040	16,040	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	7,190	9,879	
Condition / Measured Surveys? / Site Prep	24	6,600	6,600	
		247,022		306,657
43-66 Gaitskell	TOTAL £	1,685,047		2,282,528

	Decent Homes		Decent Homes +	
1-35 Emberton				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	97,310		97,310	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	26,546		26,546	
Demolition of Walkways, Bridges & Ramps	125,033		125,033	
New Stair and Lift Cores	184,396		184,396	
External Walls	14,739		14,739	
Conversion of Garages to Entrance Halls	192,302		192,302	
Access Alterations to Upper Level Dwellings	143,885		143,885	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	1,664		1,664	
External Works	331,027		331,027	
Mechanical & Electrical Services (inc preliminaries)	119,806		119,806	
Mechanical & Electrical (prov sums/contingency)	126,305		126,305	
IMPROVEMENT WORKS TOTAL £	1,363,014	1,363,014	1,363,014	1,363,014
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	81,016		0	
Roofing	95,036		95,036	
Drainage	12,720		12,720	
Tank Rooms	0		0	
Concrete Repairs	34,543		34,543	
Works to Cold Water Tanks	10,183		10,183	
Front Doors to Dwellings	22,698		22,698	
PPM WORKS TOTAL £	256,194	256,194	175,179	175,179
SUB-TOTAL £	1,619,209		1,538,193	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	0		see mech services	
Overhaul Mechanical Services to Dwellings	29,354		29,354	
Replacement Electrical Works to Dwellings	60,964		60,964	
Asbestos Removal to Dwellings	59,337		59,337	
BWIC with services to Dwellings	22,153		22,153	
DECENT HOMES +				
Works to Kitchens			157,500	
Works to Bathrooms			105,000	
Window Replacement			157,500	
CHP Works			332,500	
DECENT HOMES TOTAL £	171,807	171,807	924,307	924,307
DAYWORKS & PRELIMINARIES				
Dayworks	10,380		10,380	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	399,018		511,893	
Preliminaries/Site overheads on defined Prov Sums	0	409,399	0	522,274
TOTAL £	2,200,414		2,984,773	
FEES				
SBDS Staff SW Corner	0.98%	21,564	29,251	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		2,075	2,663	
Building Control Inspection (Blgs Only)		6,270	8,048	
Lead Design Fees	0.25%	5,501	7,462	
Architect	5.00%	110,021	149,239	
Quantity Surveyor	1.50%	33,006	44,772	
Building Services	6.00%	22,126	42,076	
Structural	5.00%	23,391	23,391	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	11,002	14,924	
Condition / Measured Surveys? / Site Prep	35	9,625	9,625	
		329,801	416,670	
1-35 Emberton	TOTAL £	2,530,215	3,401,443	

	Decent Homes		Decent Homes +	
1-30 Foxcote				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	83,408		83,408	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	22,754		22,754	
Demolition of Walkways, Bridges & Ramps	107,171		107,171	
New Stair and Lift Cores	158,054		158,054	
External Walls	12,633		12,633	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	123,330		123,330	
Entrance Porches to Dwellings	76,293		76,293	
BWIC With External Mains	1,427		1,427	
External Works	283,738		283,738	
Mechanical & Electrical Services (inc preliminaries)	102,691		102,691	
Mechanical & Electrical (prov sums/contingency)	108,261		108,261	
IMPROVEMENT WORKS TOTAL £	1,079,761	1,079,761	1,079,761	1,079,761
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	69,442		0	
Roofing	81,459		81,459	
Drainage	10,903		10,903	
Tank Rooms	0		0	
Concrete Repairs	29,608		29,608	
Works to Cold Water Tanks	8,728		8,728	
Front Doors to Dwellings	19,455		19,455	
PPM WORKS TOTAL £	219,595	219,595	150,153	150,153
SUB-TOTAL £	1,299,356		1,229,914	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	0		see mech services	
Overhaul Mechanical Services to Dwellings	25,160		25,160	
Replacement Electrical Works to Dwellings	52,255		52,255	
Asbestos Removal to Dwellings	50,860		50,860	
BWIC with services to Dwellings	18,988		18,988	
DECENT HOMES +				
Works to Kitchens			135,000	
Works to Bathrooms			90,000	
Window Replacement			135,000	
CHP Works			285,000	
DECENT HOMES TOTAL £	147,263	147,263	792,263	792,263
DAYWORKS & PRELIMINARIES				
Dayworks	8,897		8,897	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	342,016		438,766	
Preliminaries/Site overheads on defined Prov Sums	0	350,913	0	447,663
TOTAL £	1,797,532		2,469,840	
FEES				
SBDS Staff SW Corner	0.98%	17,616	24,204	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,655	2,243	
Building Control Inspection (Blgs Only)		5,000	6,778	
Lead Design Fees	0.25%	4,494	6,175	
Architect	5.00%	89,877	123,492	
Quantity Surveyor	1.50%	26,963	37,048	
Building Services	6.00%	18,965	36,065	
Structural	5.00%	20,050	20,050	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	8,988	12,349	
Condition / Measured Surveys? / Site Prep	30	8,250	8,250	
		287,076	361,873	
1-30 Foxcote	TOTAL £	2,084,608	2,831,713	

		Decent Homes		Decent Homes +	
1-81 Ravenstone					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		225,203		225,203	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		61,435		61,435	
Demolition of Walkways, Bridges & Ramps		289,363		289,363	
New Stair and Lift Cores		426,746		426,746	
External Walls		34,110		34,110	
Conversion of Garages to Entrance Halls		445,042		445,042	
Access Alterations to Upper Level Dwellings		332,992		332,992	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		3,852		3,852	
External Works		766,092		766,092	
Mechanical & Electrical Services (inc preliminaries)		277,266		277,266	
Mechanical & Electrical (prov sums/contingency)		292,305		292,305	
IMPROVEMENT WORKS TOTAL £		3,154,405	3,154,405	3,154,405	3,154,405
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		187,493		0	
Roofing		219,939		219,939	
Drainage		29,437		29,437	
Tank Rooms		0		0	
Concrete Repairs		79,942		79,942	
Works to Cold Water Tanks		23,566		23,566	
Front Doors to Dwellings		52,529		52,529	
PPM WORKS TOTAL £		592,906	592,906	405,413	405,413
SUB-TOTAL £		3,747,311		3,559,818	
STRUCTURAL STRENGTHENING WORKS	(29 Units)	898,130	898,130	584,154	584,154
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings		0		see mech services	
Overhaul Mechanical Services to Dwellings		67,933		67,933	
Replacement Electrical Works to Dwellings		141,087		141,087	
Asbestos Removal to Dwellings		137,323		137,323	
BWIC with services to Dwellings		51,267		51,267	
DECENT HOMES +					
Works to Kitchens				364,500	
Works to Bathrooms				243,000	
Window Replacement				364,500	
CHP Works				769,500	
DECENT HOMES TOTAL £		397,610	397,610	2,139,110	2,139,110
DAYWORKS & PRELIMINARIES					
Dayworks		24,023		24,023	
Provisional Work / Items (inc main contingency)					
Main Preliminaries		923,442		1,184,667	
Preliminaries/Site overheads on defined Prov Sums		0	947,465	0	1,208,690
TOTAL £		5,990,517		7,491,772	
FEES					
SBDS Staff SW Corner	0.98%	58,707		73,419	
SBDS Staff SW Corner Monitoring		6,726		6,726	
SBDS Staff SW Corner Additional Services		3,511		3,511	
SBDS Staff Programme Management	2004-2005	8,778		8,778	
SBDS Staff Phase 2 Design Team Procurement	2005-2008	1,053		1,053	
NCD Staff		5,000		5,000	
NCD Consultation & Communication		3,000		3,000	
Planning Fees (Blgs Only)		5,183		6,443	
Building Control Inspection (Blgs Only)		15,668		19,478	
Lead Design Fees		14,976		18,729	
Architect	5.00%	299,526		374,589	
Quantity Surveyor	1.50%	89,858		112,377	
Building Services		51,205		97,375	
Structural	5.00%	99,041		83,342	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Based Engineer		10000		10000	
Site Based Architect		20000		20000	
Site Based Clerk of Works		5000		5000	
Site Based Quantity Surveyor		3000		3000	
		0		0	
Incidental Expenses & Disbursements		4,389		4,389	
Planning Supervisor	0.50%	29,953		37,459	
Condition / Measured Surveys? / Site Prep	81	22,275		22,275	
			756,850		915,945
1-81 Ravenstone	TOTAL £	6,747,367		8,407,717	

		Decent Homes		Decent Homes +	
1-61 Latimer					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		169,597		169,597	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		46,266		46,266	
Demolition of Walkways, Bridges & Ramps		217,915		217,915	
New Stair and Lift Cores		321,377		321,377	
External Walls		25,688		25,688	
Conversion of Garages to Entrance Halls		335,155		335,155	
Access Alterations to Upper Level Dwellings		250,772		250,772	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		2,901		2,901	
External Works		576,933		576,933	
Mechanical & Electrical Services (inc preliminaries)		208,805		208,805	
Mechanical & Electrical (prov sums/contingency)		220,131		220,131	
IMPROVEMENT WORKS TOTAL £		2,375,539	2,375,539	2,375,539	2,375,539
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		141,199		0	
Roofing		165,633		165,633	
Drainage		22,169		22,169	
Tank Rooms		0		0	
Concrete Repairs		60,203		60,203	
Works to Cold Water Tanks		17,747		17,747	
Front Doors to Dwellings		39,559		39,559	
PPM WORKS TOTAL £		446,510	446,510	305,311	305,311
SUB-TOTAL £		2,822,049		2,680,851	
STRUCTURAL STRENGTHENING WORKS	(34 Units)	1,052,980	1,052,980	684,870	684,870
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings		see mech services		see mech services	
Overhaul Mechanical Services to Dwellings		51,159		51,159	
Replacement Electrical Works to Dwellings		106,251		106,251	
Asbestos Removal to Dwellings		103,416		103,416	
BWIC with services to Dwellings		38,609		38,609	
DECENT HOMES +					
Works to Kitchens				274,500	
Works to Bathrooms				183,000	
Window Replacement				274,500	
CHP Works				579,500	
DECENT HOMES TOTAL £		299,435	299,435	1,610,935	1,610,935
DAYWORKS & PRELIMINARIES					
Dayworks		18,091		18,091	
Provisional Work / Items (inc main contingency)					
Main Preliminaries		695,432		892,157	
Preliminaries/Site overheads on defined Prov Sums		0	713,523	0	910,248
TOTAL £		4,887,987		5,886,903	
FEES					
SBDS Staff SW Corner	0.98%	47,902		57,692	
SBDS Staff SW Corner Monitoring		12,960		12,960	
SBDS Staff SW Corner Additional Services		7,700		7,700	
SBDS Staff Programme Management	2004-2005	19,250		19,250	
SBDS Staff Programme Management	2005-2008	2,310		2,310	
NCD Staff					
NCD Consultation & Communication					
Planning Fees (Blgs Only)		4,259		5,099	
Building Control Inspection (Blgs Only)		12,874		15,414	
Lead Design Fees		12,220		14,717	
Architect	5.00%	244,399		294,345	
Quantity Surveyor	1.50%	73,320		88,304	
Building Services		38,562		73,332	
Structural	5.00%	93,417		75,011	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Based Engineer		10000		10000	
Site Based Architect		20000		20000	
Site Based Clerk of Works		5000		5000	
Site Based Quantity Surveyor		3000		3000	
Incidental Expenses & Disbursements		5000		5000	
Planning Supervisor	0.50%	24,440		29,435	
Condition / Measured Surveys? / Site Prep	61	16,775		16,775	
		653,388		755,343	
1-61 Latimer	TOTAL £	5,541,375		6,642,247	

		Decent Homes		Decent Homes +	
62-85 Latimer					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		66,727		66,727	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		18,203		18,203	
Demolition of Walkways, Bridges & Ramps		85,737		85,737	
New Stair and Lift Cores		126,443		126,443	
External Walls		10,107		10,107	
Conversion of Garages to Entrance Halls		131,864		131,864	
Access Alterations to Upper Level Dwellings		98,664		98,664	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		1,141		1,141	
External Works		226,990		226,990	
Mechanical & Electrical Services (inc preliminaries)		82,153		82,153	
Mechanical & Electrical (prov sums/contingency)		86,609		86,609	
IMPROVEMENT WORKS TOTAL £		934,638	934,638	934,638	934,638
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		55,554		0	
Roofing		65,167		65,167	
Drainage		8,722		8,722	
Tank Rooms		0		0	
Concrete Repairs		23,687		23,687	
Works to Cold Water Tanks		6,983		6,983	
Front Doors to Dwellings		15,564		15,564	
PPM WORKS TOTAL £		175,676	175,676	120,122	120,122
SUB-TOTAL £		1,110,314		1,054,761	
STRUCTURAL STRENGTHENING WORKS	(9 Units)	278,730	278,730	181,289	181,289
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings		see mech services		see mech services	
Overhaul Mechanical Services to Dwellings		20,128		20,128	
Replacement Electrical Works to Dwellings		41,804		41,804	
Asbestos Removal to Dwellings		40,688		40,688	
BWIC with services to Dwellings		15,190		15,190	
DECENT HOMES +					
Works to Kitchens				108,000	
Works to Bathrooms				72,000	
Window Replacement				108,000	
CHP Works				228,000	
DECENT HOMES TOTAL £		117,810	117,810	633,810	633,810
DAYWORKS & PRELIMINARIES					
Dayworks		7,118		7,118	
Provisional Work / Items (inc main contingency)					
Main Preliminaries		273,612		351,012	
Preliminaries/Site overheads on defined Prov Sums		0	280,730	0	358,130
TOTAL £		1,787,585		2,227,991	
FEES					
SBDS Staff SW Corner	0.98%	17,518		21,834	
SBDS Staff SW Corner Monitoring		12,960		12,960	
SBDS Staff SW Corner Additional Services		7,700		7,700	
SBDS Staff Programme Management	2004-2005	19,250		19,250	
SBDS Staff Programme Management	2005-2008	2,310		2,310	
NCD Staff					
NCD Consultation & Communication					
Planning Fees (Blgs Only)		1,655		2,075	
Building Control Inspection (Blgs Only)		5,000		6,270	
Lead Design Fees		4,469		5,570	
Architect	5.00%	89,379		111,400	
Quantity Surveyor	1.50%	26,814		33,420	
Building Services		15,172		28,852	
Structural	5.00%	29,976		25,104	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Based Engineer		10000		10000	
Site Based Architect		20000		20000	
Site Based Clerk of Works		5000		5000	
Site Based Quantity Surveyor		3000		3000	
Incidental Expenses & Disbursements		5000		5000	
Planning Supervisor	0.50%	8,938		11,140	
Condition / Measured Surveys? / Site Prep	24	6,600		6,600	
		290,741		337,485	
62-85 Latimer	TOTAL £	2,078,327		2,565,475	



	Decent Homes		Decent Homes +	
86-113 Latimer				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	77,848		77,848	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	21,237		21,237	
Demolition of Walkways, Bridges & Ramps	100,027		100,027	
New Stair and Lift Cores	147,517		147,517	
External Walls	11,791		11,791	
Conversion of Garages to Entrance Halls	153,842		153,842	
Access Alterations to Upper Level Dwellings	115,108		115,108	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	1,331		1,331	
External Works	264,822		264,822	
Mechanical & Electrical Services (inc preliminaries)	95,845		95,845	
Mechanical & Electrical (prov sums/contingency)	101,044		101,044	
IMPROVEMENT WORKS TOTAL £	1,090,412	1,090,412	1,090,412	1,090,412
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	64,812		0	
Roofing	76,028		76,028	
Drainage	10,176		10,176	
Tank Rooms	0		0	
Concrete Repairs	27,634		27,634	
Works to Cold Water Tanks	8,146		8,146	
Front Doors to Dwellings	18,158		18,158	
PPM WORKS TOTAL £	204,955	204,955	140,143	140,143
SUB-TOTAL £	1,295,367		1,230,554	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	23,483		23,483	
Replacement Electrical Works to Dwellings	48,771		48,771	
Asbestos Removal to Dwellings	47,470		47,470	
BWIC with services to Dwellings	17,722		17,722	
DECENT HOMES +				
Works to Kitchens			126,000	
Works to Bathrooms			84,000	
Window Replacement			126,000	
CHP Works			266,000	
DECENT HOMES TOTAL £	137,446	137,446	739,446	739,446
DAYWORKS & PRELIMINARIES				
Dayworks	8,304		8,304	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	319,215		409,515	
Preliminaries/Site overheads on defined Prov Sums	0	327,519	0	417,819
TOTAL £	1,760,331		2,387,819	
FEES				
SBDS Staff SW Corner	0.98%	17,251	23,401	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,655	2,159	
Building Control Inspection (Blgs Only)		5,000	6,524	
Lead Design Fees	0.25%	4,401	5,970	
Architect	5.00%	88,017	119,391	
Quantity Surveyor	1.50%	26,405	35,817	
Building Services	6.00%	17,701	33,661	
Structural	5.00%	18,713	18,713	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	8,802	11,939	
Condition / Measured Surveys? / Site Prep	28	7,700	7,700	
		280,864	350,494	
86-113 Latimer	TOTAL £	2,041,195	2,738,313	

		Decent Homes		Decent Homes +	
114-141 Latimer					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		77,848		77,848	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		21,237		21,237	
Demolition of Walkways, Bridges & Ramps		100,027		100,027	
New Stair and Lift Cores		147,517		147,517	
External Walls		11,791		11,791	
Conversion of Garages to Entrance Halls		153,842		153,842	
Access Alterations to Upper Level Dwellings		115,108		115,108	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		1,331		1,331	
External Works		264,822		264,822	
Mechanical & Electrical Services (inc preliminaries)		95,845		95,845	
Mechanical & Electrical (prov sums/contingency)		101,044		101,044	
IMPROVEMENT WORKS TOTAL £		1,090,412	1,090,412	1,090,412	1,090,412
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		64,812		0	
Roofing		76,028		76,028	
Drainage		10,176		10,176	
Tank Rooms		0		0	
Concrete Repairs		27,634		27,634	
Works to Cold Water Tanks		8,146		8,146	
Front Doors to Dwellings		18,158		18,158	
PPM WORKS TOTAL £		204,955	204,955	140,143	140,143
SUB-TOTAL £		1,295,367		1,230,554	
STRUCTURAL STRENGTHENING WORKS	(10 Units)	309,700	309,700	201,432	201,432
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings		see mech services		see mech services	
Overhaul Mechanical Services to Dwellings		23,483		23,483	
Replacement Electrical Works to Dwellings		48,771		48,771	
Asbestos Removal to Dwellings		47,470		47,470	
BWIC with services to Dwellings		17,722		17,722	
DECENT HOMES +					
Works to Kitchens				126,000	
Works to Bathrooms				84,000	
Window Replacement				126,000	
CHP Works				266,000	
DECENT HOMES TOTAL £		137,446	137,446	739,446	739,446
DAYWORKS & PRELIMINARIES					
Dayworks		8,304		8,304	
Provisional Work / Items (inc main contingency)					
Main Preliminaries		319,215		409,515	
Preliminaries/Site overheads on defined Prov Sums		0	327,519	0	417,819
TOTAL £		2,070,031		2,589,251	
FEES					
SBDS Staff SW Corner	0.98%	20,286		25,375	
SBDS Staff SW Corner Monitoring		12,960		12,960	
SBDS Staff SW Corner Additional Services		7,700		7,700	
SBDS Staff Programme Management	2004-2005	19,250		19,250	
SBDS Staff Programme Management	2005-2008	2,310		2,310	
NCD Staff					
NCD Consultation & Communication					
Planning Fees (Blgs Only)		1,907		2,411	
Building Control Inspection (Blgs Only)		5,762		7,286	
Lead Design Fees		5,175		6,473	
Architect	5.00%	103,502		129,463	
Quantity Surveyor	1.50%	31,050		38,839	
Building Services		17,701		33,661	
Structural	5.00%	34,198		28,785	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Based Engineer		10000		10000	
Site Based Architect		20000		20000	
Site Based Clerk of Works		5000		5000	
Site Based Quantity Surveyor		3000		3000	
Incidental Expenses & Disbursements		5000		5000	
Planning Supervisor	0.50%	10,350		12,946	
Condition / Measured Surveys? / Site Prep	28	7,700		7,700	
		322,851		378,157	
114-141 Latimer	TOTAL £	2,392,882		2,967,408	

		Decent Homes		Decent Homes +	
1-30 Winslow					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		83,408		83,408	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		22,754		22,754	
Demolition of Walkways, Bridges & Ramps		107,171		107,171	
New Stair and Lift Cores		158,054		158,054	
External Walls		12,633		12,633	
Conversion of Garages to Entrance Halls		164,831		164,831	
Access Alterations to Upper Level Dwellings		123,330		123,330	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		1,427		1,427	
External Works		283,738		283,738	
Mechanical & Electrical Services (inc preliminaries)		102,691		102,691	
Mechanical & Electrical (prov sums/contingency)		108,261		108,261	
IMPROVEMENT WORKS TOTAL £		1,168,298	1,168,298	1,168,298	1,168,298
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		69,442		0	
Roofing		81,459		81,459	
Drainage		10,903		10,903	
Tank Rooms		0		0	
Concrete Repairs		29,608		29,608	
Works to Cold Water Tanks		8,728		8,728	
Front Doors to Dwellings		19,455		19,455	
PPM WORKS TOTAL £		219,595	219,595	150,153	150,153
SUB-TOTAL £		1,387,893		1,318,451	
STRUCTURAL STRENGTHENING WORKS	(11 Units)	340,670	340,670	221,576	221,576
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings		see mech services		see mech services	
Overhaul Mechanical Services to Dwellings		25,160		25,160	
Replacement Electrical Works to Dwellings		52,255		52,255	
Asbestos Removal to Dwellings		50,860		50,860	
BWIC with services to Dwellings		18,988		18,988	
DECENT HOMES +					
Works to Kitchens				135,000	
Works to Bathrooms				90,000	
Window Replacement				135,000	
CHP Works				285,000	
DECENT HOMES TOTAL £		147,263	147,263	792,263	792,263
DAYWORKS & PRELIMINARIES					
Dayworks		8,897		8,897	
Provisional Work / Items (inc main contingency)					
Main Preliminaries		342,016		438,766	
Preliminaries/Site overheads on defined Prov Sums		0	350,913	0	447,663
TOTAL £		2,226,739		2,779,953	
FEES					
SBDS Staff SW Corner	0.98%	21,822		27,244	
SBDS Staff SW Corner Monitoring		12,960		12,960	
SBDS Staff SW Corner Additional Services		7,700		7,700	
SBDS Staff Programme Management	2004-2005	19,250		19,250	
SBDS Staff Programme Management	2005-2008	2,310		2,310	
NCD Staff					
NCD Consultation & Communication					
Planning Fees (Blgs Only)		2,075		2,495	
Building Control Inspection (Blgs Only)		6,270		7,540	
Lead Design Fees	0.25%	5,567		6,950	
Architect	5.00%	111,337		138,998	
Quantity Surveyor	1.50%	33,401		41,699	
Building Services	6.00%	18,965		36,065	
Structural	5.00%	37,083		31,129	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Based Engineer		10000		10000	
Site Based Architect		20000		20000	
Site Based Clerk of Works		5000		5000	
Site Based Quantity Surveyor		3000		3000	
Incidental Expenses & Disbursements		5000		5000	
Planning Supervisor	0.50%	11,134		13,900	
Condition / Measured Surveys? / Site Prep	30	8,250		8,250	
		341,124		399,488	
1-30 Winslow	TOTAL £	2,567,863		3,179,441	

	Decent Homes		Decent Homes +	
1-25 Padbury				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	69,507		69,507	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	18,962		18,962	
Demolition of Walkways, Bridges & Ramps	89,310		89,310	
New Stair and Lift Cores	131,712		131,712	
External Walls	10,528		10,528	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	102,775		102,775	
Entrance Porches to Dwellings	63,578		63,578	
BWIC With External Mains	1,189		1,189	
External Works	236,448		236,448	
Mechanical & Electrical Services (inc preliminaries)	85,576		85,576	
Mechanical & Electrical (prov sums/contingency)	90,218		90,218	
IMPROVEMENT WORKS TOTAL £	899,801	899,801	899,801	899,801
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	57,868		0	
Roofing	67,883		67,883	
Drainage	9,086		9,086	
Tank Rooms	0		0	
Concrete Repairs	24,674		24,674	
Works to Cold Water Tanks	7,274		7,274	
Front Doors to Dwellings	16,213		16,213	
PPM WORKS TOTAL £	182,996	182,996	125,128	125,128
SUB-TOTAL £	1,082,796		1,024,928	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	20,967		20,967	
Replacement Electrical Works to Dwellings	43,546		43,546	
Asbestos Removal to Dwellings	42,384		42,384	
BWIC with services to Dwellings	15,823		15,823	
DECENT HOMES +				
Works to Kitchens			112,500	
Works to Bathrooms			75,000	
Window Replacement			112,500	
CHP Works			237,500	
DECENT HOMES TOTAL £	122,719	122,719	660,219	660,219
DAYWORKS & PRELIMINARIES				
Dayworks	7,415		7,415	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	285,013		365,638	
Preliminaries/Site overheads on defined Prov Sums	0	292,428	0	373,053
TOTAL £	1,497,943		2,058,200	
FEES				
SBDS Staff SW Corner	0.98%	14,680	20,170	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,403	1,991	
Building Control Inspection (Blgs Only)		4,238	6,016	
Lead Design Fees	0.25%	3,745	5,145	
Architect	5.00%	74,897	102,910	
Quantity Surveyor	1.50%	22,469	30,873	
Building Services	6.00%	15,804	30,054	
Structural	5.00%	16,708	16,708	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	7,490	10,291	
Condition / Measured Surveys? / Site Prep	25	6,875	6,875	
		253,529	316,254	
1-25 Padbury	TOTAL £	1,751,472	2,374,454	

	Decent Homes		Decent Homes +	
1-15 Brockley				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	41,704		41,704	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	11,377		11,377	
Demolition of Walkways, Bridges & Ramps	53,586		53,586	
New Stair and Lift Cores	79,027		79,027	
External Walls	6,317		6,317	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	61,665		61,665	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	713		713	
External Works	141,869		141,869	
Mechanical & Electrical Services (inc preliminaries)	51,346		51,346	
Mechanical & Electrical (prov sums/contingency)	54,131		54,131	
IMPROVEMENT WORKS TOTAL £	501,734	501,734	501,734	501,734
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	34,721		0	
Roofing	40,730		40,730	
Drainage	5,451		5,451	
Tank Rooms	0		0	
Concrete Repairs	14,804		14,804	
Works to Cold Water Tanks	4,364		4,364	
Front Doors to Dwellings	9,728		9,728	
PPM WORKS TOTAL £	109,797	109,797	75,077	75,077
SUB-TOTAL £	611,531		576,810	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	12,580		12,580	
Replacement Electrical Works to Dwellings	26,127		26,127	
Asbestos Removal to Dwellings	25,430		25,430	
BWIC with services to Dwellings	9,494		9,494	
DECENT HOMES +				
Works to Kitchens			67,500	
Works to Bathrooms			45,000	
Window Replacement			67,500	
CHP Works			142,500	
DECENT HOMES TOTAL £	73,632	73,632	396,132	396,132
DAYWORKS & PRELIMINARIES				
Dayworks	4,449		4,449	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	171,008		219,383	
Preliminaries/Site overheads on defined Prov Sums	0	175,457	0	223,832
TOTAL £	860,619		1,196,773	
FEES				
SBDS Staff SW Corner	0.98%	8,434	11,728	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		899	1,151	
Building Control Inspection (Blgs Only)		2,714	3,476	
Lead Design Fees	0.25%	2,152	2,992	
Architect	5.00%	43,031	59,839	
Quantity Surveyor	1.50%	12,909	17,952	
Building Services	6.00%	9,482	18,032	
Structural	5.00%	10,025	10,025	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	4,303	5,984	
Condition / Measured Surveys? / Site Prep	15	4,125	4,125	
		183,294	220,523	
1-15 Brockley	TOTAL £	1,043,913	1,417,297	

		Decent Homes		Decent Homes +	
1-20 Northchurch					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		55,606		55,606	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		15,169		15,169	
Demolition of Walkways, Bridges & Ramps		71,448		71,448	
New Stair and Lift Cores		105,369		105,369	
External Walls		8,422		8,422	
Conversion of Garages to Entrance Halls		0		0	
Access Alterations to Upper Level Dwellings		82,220		82,220	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		951		951	
External Works		189,158		189,158	
Mechanical & Electrical Services (inc preliminaries)		68,461		68,461	
Mechanical & Electrical (prov sums/contingency)		72,174		72,174	
IMPROVEMENT WORKS TOTAL £		668,978	668,978	668,978	668,978
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		46,295		0	
Roofing		54,306		54,306	
Drainage		7,268		7,268	
Tank Rooms		0		0	
Concrete Repairs		19,739		19,739	
Works to Cold Water Tanks		5,819		5,819	
Front Doors to Dwellings		12,970		12,970	
PPM WORKS TOTAL £		146,397	146,397	100,102	100,102
SUB-TOTAL £		815,375		769,080	
STRUCTURAL STRENGTHENING WORKS		247,760	247,760	161,146	161,146
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings	(8 Units)	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings		16,774		16,774	
Replacement Electrical Works to Dwellings		34,836		34,836	
Asbestos Removal to Dwellings		33,907		33,907	
BWIC with services to Dwellings		12,659		12,659	
DECENT HOMES +					
Works to Kitchens				90,000	
Works to Bathrooms				60,000	
Window Replacement				90,000	
CHP Works				190,000	
DECENT HOMES TOTAL £		98,175	98,175	528,175	528,175
DAYWORKS & PRELIMINARIES					
Dayworks		5,932		5,932	
Provisional Work / Items (inc main contingency)					
Main Preliminaries		228,010		292,510	
Preliminaries/Site overheads on defined Prov Sums		0	233,942	0	298,442
TOTAL £		1,395,252		1,756,844	
FEES					
SBDS Staff SW Corner	0.98%	13,673		17,217	
SBDS Staff SW Corner Monitoring		12,960		12,960	
SBDS Staff SW Corner Additional Services		7,700		7,700	
SBDS Staff Programme Management	2004-2005	19,250		19,250	
SBDS Staff Programme Management	2005-2008	2,310		2,310	
NCD Staff					
NCD Consultation & Communication					
Planning Fees (Blgs Only)		1,319		1,655	
Building Control Inspection (Blgs Only)		3,984		5,000	
Lead Design Fees		0.25%	3,488	4,392	
Architect	5.00%	69,763		87,842	
Quantity Surveyor	1.50%	20,929		26,353	
Building Services		6.00%	12,643	24,043	
Structural	5.00%	25,755		21,424	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Based Engineer		10000		10000	
Site Based Architect		20000		20000	
Site Based Clerk of Works		5000		5000	
Site Based Quantity Surveyor		3000		3000	
Incidental Expenses & Disbursements		5000		5000	
Planning Supervisor	0.50%	6,976		8,784	
Condition / Measured Surveys? / Site Prep	20	5,500		5,500	
		249,250		287,430	
1-20 Northchurch	TOTAL £	1,644,502		2,044,274	

		Decent Homes		Decent Homes +	
21-40 Northchurch					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		55,606		55,606	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		15,169		15,169	
Demolition of Walkways, Bridges & Ramps		71,448		71,448	
New Stair and Lift Cores		105,369		105,369	
External Walls		8,422		8,422	
Conversion of Garages to Entrance Halls		0		0	
Access Alterations to Upper Level Dwellings		82,220		82,220	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		951		951	
External Works		189,158		189,158	
Mechanical & Electrical Services (inc preliminaries)		68,461		68,461	
Mechanical & Electrical (prov sums/contingency)		72,174		72,174	
IMPROVEMENT WORKS TOTAL £		668,978	668,978	668,978	668,978
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		46,295		0	
Roofing		54,306		54,306	
Drainage		7,268		7,268	
Tank Rooms		0		0	
Concrete Repairs		19,739		19,739	
Works to Cold Water Tanks		5,819		5,819	
Front Doors to Dwellings		12,970		12,970	
PPM WORKS TOTAL £		146,397	146,397	100,102	100,102
SUB-TOTAL £		815,375		769,080	
STRUCTURAL STRENGTHENING WORKS	(9 Units)	278,730	278,730	181,289	181,289
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings		see mech services		see mech services	
Overhaul Mechanical Services to Dwellings		16,774		16,774	
Replacement Electrical Works to Dwellings		34,836		34,836	
Asbestos Removal to Dwellings		33,907		33,907	
BWIC with services to Dwellings		12,659		12,659	
DECENT HOMES +					
Works to Kitchens				90,000	
Works to Bathrooms				60,000	
Window Replacement				90,000	
CHP Works				190,000	
DECENT HOMES TOTAL £		98,175	98,175	528,175	528,175
DAYWORKS & PRELIMINARIES					
Dayworks		5,932		5,932	
Provisional Work / Items (inc main contingency)					
Main Preliminaries		228,010		292,510	
Preliminaries/Site overheads on defined Prov Sums		0	233,942	0	298,442
TOTAL £		1,426,222		1,776,987	
FEES					
SBDS Staff SW Corner	0.98%	13,977		17,414	
SBDS Staff SW Corner Monitoring		12,960		12,960	
SBDS Staff SW Corner Additional Services		7,700		7,700	
SBDS Staff Programme Management	2004-2005	19,250		19,250	
SBDS Staff Programme Management	2005-2008	2,310		2,310	
NCD Staff					
NCD Consultation & Communication					
Planning Fees (Blgs Only)		1,403		1,655	
Building Control Inspection (Blgs Only)		4,238		5,000	
Lead Design Fees		3,566		4,442	
Architect	5.00%	71,311		88,849	
Quantity Surveyor	1.50%	21,393		26,655	
Building Services		12,643		24,043	
Structural	5.00%	27,303		22,431	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Based Engineer		10000		10000	
Site Based Architect		20000		20000	
Site Based Clerk of Works		5000		5000	
Site Based Quantity Surveyor		3000		3000	
Incidental Expenses & Disbursements		5000		5000	
Planning Supervisor	0.50%	7,131		8,885	
Condition / Measured Surveys? / Site Prep	20	5,500		5,500	
		253,685		290,095	
21-40 Northchurch	TOTAL £	1,679,908		2,067,082	

		Decent Homes		Decent Homes +	
41-56 Northchurch					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		44,484		44,484	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		12,135		12,135	
Demolition of Walkways, Bridges & Ramps		57,158		57,158	
New Stair and Lift Cores		84,296		84,296	
External Walls		6,738		6,738	
Conversion of Garages to Entrance Halls		87,910		87,910	
Access Alterations to Upper Level Dwellings		65,776		65,776	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		761		761	
External Works		151,327		151,327	
Mechanical & Electrical Services (inc preliminaries)		54,769		54,769	
Mechanical & Electrical (prov sums/contingency)		57,739		57,739	
IMPROVEMENT WORKS TOTAL £		623,092	623,092	623,092	623,092
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		37,036		0	
Roofing		43,445		43,445	
Drainage		5,815		5,815	
Tank Rooms		0		0	
Concrete Repairs		15,791		15,791	
Works to Cold Water Tanks		4,655		4,655	
Front Doors to Dwellings		10,376		10,376	
PPM WORKS TOTAL £		117,117	117,117	80,082	80,082
SUB-TOTAL £		740,210		703,174	
STRUCTURAL STRENGTHENING WORKS	(7 Units)	216,790	216,790	141,003	141,003
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings		see mech services		see mech services	
Overhaul Mechanical Services to Dwellings		13,419		13,419	
Replacement Electrical Works to Dwellings		27,869		27,869	
Asbestos Removal to Dwellings		27,125		27,125	
BWIC with services to Dwellings		10,127		10,127	
DECENT HOMES +					
Works to Kitchens				72,000	
Works to Bathrooms				48,000	
Window Replacement				72,000	
CHP Works				152,000	
DECENT HOMES TOTAL £		78,540	78,540	422,540	422,540
DAYWORKS & PRELIMINARIES					
Dayworks		4,745		4,745	
Provisional Work / Items (inc main contingency)					
Main Preliminaries		182,408		234,008	
Preliminaries/Site overheads on defined Prov Sums		0	187,154	0	238,754
TOTAL £		1,222,694		1,505,470	
FEES					
SBDS Staff SW Corner	0.98%	11,982		14,754	
SBDS Staff SW Corner Monitoring		12,960		12,960	
SBDS Staff SW Corner Additional Services		7,700		7,700	
SBDS Staff Programme Management	2004-2005	19,250		19,250	
SBDS Staff Programme Management	2005-2008	2,310		2,310	
NCD Staff					
NCD Consultation & Communication					
Planning Fees (Blgs Only)		1,235		1,487	
Building Control Inspection (Blgs Only)		3,730		4,492	
Lead Design Fees		3,057		3,764	
Architect	5.00%	61,135		75,274	
Quantity Surveyor	1.50%	18,340		22,582	
Building Services		10,115		19,235	
Structural	5.00%	21,533		17,743	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Based Engineer		10000		10000	
Site Based Architect		20000		20000	
Site Based Clerk of Works		5000		5000	
Site Based Quantity Surveyor		3000		3000	
Incidental Expenses & Disbursements		5000		5000	
Planning Supervisor	0.50%	6,113		7,527	
Condition / Measured Surveys? / Site Prep	16	4,400		4,400	
		226,860		256,477	
41-56 Northchurch	TOTAL £	1,449,553		1,761,947	



	Decent Homes		Decent Homes +	
57-76 Northchurch				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	55,606		55,606	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	15,169		15,169	
Demolition of Walkways, Bridges & Ramps	71,448		71,448	
New Stair and Lift Cores	105,369		105,369	
External Walls	8,422		8,422	
Conversion of Garages to Entrance Halls	109,887		109,887	
Access Alterations to Upper Level Dwellings	82,220		82,220	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	951		951	
External Works	189,158		189,158	
Mechanical & Electrical Services (inc preliminaries)	68,461		68,461	
Mechanical & Electrical (prov sums/contingency)	72,174		72,174	
IMPROVEMENT WORKS TOTAL £	778,865	778,865	778,865	778,865
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	46,295		0	
Roofing	54,306		54,306	
Drainage	7,268		7,268	
Tank Rooms	0		0	
Concrete Repairs	19,739		19,739	
Works to Cold Water Tanks	5,819		5,819	
Front Doors to Dwellings	12,970		12,970	
PPM WORKS TOTAL £	146,397	146,397	100,102	100,102
SUB-TOTAL £	925,262		878,967	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	0		see mech services	
Overhaul Mechanical Services to Dwellings	16,774		16,774	
Replacement Electrical Works to Dwellings	34,836		34,836	
Asbestos Removal to Dwellings	33,907		33,907	
BWIC with services to Dwellings	12,659		12,659	
DECENT HOMES +				
Works to Kitchens			90,000	
Works to Bathrooms			60,000	
Window Replacement			90,000	
CHP Works			190,000	
DECENT HOMES TOTAL £	98,175	98,175	528,175	528,175
DAYWORKS & PRELIMINARIES				
Dayworks	5,932		5,932	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	228,010		292,510	
Preliminaries/Site overheads on defined Prov Sums	0	233,942	0	298,442
TOTAL £	1,257,379		1,705,585	
FEES				
SBDS Staff SW Corner	0.98%	12,322	16,715	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,235	1,655	
Building Control Inspection (Blgs Only)		3,730	5,000	
Lead Design Fees	0.25%	3,143	4,264	
Architect	5.00%	62,869	85,279	
Quantity Surveyor	1.50%	18,861	25,584	
Building Services	6.00%	12,643	24,043	
Structural	5.00%	13,367	13,367	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	6,287	8,528	
Condition / Measured Surveys? / Site Prep	20	5,500	5,500	
		225,177	275,154	
57-76 Northchurch	TOTAL £	1,482,556	1,980,739	

	Decent Homes		Decent Homes +	
1-16 Chadwell				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	44,484		44,484	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	12,135		12,135	
Demolition of Walkways, Bridges & Ramps	57,158		57,158	
New Stair and Lift Cores	84,296		84,296	
External Walls	6,738		6,738	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	65,776		65,776	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	761		761	
External Works	151,327		151,327	
Mechanical & Electrical Services (inc preliminaries)	54,769		54,769	
Mechanical & Electrical (prov sums/contingency)	57,739		57,739	
IMPROVEMENT WORKS TOTAL £	535,183	535,183	535,183	535,183
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	37,036		0	
Roofing	43,445		43,445	
Drainage	5,815		5,815	
Tank Rooms	0		0	
Concrete Repairs	15,791		15,791	
Works to Cold Water Tanks	4,655		4,655	
Front Doors to Dwellings	10,376		10,376	
PPM WORKS TOTAL £	117,117	117,117	80,082	80,082
SUB-TOTAL £	652,300		615,264	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	0		see mech services	
Overhaul Mechanical Services to Dwellings	13,419		13,419	
Replacement Electrical Works to Dwellings	27,869		27,869	
Asbestos Removal to Dwellings	27,125		27,125	
BWIC with services to Dwellings	10,127		10,127	
DECENT HOMES +				
Works to Kitchens			72,000	
Works to Bathrooms			48,000	
Window Replacement			72,000	
CHP Works			152,000	
DECENT HOMES TOTAL £	78,540	78,540	422,540	422,540
DAYWORKS & PRELIMINARIES				
Dayworks	4,745		4,745	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	182,408		234,008	
Preliminaries/Site overheads on defined Prov Sums	0	187,154	0	238,754
TOTAL £	917,994		1,276,558	
FEES				
SBDS Staff SW Corner	0.98%	8,996	12,510	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		983	1,235	
Building Control Inspection (Blgs Only)		2,968	3,730	
Lead Design Fees	0.25%	2,295	3,191	
Architect	5.00%	45,900	63,828	
Quantity Surveyor	1.50%	13,770	19,148	
Building Services	6.00%	10,115	19,235	
Structural	5.00%	10,693	10,693	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	4,590	6,383	
Condition / Measured Surveys? / Site Prep	16	4,400	4,400	
		189,929		229,573
1-16 Chadwell TOTAL £		1,107,923		1,506,132

	Decent Homes		Decent Homes +	
Houses adjacent to Chadwell				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	0		0	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	6,826		6,826	
Demolition of Walkways, Bridges & Ramps	32,151		32,151	
New Stair and Lift Cores	47,416		47,416	
External Walls	3,790		3,790	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	36,999		36,999	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	428		428	
External Works	85,121		85,121	
Mechanical & Electrical Services (inc preliminaries)	30,807		30,807	
Mechanical & Electrical (prov sums/contingency)	32,478		32,478	
IMPROVEMENT WORKS TOTAL £	276,018	276,018	276,018	276,018
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	20,833		0	
Roofing	24,438		24,438	
Drainage	3,271		3,271	
Tank Rooms	0		0	
Concrete Repairs	8,882		8,882	
Works to Cold Water Tanks	2,618		2,618	
Front Doors to Dwellings	5,837		5,837	
PPM WORKS TOTAL £	65,878	65,878	45,046	45,046
SUB-TOTAL £	341,896		321,064	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	0		see mech services	
Overhaul Mechanical Services to Dwellings	7,548		7,548	
Replacement Electrical Works to Dwellings	15,676		15,676	
Asbestos Removal to Dwellings	15,258		15,258	
BWIC with services to Dwellings	5,696		5,696	
DECENT HOMES +				
Works to Kitchens			40,500	
Works to Bathrooms			27,000	
Window Replacement			40,500	
CHP Works			85,500	
DECENT HOMES TOTAL £	44,179	44,179	237,679	237,679
DAYWORKS & PRELIMINARIES				
Dayworks	2,669		2,669	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	102,605		131,630	
Preliminaries/Site overheads on defined Prov Sums	0	105,274	0	134,299
TOTAL £	491,349		693,041	
FEES				
SBDS Staff SW Corner	0.98%	4,815	6,792	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		563	731	
Building Control Inspection (Blgs Only)		1,698	2,206	
Lead Design Fees	0.25%	1,228	1,733	
Architect	5.00%	24,567	34,652	
Quantity Surveyor	1.50%	7,370	10,396	
Building Services	6.00%	5,689	10,819	
Structural	5.00%	4,764	4,764	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	2,457	3,465	
Condition / Measured Surveys? / Site Prep	9	2,475	2,475	
		140,847	163,252	
Houses adjacent to Chadwell	TOTAL £	632,196	856,294	

	Decent Homes		Decent Homes +	
1-20 Darvell				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	55,606		55,606	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	15,169		15,169	
Demolition of Walkways, Bridges & Ramps	71,448		71,448	
New Stair and Lift Cores	105,369		105,369	
External Walls	8,422		8,422	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	82,220		82,220	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	951		951	
External Works	189,158		189,158	
Mechanical & Electrical Services (inc preliminaries)	68,461		68,461	
Mechanical & Electrical (prov sums/contingency)	72,174		72,174	
IMPROVEMENT WORKS TOTAL £	668,978	668,978	668,978	668,978
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	46,295		0	
Roofing	54,306		54,306	
Drainage	7,268		7,268	
Tank Rooms	0		0	
Concrete Repairs	19,739		19,739	
Works to Cold Water Tanks	5,819		5,819	
Front Doors to Dwellings	12,970		12,970	
PPM WORKS TOTAL £	146,397	146,397	100,102	100,102
SUB-TOTAL £	815,375		769,080	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	16,774		16,774	
Replacement Electrical Works to Dwellings	34,836		34,836	
Asbestos Removal to Dwellings	33,907		33,907	
BWIC with services to Dwellings	12,659		12,659	
DECENT HOMES +				
Works to Kitchens			90,000	
Works to Bathrooms			60,000	
Window Replacement			90,000	
CHP Works			190,000	
DECENT HOMES TOTAL £	98,175	98,175	528,175	528,175
DAYWORKS & PRELIMINARIES				
Dayworks	5,932		5,932	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	228,010		292,510	
Preliminaries/Site overheads on defined Prov Sums	0	233,942	0	298,442
TOTAL £	1,147,492		1,595,698	
FEES				
SBDS Staff SW Corner	0.98%	11,245	15,638	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,151	1,487	
Building Control Inspection (Blgs Only)		3,476	4,492	
Lead Design Fees	0.25%	2,869	3,989	
Architect	5.00%	57,375	79,785	
Quantity Surveyor	1.50%	17,212	23,935	
Building Services	6.00%	12,643	24,043	
Structural	5.00%	13,367	13,367	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	5,737	7,978	
Condition / Measured Surveys? / Site Prep	20	5,500	5,500	
		215,795	265,434	
1-20 Darvell	TOTAL £	1,363,288	1,861,132	

	Decent Homes		Decent Homes +	
1-27 Wolverton				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	75,068		75,068	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	20,478		20,478	
Demolition of Walkways, Bridges & Ramps	96,454		96,454	
New Stair and Lift Cores	142,249		142,249	
External Walls	11,370		11,370	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	110,997		110,997	
Entrance Porches to Dwellings	68,664		68,664	
BWIC With External Mains	1,284		1,284	
External Works	255,364		255,364	
Mechanical & Electrical Services (inc preliminaries)	92,422		92,422	
Mechanical & Electrical (prov sums/contingency)	97,435		97,435	
IMPROVEMENT WORKS TOTAL £	971,785	971,785	971,785	971,785
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	62,498		0	
Roofing	73,313		73,313	
Drainage	9,812		9,812	
Tank Rooms	0		0	
Concrete Repairs	26,647		26,647	
Works to Cold Water Tanks	7,855		7,855	
Front Doors to Dwellings	17,510		17,510	
PPM WORKS TOTAL £	197,635	197,635	135,138	135,138
SUB-TOTAL £	1,169,420		1,106,922	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	22,644		22,644	
Replacement Electrical Works to Dwellings	47,029		47,029	
Asbestos Removal to Dwellings	45,774		45,774	
BWIC with services to Dwellings	17,089		17,089	
DECENT HOMES +				
Works to Kitchens			121,500	
Works to Bathrooms			81,000	
Window Replacement			121,500	
CHP Works			256,500	
DECENT HOMES TOTAL £	132,537	132,537	713,037	713,037
DAYWORKS & PRELIMINARIES				
Dayworks	8,008		8,008	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	307,814		394,889	
Preliminaries/Site overheads on defined Prov Sums	0	315,822	0	402,897
TOTAL £	1,617,778		2,222,856	
FEES				
SBDS Staff SW Corner	0.98%	15,854	21,784	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,571	2,075	
Building Control Inspection (Blgs Only)		4,746	6,270	
Lead Design Fees	0.25%	4,044	5,557	
Architect	5.00%	80,889	111,143	
Quantity Surveyor	1.50%	24,267	33,343	
Building Services	6.00%	17,068	32,458	
Structural	5.00%	18,045	18,045	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	8,089	11,114	
Condition / Measured Surveys? / Site Prep	27	7,425	7,425	
		267,218	334,434	
1-27 Wolverton	TOTAL £	1,884,997	2,557,290	

		Decent Homes		Decent Homes +	
28-59 Wolverton					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		88,969		88,969	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		24,271		24,271	
Demolition of Walkways, Bridges & Ramps		114,316		114,316	
New Stair and Lift Cores		168,591		168,591	
External Walls		13,476		13,476	
Conversion of Garages to Entrance Halls		175,819		175,819	
Access Alterations to Upper Level Dwellings		131,552		131,552	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		1,522		1,522	
External Works		302,653		302,653	
Mechanical & Electrical Services (inc preliminaries)		109,537		109,537	
Mechanical & Electrical (prov sums/contingency)		115,478		115,478	
IMPROVEMENT WORKS TOTAL £		1,246,185	1,246,185	1,246,185	1,246,185
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		74,071		0	
Roofing		86,890		86,890	
Drainage		11,629		11,629	
Tank Rooms		0		0	
Concrete Repairs		31,582		31,582	
Works to Cold Water Tanks		9,310		9,310	
Front Doors to Dwellings		20,752		20,752	
PPM WORKS TOTAL £		234,235	234,235	160,163	160,163
SUB-TOTAL £		1,480,419		1,406,348	
STRUCTURAL STRENGTHENING WORKS	(16 Units)	495,520	495,520	322,292	322,292
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings		see mech services		see mech services	
Overhaul Mechanical Services to Dwellings		26,838		26,838	
Replacement Electrical Works to Dwellings		55,738		55,738	
Asbestos Removal to Dwellings		54,251		54,251	
BWIC with services to Dwellings		20,254		20,254	
DECENT HOMES +					
Works to Kitchens				144,000	
Works to Bathrooms				96,000	
Window Replacement				144,000	
CHP Works				304,000	
DECENT HOMES TOTAL £		157,081	157,081	845,081	845,081
DAYWORKS & PRELIMINARIES					
Dayworks		9,491		9,491	
Provisional Work / Items (inc main contingency)					
Main Preliminaries		364,817		468,017	
Preliminaries/Site overheads on defined Prov Sums		0	374,307	0	477,507
TOTAL £		2,507,327		3,051,227	
FEES					
SBDS Staff SW Corner	0.98%	24,572		29,902	
SBDS Staff SW Corner Monitoring		12,960		12,960	
SBDS Staff SW Corner Additional Services		7,700		7,700	
SBDS Staff Programme Management	2004-2005	19,250		19,250	
SBDS Staff Programme Management	2005-2008	2,310		2,310	
NCD Staff					
NCD Consultation & Communication					
Planning Fees (Blgs Only)		2,327		2,747	
Building Control Inspection (Blgs Only)		7,032		8,302	
Lead Design Fees	0.25%	6,268		7,628	
Architect	5.00%	125,366		152,561	
Quantity Surveyor	1.50%	37,610		45,768	
Building Services	6.00%	20,229		38,469	
Structural	5.00%	46,162		37,501	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Based Engineer		10000		10000	
Site Based Architect		20000		20000	
Site Based Clerk of Works		5000		5000	
Site Based Quantity Surveyor		3000		3000	
Incidental Expenses & Disbursements		5000		5000	
Planning Supervisor	0.50%	12,537		15,256	
Condition / Measured Surveys? / Site Prep	32	8,800		8,800	
		376,123		432,155	
28-59 Wolverton	TOTAL £	2,883,450		3,483,382	

		Decent Homes		Decent Homes +	
60-84 Wolverton					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		69,507		69,507	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		18,962		18,962	
Demolition of Walkways, Bridges & Ramps		89,310		89,310	
New Stair and Lift Cores		131,712		131,712	
External Walls		10,528		10,528	
Conversion of Garages to Entrance Halls		137,359		137,359	
Access Alterations to Upper Level Dwellings		102,775		102,775	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		1,189		1,189	
External Works		236,448		236,448	
Mechanical & Electrical Services (inc preliminaries)		85,576		85,576	
Mechanical & Electrical (prov sums/contingency)		90,218		90,218	
IMPROVEMENT WORKS TOTAL £		973,582	973,582	973,582	973,582
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		57,868		0	
Roofing		67,883		67,883	
Drainage		9,086		9,086	
Tank Rooms		0		0	
Concrete Repairs		24,674		24,674	
Works to Cold Water Tanks		7,274		7,274	
Front Doors to Dwellings		16,213		16,213	
PPM WORKS TOTAL £		182,996	182,996	125,128	125,128
SUB-TOTAL £		1,156,578		1,098,709	
STRUCTURAL STRENGTHENING WORKS	(10 Units)	309,700	309,700	201,432	201,432
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings		see mech services		see mech services	
Overhaul Mechanical Services to Dwellings		20,967		20,967	
Replacement Electrical Works to Dwellings		43,546		43,546	
Asbestos Removal to Dwellings		42,384		42,384	
BWIC with services to Dwellings		15,823		15,823	
DECENT HOMES +					
Works to Kitchens				112,500	
Works to Bathrooms				75,000	
Window Replacement				112,500	
CHP Works				237,500	
DECENT HOMES TOTAL £		122,719	122,719	660,219	660,219
DAYWORKS & PRELIMINARIES					
Dayworks		7,415		7,415	
Provisional Work / Items (inc main contingency)					
Main Preliminaries		285,013		365,638	
Preliminaries/Site overheads on defined Prov Sums		0	292,428	0	373,053
TOTAL £		1,881,424		2,333,413	
FEES					
SBDS Staff SW Corner	0.98%	18,438		22,867	
SBDS Staff SW Corner Monitoring		12,960		12,960	
SBDS Staff SW Corner Additional Services		7,700		7,700	
SBDS Staff Programme Management	2004-2005	19,250		19,250	
SBDS Staff Programme Management	2005-2008	2,310		2,310	
NCD Staff					
NCD Consultation & Communication					
Planning Fees (Blgs Only)		1,739		2,159	
Building Control Inspection (Blgs Only)		5,254		6,524	
Lead Design Fees		4,704		5,834	
Architect	5.00%	94,071		116,671	
Quantity Surveyor	1.50%	28,221		35,001	
Building Services		15,804		30,054	
Structural	5.00%	32,193		26,780	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Based Engineer		10000		10000	
Site Based Architect		20000		20000	
Site Based Clerk of Works		5000		5000	
Site Based Quantity Surveyor		3000		3000	
Incidental Expenses & Disbursements		5000		5000	
Planning Supervisor	0.50%	9,407		11,667	
Condition / Measured Surveys? / Site Prep	25	6,875		6,875	
			301,926		349,651
60-84 Wolverton	TOTAL £	2,183,350		2,683,065	

	Decent Homes		Decent Homes +	
85-104 Wolverton				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	55,606		55,606	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	15,169		15,169	
Demolition of Walkways, Bridges & Ramps	71,448		71,448	
New Stair and Lift Cores	105,369		105,369	
External Walls	8,422		8,422	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	82,220		82,220	
Entrance Porches to Dwellings	50,862		50,862	
BWIC With External Mains	951		951	
External Works	189,158		189,158	
Mechanical & Electrical Services (inc preliminaries)	68,461		68,461	
Mechanical & Electrical (prov sums/contingency)	72,174		72,174	
IMPROVEMENT WORKS TOTAL £	719,840	719,840	719,840	719,840
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	46,295		0	
Roofing	54,306		54,306	
Drainage	7,268		7,268	
Tank Rooms	0		0	
Concrete Repairs	19,739		19,739	
Works to Cold Water Tanks	5,819		5,819	
Front Doors to Dwellings	12,970		12,970	
PPM WORKS TOTAL £	146,397	146,397	100,102	100,102
SUB-TOTAL £	866,237		819,942	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	16,774		16,774	
Replacement Electrical Works to Dwellings	34,836		34,836	
Asbestos Removal to Dwellings	33,907		33,907	
BWIC with services to Dwellings	12,659		12,659	
DECENT HOMES +				
Works to Kitchens			90,000	
Works to Bathrooms			60,000	
Window Replacement			90,000	
CHP Works			190,000	
DECENT HOMES TOTAL £	98,175	98,175	528,175	528,175
DAYWORKS & PRELIMINARIES				
Dayworks	5,932		5,932	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	228,010		292,510	
Preliminaries/Site overheads on defined Prov Sums	0	233,942	0	298,442
TOTAL £	1,198,354		1,646,560	
FEES				
SBDS Staff SW Corner	0.98%	11,744	16,136	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,151	1,571	
Building Control Inspection (Blgs Only)		3,476	4,746	
Lead Design Fees	0.25%	2,996	4,116	
Architect	5.00%	59,918	82,328	
Quantity Surveyor	1.50%	17,975	24,698	
Building Services	6.00%	12,643	24,043	
Structural	5.00%	13,367	13,367	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	5,992	8,233	
Condition / Measured Surveys? / Site Prep	20	5,500	5,500	
		219,981	269,958	
85-104 Wolverton	TOTAL £	1,418,335	1,916,518	



			Decent Homes		Decent Homes +	
<b>105-125 Wolverton</b>						
<b>IMPROVEMENT WORKS</b>						
Refurbishment of Stairtower 1			0		0	
Refurbishment of Stairtower 2			0		0	
Refurbishment of Stairtower 3			0		0	
Refurbishment of Enclosed Access Corridors			0		0	
Refurbishment Common Areas/Walkways			58,386		58,386	
Screens to Stairtowers & Common Areas			0		0	
Screens and Gabion Walls to Offices			0		0	
Infill dwellings			15,928		15,928	
Demolition of Walkways, Bridges & Ramps			75,020		75,020	
New Stair and Lift Cores			110,638		110,638	
External Walls			8,843		8,843	
Conversion of Garages to Entrance Halls			115,381		115,381	
Access Alterations to Upper Level Dwellings			86,331		86,331	
Entrance Porches to Dwellings			0		0	
BWIC With External Mains			999		999	
External Works			198,616		198,616	
Mechanical & Electrical Services (inc preliminaries)			71,884		71,884	
Mechanical & Electrical (prov sums/contingency)			75,783		75,783	
<b>IMPROVEMENT WORKS TOTAL £</b>			<b>817,809</b>	<b>817,809</b>	<b>817,809</b>	<b>817,809</b>
<b>PPM WORKS INC. DECENT HOMES EXTERNALS</b>						
Window Repairs			48,609		0	
Roofing			57,021		57,021	
Drainage			7,632		7,632	
Tank Rooms			0		0	
Concrete Repairs			20,726		20,726	
Works to Cold Water Tanks			6,110		6,110	
Front Doors to Dwellings			13,619		13,619	
<b>PPM WORKS TOTAL £</b>			<b>153,716</b>	<b>153,716</b>	<b>105,107</b>	<b>105,107</b>
<b>SUB-TOTAL £</b>			<b>971,525</b>		<b>922,916</b>	
<b>STRUCTURAL STRENGTHENING WORKS</b>	(9 Units)		<b>278,730</b>	<b>278,730</b>	<b>181,289</b>	<b>181,289</b>
<b>DECENT HOMES INTERNALS</b>						
Extract Ventilation to Dwellings			see mech services		see mech services	
Overhaul Mechanical Services to Dwellings			17,612		17,612	
Replacement Electrical Works to Dwellings			36,578		36,578	
Asbestos Removal to Dwellings			35,602		35,602	
BWIC with services to Dwellings			13,292		13,292	
<b>DECENT HOMES +</b>						
Works to Kitchens					94,500	
Works to Bathrooms					63,000	
Window Replacement					94,500	
CHP Works					199,500	
<b>DECENT HOMES TOTAL £</b>			<b>103,084</b>	<b>103,084</b>	<b>554,584</b>	<b>554,584</b>
<b>DAYWORKS &amp; PRELIMINARIES</b>						
Dayworks			6,228		6,228	
Provisional Work / Items (inc main contingency)						
Main Preliminaries			239,411		307,136	
Preliminaries/Site overheads on defined Prov Sums			0	245,639	0	313,364
<b>TOTAL £</b>			<b>1,598,978</b>		<b>1,972,153</b>	
<b>FEES</b>						
SBDS Staff SW Corner	0.98%		15,670		19,327	
SBDS Staff SW Corner Monitoring			12,960		12,960	
SBDS Staff SW Corner Additional Services			7,700		7,700	
SBDS Staff Programme Management	2004-2005		19,250		19,250	
SBDS Staff Programme Management	2005-2008		2,310		2,310	
<b>NCD Staff</b>						
NCD Consultation & Communication						
Planning Fees (Blgs Only)			1,487		1,823	
Building Control Inspection (Blgs Only)			4,492		5,508	
Lead Design Fees	0.25%		3,997		4,930	
Architect	5.00%		79,949		98,608	
Quantity Surveyor	1.50%		23,985		29,582	
Building Services	6.00%		13,275		25,245	
Structural	5.00%		27,971		23,099	
<b>Consolidating Brief</b>						
Feasibility Stage 1A						
Site Model						
Site Based Engineer			10000		10000	
Site Based Architect			20000		20000	
Site Based Clerk of Works			5000		5000	
Site Based Quantity Surveyor			3000		3000	
Incidental Expenses & Disbursements			5000		5000	
Planning Supervisor	0.50%		7,995		9,861	
Condition / Measured Surveys? / Site Prep	21		5,775		5,775	
				269,816		308,979
<b>105-125 Wolverton</b>	<b>TOTAL £</b>		<b>1,868,795</b>		<b>2,281,132</b>	

		Decent Homes		Decent Homes +	
126-151 Wolverton					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		72,287		72,287	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		19,720		19,720	
Demolition of Walkways, Bridges & Ramps		92,882		92,882	
New Stair and Lift Cores		136,980		136,980	
External Walls		10,949		10,949	
Conversion of Garages to Entrance Halls		142,853		142,853	
Access Alterations to Upper Level Dwellings		106,886		106,886	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		1,236		1,236	
External Works		245,906		245,906	
Mechanical & Electrical Services (inc preliminaries)		88,999		88,999	
Mechanical & Electrical (prov sums/contingency)		93,826		93,826	
IMPROVEMENT WORKS TOTAL £		1,012,525	1,012,525	1,012,525	1,012,525
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		60,183		0	
Roofing		70,598		70,598	
Drainage		9,449		9,449	
Tank Rooms		0		0	
Concrete Repairs		25,660		25,660	
Works to Cold Water Tanks		7,564		7,564	
Front Doors to Dwellings		16,861		16,861	
PPM WORKS TOTAL £		190,316	190,316	130,133	130,133
SUB-TOTAL £		1,202,841		1,142,658	
STRUCTURAL STRENGTHENING WORKS	(14 Units)	433,580	433,580	282,005	282,005
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings		see mech services		see mech services	
Overhaul Mechanical Services to Dwellings		21,806		21,806	
Replacement Electrical Works to Dwellings		45,287		45,287	
Asbestos Removal to Dwellings		44,079		44,079	
BWIC with services to Dwellings		16,456		16,456	
DECENT HOMES +					
Works to Kitchens				117,000	
Works to Bathrooms				78,000	
Window Replacement				117,000	
CHP Works				247,000	
DECENT HOMES TOTAL £		127,628	127,628	686,628	686,628
DAYWORKS & PRELIMINARIES					
Dayworks		7,711		7,711	
Provisional Work / Items (inc main contingency)					
Main Preliminaries		296,414		380,264	
Preliminaries/Site overheads on defined Prov Sums		0	304,125	0	387,975
TOTAL £		2,068,173		2,499,265	
FEES					
SBDS Staff SW Corner	0.98%	20,268		24,493	
SBDS Staff SW Corner Monitoring		12,960		12,960	
SBDS Staff SW Corner Additional Services		7,700		7,700	
SBDS Staff Programme Management	2004-2005	19,250		19,250	
SBDS Staff Programme Management	2005-2008	2,310		2,310	
NCD Staff					
NCD Consultation & Communication					
Planning Fees (Blgs Only)		1,907		2,243	
Building Control Inspection (Blgs Only)		5,762		6,778	
Lead Design Fees		5,170		6,248	
Architect	5.00%	103,409		124,963	
Quantity Surveyor	1.50%	31,023		37,489	
Building Services		16,436		31,256	
Structural	5.00%	39,055		31,477	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Based Engineer		10000		10000	
Site Based Architect		20000		20000	
Site Based Clerk of Works		5000		5000	
Site Based Quantity Surveyor		3000		3000	
Incidental Expenses & Disbursements		5000		5000	
Planning Supervisor	0.50%	10,341		12,496	
Condition / Measured Surveys? / Site Prep	26	7,150		7,150	
		325,741		369,813	
126-151 Wolverton	TOTAL £	2,393,914		2,869,079	

	Decent Homes		Decent Homes +	
152-175 Wolverton				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	66,727		66,727	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	18,203		18,203	
Demolition of Walkways, Bridges & Ramps	85,737		85,737	
New Stair and Lift Cores	126,443		126,443	
External Walls	10,107		10,107	
Conversion of Garages to Entrance Halls	131,864		131,864	
Access Alterations to Upper Level Dwellings	98,664		98,664	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	1,141		1,141	
External Works	226,990		226,990	
Mechanical & Electrical Services (inc preliminaries)	82,153		82,153	
Mechanical & Electrical (prov sums/contingency)	86,609		86,609	
IMPROVEMENT WORKS TOTAL £	934,638	934,638	934,638	934,638
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	55,554		0	
Roofing	65,167		65,167	
Drainage	8,722		8,722	
Tank Rooms	0		0	
Concrete Repairs	23,687		23,687	
Works to Cold Water Tanks	6,983		6,983	
Front Doors to Dwellings	15,564		15,564	
PPM WORKS TOTAL £	175,676	175,676	120,122	120,122
SUB-TOTAL £	1,110,314		1,054,761	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	20,128		20,128	
Replacement Electrical Works to Dwellings	41,804		41,804	
Asbestos Removal to Dwellings	40,688		40,688	
BWIC with services to Dwellings	15,190		15,190	
DECENT HOMES +				
Works to Kitchens			108,000	
Works to Bathrooms			72,000	
Window Replacement			108,000	
CHP Works			228,000	
DECENT HOMES TOTAL £	117,810	117,810	633,810	633,810
DAYWORKS & PRELIMINARIES				
Dayworks	7,118		7,118	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	273,612		351,012	
Preliminaries/Site overheads on defined Prov Sums	0	280,730	0	358,130
TOTAL £	1,508,855		2,046,702	
FEES				
SBDS Staff SW Corner	0.98%	14,787	20,058	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,487	1,907	
Building Control Inspection (Blgs Only)		4,492	5,762	
Lead Design Fees	0.25%	3,772	5,117	
Architect	5.00%	75,443	102,335	
Quantity Surveyor	1.50%	22,633	30,701	
Building Services	6.00%	15,172	28,852	
Structural	5.00%	16,040	16,040	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	7,544	10,234	
Condition / Measured Surveys? / Site Prep	24	6,600	6,600	
		253,189	312,824	
152-175 Wolverton	TOTAL £	1,762,045	2,359,526	

	Decent Homes		Decent Homes +	
176-192 Wolverton				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	47,265		47,265	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	12,894		12,894	
Demolition of Walkways, Bridges & Ramps	60,730		60,730	
New Stair and Lift Cores	89,564		89,564	
External Walls	7,159		7,159	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	69,887		69,887	
Entrance Porches to Dwellings	43,233		43,233	
BWIC With External Mains	808		808	
External Works	160,785		160,785	
Mechanical & Electrical Services (inc preliminaries)	58,192		58,192	
Mechanical & Electrical (prov sums/contingency)	61,348		61,348	
IMPROVEMENT WORKS TOTAL £	611,864	611,864	611,864	611,864
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	39,350		0	
Roofing	46,160		46,160	
Drainage	6,178		6,178	
Tank Rooms	0		0	
Concrete Repairs	16,778		16,778	
Works to Cold Water Tanks	4,946		4,946	
Front Doors to Dwellings	11,025		11,025	
PPM WORKS TOTAL £	124,437	124,437	85,087	85,087
SUB-TOTAL £	736,301		696,951	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	14,258		14,258	
Replacement Electrical Works to Dwellings	29,611		29,611	
Asbestos Removal to Dwellings	28,821		28,821	
BWIC with services to Dwellings	10,760		10,760	
DECENT HOMES +				
Works to Kitchens			76,500	
Works to Bathrooms			51,000	
Window Replacement			76,500	
CHP Works			161,500	
DECENT HOMES TOTAL £	83,449	83,449	448,949	448,949
DAYWORKS & PRELIMINARIES				
Dayworks	5,042		5,042	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	193,809		248,634	
Preliminaries/Site overheads on defined Prov Sums	0	198,851	0	253,676
TOTAL £	1,018,601		1,399,576	
FEES				
SBDS Staff SW Corner	0.98%	9,982	13,716	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,067	1,319	
Building Control Inspection (Blgs Only)		3,222	3,984	
Lead Design Fees	0.25%	2,547	3,499	
Architect	5.00%	50,930	69,979	
Quantity Surveyor	1.50%	15,279	20,994	
Building Services	6.00%	10,747	20,437	
Structural	5.00%	11,362	11,362	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	5,093	6,998	
Condition / Measured Surveys? / Site Prep	17	4,675	4,675	
		200,123	242,181	
176-192 Wolverton	TOTAL £	1,218,724	1,641,757	

	Decent Homes		Decent Homes +	
1-30 Soane House				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	83,408		83,408	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	22,754		22,754	
Demolition of Walkways, Bridges & Ramps	107,171		107,171	
New Stair and Lift Cores	158,054		158,054	
External Walls	12,633		12,633	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	123,330		123,330	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	1,427		1,427	
External Works	283,738		283,738	
Mechanical & Electrical Services (inc preliminaries)	102,691		102,691	
Mechanical & Electrical (prov sums/contingency)	108,261		108,261	
IMPROVEMENT WORKS TOTAL £	1,003,468	1,003,468	1,003,468	1,003,468
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	69,442		0	
Roofing	81,459		81,459	
Drainage	10,903		10,903	
Tank Rooms	0		0	
Concrete Repairs	29,608		29,608	
Works to Cold Water Tanks	8,728		8,728	
Front Doors to Dwellings	19,455		19,455	
PPM WORKS TOTAL £	219,595	219,595	150,153	150,153
SUB-TOTAL £	1,223,063		1,153,621	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	25,160		25,160	
Replacement Electrical Works to Dwellings	52,255		52,255	
Asbestos Removal to Dwellings	50,860		50,860	
BWIC with services to Dwellings	18,988		18,988	
DECENT HOMES +				
Works to Kitchens			135,000	
Works to Bathrooms			90,000	
Window Replacement			135,000	
CHP Works			285,000	
DECENT HOMES TOTAL £	147,263	147,263	792,263	792,263
DAYWORKS & PRELIMINARIES				
Dayworks	8,897		8,897	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	342,016		438,766	
Preliminaries/Site overheads on defined Prov Sums	0	350,913	0	447,663
TOTAL £	1,721,239		2,393,547	
FEES				
SBDS Staff SW Corner	0.98%	16,868	23,457	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,655	2,159	
Building Control Inspection (Blgs Only)		5,000	6,524	
Lead Design Fees	0.25%	4,303	5,984	
Architect	5.00%	86,062	119,677	
Quantity Surveyor	1.50%	25,819	35,903	
Building Services	6.00%	18,965	36,065	
Structural	5.00%	20,050	20,050	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	8,606	11,968	
Condition / Measured Surveys? / Site Prep	30	8,250	8,250	
		280,797		355,256
1-30 Soane House	TOTAL £	2,002,036		2,748,803

	Decent Homes		Decent Homes +	
31-35 Soane House				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	13,901		13,901	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	3,792		3,792	
Demolition of Walkways, Bridges & Ramps	17,862		17,862	
New Stair and Lift Cores	26,342		26,342	
External Walls	2,106		2,106	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	20,555		20,555	
Entrance Porches to Dwellings	12,716		12,716	
BWIC With External Mains	238		238	
External Works	47,290		47,290	
Mechanical & Electrical Services (inc preliminaries)	17,115		17,115	
Mechanical & Electrical (prov sums/contingency)	18,044		18,044	
IMPROVEMENT WORKS TOTAL £	179,960	179,960	179,960	179,960
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	11,574		0	
Roofing	13,577		13,577	
Drainage	1,817		1,817	
Tank Rooms	0		0	
Concrete Repairs	4,935		4,935	
Works to Cold Water Tanks	1,455		1,455	
Front Doors to Dwellings	3,243		3,243	
PPM WORKS TOTAL £	36,599	36,599	25,026	25,026
SUB-TOTAL £	216,559		204,986	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	0		0	
Overhaul Mechanical Services to Dwellings	4,193		4,193	
Replacement Electrical Works to Dwellings	8,709		8,709	
Asbestos Removal to Dwellings	8,477		8,477	
BWIC with services to Dwellings	3,165		3,165	
DECENT HOMES +				
Works to Kitchens			22,500	
Works to Bathrooms			15,000	
Window Replacement			22,500	
CHP Works			47,500	
DECENT HOMES TOTAL £	24,544	24,544	132,044	132,044
DAYWORKS & PRELIMINARIES				
Dayworks	1,483		1,483	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	57,003		73,128	
Preliminaries/Site overheads on defined Prov Sums	0	58,486	0	74,611
TOTAL £	299,589		411,640	
FEES				
SBDS Staff SW Corner	0.98%	2,936	4,034	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		563	563	
Building Control Inspection (Blgs Only)		1,698	1,698	
Lead Design Fees	0.25%	749	1,029	
Architect	5.00%	14,979	20,582	
Quantity Surveyor	1.50%	4,494	6,175	
Building Services	6.00%	3,161	6,011	
Structural	5.00%	3,342	3,342	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	1,498	2,058	
Condition / Measured Surveys? / Site Prep	5	1,375	1,375	
		120,014	132,086	
31-35 Soane House	TOTAL £	419,603	543,726	

	Decent Homes		Decent Homes +	
<b>1-12 Lees</b>				
<b>IMPROVEMENT WORKS</b>				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	33,363		33,363	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	9,102		9,102	
Demolition of Walkways, Bridges & Ramps	42,869		42,869	
New Stair and Lift Cores	63,222		63,222	
External Walls	5,053		5,053	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	49,332		49,332	
Entrance Porches to Dwellings	0		0	
BWIC With External Mains	571		571	
External Works	113,495		113,495	
Mechanical & Electrical Services (inc preliminaries)	41,076		41,076	
Mechanical & Electrical (prov sums/contingency)	43,304		43,304	
<b>IMPROVEMENT WORKS TOTAL £</b>	<b>401,387</b>	<b>401,387</b>	<b>401,387</b>	<b>401,387</b>
<b>PPM WORKS INC. DECENT HOMES EXTERNALS</b>				
Window Repairs	27,777		0	
Roofing	32,584		32,584	
Drainage	4,361		4,361	
Tank Rooms	0		0	
Concrete Repairs	11,843		11,843	
Works to Cold Water Tanks	3,491		3,491	
Front Doors to Dwellings	7,782		7,782	
<b>PPM WORKS TOTAL £</b>	<b>87,838</b>	<b>87,838</b>	<b>60,061</b>	<b>60,061</b>
<b>SUB-TOTAL £</b>	<b>489,225</b>		<b>461,448</b>	
<b>STRUCTURAL STRENGTHENING WORKS</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>DECENT HOMES INTERNALS</b>				
Extract Ventilation to Dwellings	0		0	
Overhaul Mechanical Services to Dwellings	10,064		10,064	
Replacement Electrical Works to Dwellings	20,902		20,902	
Asbestos Removal to Dwellings	20,344		20,344	
BWIC with services to Dwellings	7,595		7,595	
<b>DECENT HOMES +</b>				
Works to Kitchens			54,000	
Works to Bathrooms			36,000	
Window Replacement			54,000	
CHP Works			114,000	
<b>DECENT HOMES TOTAL £</b>	<b>58,905</b>	<b>58,905</b>	<b>316,905</b>	<b>316,905</b>
<b>DAYWORKS &amp; PRELIMINARIES</b>				
Dayworks	3,559		3,559	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	136,806		175,506	
Preliminaries/Site overheads on defined Prov Sums	0	140,365	0	179,065
<b>TOTAL £</b>	<b>688,495</b>		<b>957,419</b>	
<b>FEES</b>				
SBDS Staff SW Corner	0.98%	6,747	9,383	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
<b>NCD Staff</b>				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		731	983	
Building Control Inspection (Blgs Only)		2,206	2,968	
<b>Lead Design Fees</b>	<b>0.25%</b>	<b>1,721</b>	<b>2,394</b>	
Architect	5.00%	34,425	47,871	
Quantity Surveyor	1.50%	10,327	14,361	
<b>Building Services</b>	<b>6.00%</b>	<b>7,586</b>	<b>14,426</b>	
Structural	5.00%	8,020	8,020	
<b>Consolidating Brief</b>				
Feasibility Stage 1A				
Site Model				
<b>Site Based Engineer</b>		<b>10000</b>	<b>10000</b>	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
<b>Incidental Expenses &amp; Disbursements</b>		<b>5000</b>	<b>5000</b>	
Planning Supervisor	0.50%	3,442	4,787	
Condition / Measured Surveys? / Site Prep	12	3,300	3,300	
		163,726	193,712	
<b>1-12 Lees TOTAL £</b>		<b>852,221</b>	<b>1,151,131</b>	

		Decent Homes		Decent Homes +	
1-43 Missenden					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		119,552		119,552	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		32,614		32,614	
Demolition of Walkways, Bridges & Ramps		153,612		153,612	
New Stair and Lift Cores		226,544		226,544	
External Walls		18,108		18,108	
Conversion of Garages to Entrance Halls		445,042		445,042	
Access Alterations to Upper Level Dwellings		176,773		176,773	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		2,045		2,045	
External Works		766,092		766,092	
Mechanical & Electrical Services (inc preliminaries)		277,266		277,266	
Mechanical & Electrical (prov sums/contingency)		155,174		155,174	
IMPROVEMENT WORKS TOTAL £		2,372,822	2,372,822	2,372,822	2,372,822
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		99,533		0	
Roofing		116,758		116,758	
Drainage		15,627		15,627	
Tank Rooms		0		0	
Concrete Repairs		42,438		42,438	
Works to Cold Water Tanks		12,510		12,510	
Front Doors to Dwellings		27,886		27,886	
PPM WORKS TOTAL £		314,753	314,753	215,219	215,219
SUB-TOTAL £		2,687,575		2,588,042	
STRUCTURAL STRENGTHENING WORKS	(17 Units)	526,490	526,490	342,435	342,435
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings		0		0	
Overhaul Mechanical Services to Dwellings		36,063		36,063	
Replacement Electrical Works to Dwellings		74,898		74,898	
Asbestos Removal to Dwellings		72,900		72,900	
BWIC with services to Dwellings		27,216		27,216	
DECENT HOMES +					
Works to Kitchens				193,500	
Works to Bathrooms				129,000	
Window Replacement				193,500	
CHP Works				408,500	
DECENT HOMES TOTAL £		211,077	211,077	1,135,577	1,135,577
DAYWORKS & PRELIMINARIES					
Dayworks		12,753		12,753	
Provisional Work / Items (inc main contingency)					
Main Preliminaries		490,222		628,897	
Preliminaries/Site overheads on defined Prov Sums		0	502,975	0	641,650
TOTAL £		3,928,117		4,707,704	
FEES					
SBDS Staff SW Corner	0.98%	38,496		46,135	
SBDS Staff SW Corner Monitoring		12,960		12,960	
SBDS Staff SW Corner Additional Services		7,700		7,700	
SBDS Staff Programme Management	2004-2005	19,250		19,250	
SBDS Staff Programme Management	2005-2008	2,310		2,310	
NCD Staff					
NCD Consultation & Communication					
Planning Fees (Blgs Only)		3,503		4,175	
Building Control Inspection (Blgs Only)		10,588		12,620	
Lead Design Fees		9,820		11,769	
Architect	5.00%	196,406		235,385	
Quantity Surveyor	1.50%	58,922		70,616	
Building Services		34,988		59,498	
Structural	5.00%	55,063		45,860	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Based Engineer		10000		10000	
Site Based Architect		20000		20000	
Site Based Clerk of Works		5000		5000	
Site Based Quantity Surveyor		3000		3000	
Incidental Expenses & Disbursements		5000		5000	
Planning Supervisor	0.50%	19,641		23,539	
Condition / Measured Surveys? / Site Prep	43	11,825		11,825	
			524,470		606,641
1-43 Missenden	TOTAL £	4,452,587		5,314,345	



		Decent Homes		Decent Homes +	
44-75 Missenden					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		88,969		88,969	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		24,271		24,271	
Demolition of Walkways, Bridges & Ramps		114,316		114,316	
New Stair and Lift Cores		168,591		168,591	
External Walls		13,476		13,476	
Conversion of Garages to Entrance Halls		175,819		175,819	
Access Alterations to Upper Level Dwellings		131,552		131,552	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		1,522		1,522	
External Works		302,653		302,653	
Mechanical & Electrical Services (inc preliminaries)		109,537		109,537	
Mechanical & Electrical (prov sums/contingency)		115,478		115,478	
IMPROVEMENT WORKS TOTAL £		1,246,185	1,246,185	1,246,185	1,246,185
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		74,071		0	
Roofing		86,890		86,890	
Drainage		11,629		11,629	
Tank Rooms		0		0	
Concrete Repairs		31,582		31,582	
Works to Cold Water Tanks		9,310		9,310	
Front Doors to Dwellings		20,752		20,752	
PPM WORKS TOTAL £		234,235	234,235	160,163	160,163
SUB-TOTAL £		1,480,419		1,406,348	
STRUCTURAL STRENGTHENING WORKS	(15 Units)	464,550	464,550	302,148	302,148
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings		see mech services		see mech services	
Overhaul Mechanical Services to Dwellings		26,838		26,838	
Replacement Electrical Works to Dwellings		55,738		55,738	
Asbestos Removal to Dwellings		54,251		54,251	
BWIC with services to Dwellings		20,254		20,254	
DECENT HOMES +					
Works to Kitchens				144,000	
Works to Bathrooms				96,000	
Window Replacement				144,000	
CHP Works				304,000	
DECENT HOMES TOTAL £		157,081	157,081	845,081	845,081
DAYWORKS & PRELIMINARIES					
Dayworks		9,491		9,491	
Provisional Work / Items (inc main contingency)					
Main Preliminaries		364,817		468,017	
Preliminaries/Site overheads on defined Prov Sums		0	374,307	0	477,507
TOTAL £		2,476,357		3,031,084	
FEES					
SBDS Staff SW Corner	0.98%	24,268		29,705	
SBDS Staff SW Corner Monitoring		12,960		12,960	
SBDS Staff SW Corner Additional Services		7,700		7,700	
SBDS Staff Programme Management	2004-2005	19,250		19,250	
SBDS Staff Programme Management	2005-2008	2,310		2,310	
NCD Staff					
NCD Consultation & Communication					
Planning Fees (Blgs Only)		2,243		2,747	
Building Control Inspection (Blgs Only)		6,778		8,302	
Lead Design Fees	0.25%	6,191		7,578	
Architect	5.00%	123,818		151,554	
Quantity Surveyor	1.50%	37,145		45,466	
Building Services	6.00%	20,229		38,469	
Structural	5.00%	44,614		36,494	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Based Engineer		10000		10000	
Site Based Architect		20000		20000	
Site Based Clerk of Works		5000		5000	
Site Based Quantity Surveyor		3000		3000	
Incidental Expenses & Disbursements		5000		5000	
Planning Supervisor	0.50%	12,382		15,155	
Condition / Measured Surveys? / Site Prep	32	8,800		8,800	
		371,688		429,490	
44-75 Missenden	TOTAL £	2,848,045		3,460,574	

		Decent Homes		Decent Homes +	
256-299 Missenden					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1		0		0	
Refurbishment of Stairtower 2		0		0	
Refurbishment of Stairtower 3		0		0	
Refurbishment of Enclosed Access Corridors		0		0	
Refurbishment Common Areas/Walkways		122,332		122,332	
Screens to Stairtowers & Common Areas		0		0	
Screens and Gabion Walls to Offices		0		0	
Infill dwellings		33,372		33,372	
Demolition of Walkways, Bridges & Ramps		157,185		157,185	
New Stair and Lift Cores		94,832		94,832	
External Walls		18,529		18,529	
Conversion of Garages to Entrance Halls		241,751		241,751	
Access Alterations to Upper Level Dwellings		180,884		180,884	
Entrance Porches to Dwellings		0		0	
BWIC With External Mains		2,092		2,092	
External Works		416,148		416,148	
Mechanical & Electrical Services (inc preliminaries)		150,614		150,614	
Mechanical & Electrical (prov sums/contingency)		158,783		158,783	
IMPROVEMENT WORKS TOTAL £		1,576,524	1,576,524	1,576,524	1,576,524
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs		101,848		0	
Roofing		119,473		119,473	
Drainage		15,990		15,990	
Tank Rooms		0		0	
Concrete Repairs		43,425		43,425	
Works to Cold Water Tanks		12,801		12,801	
Front Doors to Dwellings		28,534		28,534	
PPM WORKS TOTAL £		322,073	322,073	220,224	220,224
SUB-TOTAL £		1,898,596		1,796,748	
STRUCTURAL STRENGTHENING WORKS	(21 Units)	650,370	650,370	423,008	423,008
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings		see mech services		see mech services	
Overhaul Mechanical Services to Dwellings		36,902		36,902	
Replacement Electrical Works to Dwellings		76,640		76,640	
Asbestos Removal to Dwellings		74,595		74,595	
BWIC with services to Dwellings		27,849		27,849	
DECENT HOMES +					
Works to Kitchens				198,000	
Works to Bathrooms				132,000	
Window Replacement				198,000	
CHP Works				418,000	
DECENT HOMES TOTAL £		215,986	215,986	1,161,986	1,161,986
DAYWORKS & PRELIMINARIES					
Dayworks		13,050		13,050	
Provisional Work / Items (inc main contingency)					
Main Preliminaries		501,623		643,523	
Preliminaries/Site overheads on defined Prov Sums		0	514,672	0	656,572
TOTAL £		3,279,624		4,038,314	
FEES					
SBDS Staff SW Corner	0.98%	32,140		39,575	
SBDS Staff SW Corner Monitoring		12,960		12,960	
SBDS Staff SW Corner Additional Services		7,700		7,700	
SBDS Staff Programme Management	2004-2005	19,250		19,250	
SBDS Staff Programme Management	2005-2008	2,310		2,310	
NCD Staff					
NCD Consultation & Communication					
Planning Fees (Blgs Only)		2,915		3,587	
Building Control Inspection (Blgs Only)		8,810		10,842	
Lead Design Fees		8,199		10,096	
Architect	5.00%	163,981		201,916	
Quantity Surveyor	1.50%	49,194		60,575	
Building Services		27,815		52,895	
Structural	5.00%	55,076		43,708	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Based Engineer		10000		10000	
Site Based Architect		20000		20000	
Site Based Clerk of Works		5000		5000	
Site Based Quantity Surveyor		3000		3000	
Incidental Expenses & Disbursements		5000		5000	
Planning Supervisor	0.50%	16,398		20,192	
Condition / Measured Surveys? / Site Prep	44	12,100		12,100	
		461,849		540,705	
256-299 Missenden	TOTAL £	3,741,473		4,579,019	

			Decent Homes		Decent Homes +	
<b>300-313 Missenden</b>						
<b>IMPROVEMENT WORKS</b>						
Refurbishment of Stairtower 1			0		0	
Refurbishment of Stairtower 2			0		0	
Refurbishment of Stairtower 3			0		0	
Refurbishment of Enclosed Access Corridors			0		0	
Refurbishment Common Areas/Walkways			38,924		38,924	
Screens to Stairtowers & Common Areas			0		0	
Screens and Gabion Walls to Offices			0		0	
Infill dwellings			10,618		10,618	
Demolition of Walkways, Bridges & Ramps			50,013		50,013	
New Stair and Lift Cores			342,451		342,451	
External Walls			5,896		5,896	
Conversion of Garages to Entrance Halls			76,921		76,921	
Access Alterations to Upper Level Dwellings			57,554		57,554	
Entrance Porches to Dwellings			0		0	
BWIC With External Mains			666		666	
External Works			132,411		132,411	
Mechanical & Electrical Services (inc preliminaries)			47,923		47,923	
Mechanical & Electrical (prov sums/contingency)			50,522		50,522	
<b>IMPROVEMENT WORKS TOTAL £</b>			<b>813,898</b>	<b>813,898</b>	<b>813,898</b>	<b>813,898</b>
<b>PPM WORKS INC. DECENT HOMES EXTERNALS</b>						
Window Repairs			32,406		0	
Roofing			38,014		38,014	
Drainage			5,088		5,088	
Tank Rooms			0		0	
Concrete Repairs			13,817		13,817	
Works to Cold Water Tanks			4,073		4,073	
Front Doors to Dwellings			9,079		9,079	
<b>PPM WORKS TOTAL £</b>			<b>102,478</b>	<b>102,478</b>	<b>70,071</b>	<b>70,071</b>
<b>SUB-TOTAL £</b>			<b>916,375</b>		<b>883,969</b>	
<b>STRUCTURAL STRENGTHENING WORKS</b>	(6 Units)		<b>185,820</b>	<b>185,820</b>	<b>120,859</b>	<b>120,859</b>
<b>DECENT HOMES INTERNALS</b>						
Extract Ventilation to Dwellings			see mech services		see mech services	
Overhaul Mechanical Services to Dwellings			11,742		11,742	
Replacement Electrical Works to Dwellings			24,385		24,385	
Asbestos Removal to Dwellings			23,735		23,735	
BWIC with services to Dwellings			8,861		8,861	
<b>DECENT HOMES +</b>						
Works to Kitchens					63,000	
Works to Bathrooms					42,000	
Window Replacement					63,000	
CHP Works					133,000	
<b>DECENT HOMES TOTAL £</b>			<b>68,723</b>	<b>68,723</b>	<b>369,723</b>	<b>369,723</b>
<b>DAYWORKS &amp; PRELIMINARIES</b>						
Dayworks			4,152		4,152	
Provisional Work / Items (inc main contingency)						
Main Preliminaries			159,607		204,757	
Preliminaries/Site overheads on defined Prov Sums			0	163,759	0	208,909
<b>TOTAL £</b>			<b>1,334,678</b>		<b>1,583,461</b>	
<b>FEES</b>						
SBDS Staff SW Corner	0.98%		13,080		15,518	
SBDS Staff SW Corner Monitoring			12,960		12,960	
SBDS Staff SW Corner Additional Services			7,700		7,700	
SBDS Staff Programme Management	2004-2005		19,250		19,250	
SBDS Staff Programme Management	2005-2008		2,310		2,310	
<b>NCD Staff</b>						
NCD Consultation & Communication						
Planning Fees (Blgs Only)			1,319		1,487	
Building Control Inspection (Blgs Only)			3,984		4,492	
Lead Design Fees	0.25%		3,337		3,959	
Architect	5.00%		66,734		79,173	
Quantity Surveyor	1.50%		20,020		23,752	
Building Services	6.00%		8,850		16,830	
Structural	5.00%		32,082		28,834	
<b>Consolidating Brief</b>						
Feasibility Stage 1A						
Site Model						
Site Based Engineer			10000		10000	
Site Based Architect			20000		20000	
Site Based Clerk of Works			5000		5000	
Site Based Quantity Surveyor			3000		3000	
Incidental Expenses & Disbursements			5000		5000	
Planning Supervisor	0.50%		6,673		7,917	
Condition / Measured Surveys? / Site Prep	14		3,850		3,850	
				245,149		271,032
<b>300-313 Missenden TOTAL £</b>			<b>1,579,827</b>		<b>1,854,493</b>	

	Decent Homes		Decent Homes +	
1-36 Michael Faraday				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	100,090		100,090	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	27,305		27,305	
Demolition of Walkways, Bridges & Ramps	128,606		128,606	
New Stair and Lift Cores	94,832		94,832	
External Walls	15,160		15,160	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	147,996		147,996	
Entrance Porches to Dwellings	91,552		91,552	
BWIC With External Mains	1,712		1,712	
External Works	340,485		340,485	
Mechanical & Electrical Services (inc preliminaries)	123,229		123,229	
Mechanical & Electrical (prov sums/contingency)	129,913		129,913	
IMPROVEMENT WORKS TOTAL £	1,200,880	1,200,880	1,200,880	1,200,880
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	83,330		0	
Roofing	97,751		97,751	
Drainage	13,083		13,083	
Tank Rooms	0		0	
Concrete Repairs	35,530		35,530	
Works to Cold Water Tanks	10,474		10,474	
Front Doors to Dwellings	23,346		23,346	
PPM WORKS TOTAL £	263,514	263,514	180,184	180,184
SUB-TOTAL £	1,464,394		1,381,064	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	30,192		30,192	
Replacement Electrical Works to Dwellings	62,706		62,706	
Asbestos Removal to Dwellings	61,032		61,032	
BWIC with services to Dwellings	22,785		22,785	
DECENT HOMES +				
Works to Kitchens			162,000	
Works to Bathrooms			108,000	
Window Replacement			162,000	
CHP Works			342,000	
DECENT HOMES TOTAL £	176,716	176,716	950,716	950,716
DAYWORKS & PRELIMINARIES				
Dayworks	10,677		10,677	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	410,419		526,519	
Preliminaries/Site overheads on defined Prov Sums	0	421,096	0	537,196
TOTAL £	2,062,205		2,868,975	
FEES				
SBDS Staff SW Corner	0.98%	20,210	28,116	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,907	2,579	
Building Control Inspection (Blgs Only)		5,762	7,794	
Lead Design Fees	0.25%	5,156	7,172	
Architect	5.00%	103,110	143,449	
Quantity Surveyor	1.50%	30,933	43,035	
Building Services	6.00%	22,758	43,278	
Structural	5.00%	19,318	19,318	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	10,311	14,345	
Condition / Measured Surveys? / Site Prep	36	9,900	9,900	
		314,584	404,205	
1-36 Michael Faraday	TOTAL £	2,376,790	3,273,181	

	Decent Homes		Decent Homes +	
37-56 Michael Faraday				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	55,606		55,606	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	15,169		15,169	
Demolition of Walkways, Bridges & Ramps	71,448		71,448	
New Stair and Lift Cores	105,369		105,369	
External Walls	8,422		8,422	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	82,220		82,220	
Entrance Porches to Dwellings	50,862		50,862	
BWIC With External Mains	951		951	
External Works	189,158		189,158	
Mechanical & Electrical Services (inc preliminaries)	68,461		68,461	
Mechanical & Electrical (prov sums/contingency)	72,174		72,174	
IMPROVEMENT WORKS TOTAL £	719,840	719,840	719,840	719,840
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	46,295		0	
Roofing	54,306		54,306	
Drainage	7,268		7,268	
Tank Rooms	0		0	
Concrete Repairs	19,739		19,739	
Works to Cold Water Tanks	5,819		5,819	
Front Doors to Dwellings	12,970		12,970	
PPM WORKS TOTAL £	146,397	146,397	100,102	100,102
SUB-TOTAL £	866,237		819,942	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	16,774		16,774	
Replacement Electrical Works to Dwellings	34,836		34,836	
Asbestos Removal to Dwellings	33,907		33,907	
BWIC with services to Dwellings	12,659		12,659	
DECENT HOMES +				
Works to Kitchens			90,000	
Works to Bathrooms			60,000	
Window Replacement			90,000	
CHP Works			190,000	
DECENT HOMES TOTAL £	98,175	98,175	528,175	528,175
DAYWORKS & PRELIMINARIES				
Dayworks	5,932		5,932	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	228,010		292,510	
Preliminaries/Site overheads on defined Prov Sums	0	233,942	0	298,442
TOTAL £	1,198,354		1,646,560	
FEES				
SBDS Staff SW Corner	0.98%	11,744	16,136	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,151	1,571	
Building Control Inspection (Blgs Only)		3,476	4,746	
Lead Design Fees	0.25%	2,996	4,116	
Architect	5.00%	59,918	82,328	
Quantity Surveyor	1.50%	17,975	24,698	
Building Services	6.00%	12,643	24,043	
Structural	5.00%	13,367	13,367	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	5,992	8,233	
Condition / Measured Surveys? / Site Prep	20	5,500	5,500	
		219,981	269,958	
37-56 Michael Faraday	TOTAL £	1,418,335	1,916,518	

	Decent Homes		Decent Homes +	
57-76 Michael Faraday				
IMPROVEMENT WORKS				
Refurbishment of Stairtower 1	0		0	
Refurbishment of Stairtower 2	0		0	
Refurbishment of Stairtower 3	0		0	
Refurbishment of Enclosed Access Corridors	0		0	
Refurbishment Common Areas/Walkways	55,606		55,606	
Screens to Stairtowers & Common Areas	0		0	
Screens and Gabion Walls to Offices	0		0	
Infill dwellings	15,169		15,169	
Demolition of Walkways, Bridges & Ramps	71,448		71,448	
New Stair and Lift Cores	163,323		163,323	
External Walls	8,422		8,422	
Conversion of Garages to Entrance Halls	0		0	
Access Alterations to Upper Level Dwellings	82,220		82,220	
Entrance Porches to Dwellings	50,862		50,862	
BWIC With External Mains	951		951	
External Works	189,158		189,158	
Mechanical & Electrical Services (inc preliminaries)	68,461		68,461	
Mechanical & Electrical (prov sums/contingency)	72,174		72,174	
IMPROVEMENT WORKS TOTAL £	777,794	777,794	777,794	777,794
PPM WORKS INC. DECENT HOMES EXTERNALS				
Window Repairs	46,295		0	
Roofing	54,306		54,306	
Drainage	7,268		7,268	
Tank Rooms	0		0	
Concrete Repairs	19,739		19,739	
Works to Cold Water Tanks	5,819		5,819	
Front Doors to Dwellings	12,970		12,970	
PPM WORKS TOTAL £	146,397	146,397	100,102	100,102
SUB-TOTAL £	924,190		877,896	
STRUCTURAL STRENGTHENING WORKS	0	0	0	0
DECENT HOMES INTERNALS				
Extract Ventilation to Dwellings	see mech services		see mech services	
Overhaul Mechanical Services to Dwellings	16,774		16,774	
Replacement Electrical Works to Dwellings	34,836		34,836	
Asbestos Removal to Dwellings	33,907		33,907	
BWIC with services to Dwellings	12,659		12,659	
DECENT HOMES +				
Works to Kitchens			90,000	
Works to Bathrooms			60,000	
Window Replacement			90,000	
CHP Works			190,000	
DECENT HOMES TOTAL £	98,175	98,175	528,175	528,175
DAYWORKS & PRELIMINARIES				
Dayworks	5,932		5,932	
Provisional Work / Items (inc main contingency)				
Main Preliminaries	228,010		292,510	
Preliminaries/Site overheads on defined Prov Sums	0	233,942	0	298,442
TOTAL £	1,256,308		1,704,513	
FEES				
SBDS Staff SW Corner	0.98%	12,312	16,704	
SBDS Staff SW Corner Monitoring		12,960	12,960	
SBDS Staff SW Corner Additional Services		7,700	7,700	
SBDS Staff Programme Management	2004-2005	19,250	19,250	
SBDS Staff Programme Management	2005-2008	2,310	2,310	
NCD Staff				
NCD Consultation & Communication				
Planning Fees (Blgs Only)		1,235	1,655	
Building Control Inspection (Blgs Only)		3,730	5,000	
Lead Design Fees	0.25%	3,141	4,261	
Architect	5.00%	62,815	85,226	
Quantity Surveyor	1.50%	18,845	25,568	
Building Services	6.00%	12,643	24,043	
Structural	5.00%	16,264	16,264	
Consolidating Brief				
Feasibility Stage 1A				
Site Model				
Site Based Engineer		10000	10000	
Site Based Architect		20000	20000	
Site Based Clerk of Works		5000	5000	
Site Based Quantity Surveyor		3000	3000	
Incidental Expenses & Disbursements		5000	5000	
Planning Supervisor	0.50%	6,282	8,523	
Condition / Measured Surveys? / Site Prep	20	5,500	5,500	
		227,986	277,964	
57-76 Michael Faraday	TOTAL £	1,484,294	1,982,477	

		Decent Homes		Decent Homes +	
77-105 Michael Faraday					
IMPROVEMENT WORKS					
Refurbishment of Stairtower 1	0			0	
Refurbishment of Stairtower 2	0			0	
Refurbishment of Stairtower 3	0			0	
Refurbishment of Enclosed Access Corridors	0			0	
Refurbishment Common Areas/Walkways	80,628			80,628	
Screens to Stairtowers & Common Areas	0			0	
Screens and Gabion Walls to Offices	0			0	
Infill dwellings	21,995			21,995	
Demolition of Walkways, Bridges & Ramps	103,599			103,599	
New Stair and Lift Cores	163,323			163,323	
External Walls	12,212			12,212	
Conversion of Garages to Entrance Halls	0			0	
Access Alterations to Upper Level Dwellings	119,219			119,219	
Entrance Porches to Dwellings	73,750			73,750	
BWIC With External Mains	1,379			1,379	
External Works	274,280			274,280	
Mechanical & Electrical Services (inc preliminaries)	99,268			99,268	
Mechanical & Electrical (prov sums/contingency)	104,652			104,652	
IMPROVEMENT WORKS TOTAL £	1,054,306	1,054,306		1,054,306	1,054,306
PPM WORKS INC. DECENT HOMES EXTERNALS					
Window Repairs	67,127			0	
Roofing	78,744			78,744	
Drainage	10,539			10,539	
Tank Rooms	0			0	
Concrete Repairs	28,621			28,621	
Works to Cold Water Tanks	8,437			8,437	
Front Doors to Dwellings	18,807			18,807	
PPM WORKS TOTAL £	212,275	212,275		145,148	145,148
SUB-TOTAL £		1,266,581		1,199,453	
STRUCTURAL STRENGTHENING WORKS		0	0	0	0
DECENT HOMES INTERNALS					
Extract Ventilation to Dwellings	see mech services			see mech services	
Overhaul Mechanical Services to Dwellings	24,322			24,322	
Replacement Electrical Works to Dwellings	50,513			50,513	
Asbestos Removal to Dwellings	49,165			49,165	
BWIC with services to Dwellings	18,355			18,355	
DECENT HOMES +					
Works to Kitchens				130,500	
Works to Bathrooms				87,000	
Window Replacement				130,500	
CHP Works				275,500	
DECENT HOMES TOTAL £	142,354	142,354		765,854	765,854
DAYWORKS & PRELIMINARIES					
Dayworks	8,601			8,601	
Provisional Work / Items (inc main contingency)					
Main Preliminaries	330,615			424,140	
Preliminaries/Site overheads on defined Prov Sums	0	339,216		0	432,741
TOTAL £	1,748,151			2,398,049	
FEES					
SBDS Staff SW Corner	0.98%	17,132		23,501	
SBDS Staff SW Corner Monitoring		12,960		12,960	
SBDS Staff SW Corner Additional Services		7,700		7,700	
SBDS Staff Programme Management	2004-2005	19,250		19,250	
SBDS Staff Programme Management	2005-2008	2,310		2,310	
NCD Staff					
NCD Consultation & Communication					
Planning Fees (Blgs Only)		1,655		2,159	
Building Control Inspection (Blgs Only)		5,000		6,524	
Lead Design Fees	0.25%	4,370		5,995	
Architect	5.00%	87,408		119,902	
Quantity Surveyor	1.50%	26,222		35,971	
Building Services	6.00%	18,333		34,863	
Structural	5.00%	19,908		19,908	
Consolidating Brief					
Feasibility Stage 1A					
Site Model					
Site Based Engineer		10000		10000	
Site Based Architect		20000		20000	
Site Based Clerk of Works		5000		5000	
Site Based Quantity Surveyor		3000		3000	
Incidental Expenses & Disbursements		5000		5000	
Planning Supervisor	0.50%	8,741		11,990	
Condition / Measured Surveys? / Site Prep	29	7,975		7,975	
		281,964		354,008	
77-105 Michael Faraday	TOTAL £	2,030,114		2,752,057	
Total Estimated Cost at 1st Quarter 2005 prices		191,326,106		255,810,499	