

RTB Receipts - Housebuilding Programme											
Total 1-4-1 Receipts Received					Spend on Programme						
Year	Quarter	Amount Received	Amount Received (Cumulative)	Spend by Date	Year	Quarter	Required Spend To use 1-4-1's (Cumulative)	Actual / Estimated New Build Spend (per Quarter)	Actual / Est New Build Spend (Cumulative)	Difference between Actual Spend - Required Spend	
2012/13	1	£40,461	£40,461	30-Jun-15	2012/13	1			£0	£0	
	2	£34,941	£75,402	30-Sep-15		2			£0	£0	
	3	-£21,135	£54,266	31-Dec-15		3			£0	£0	
	4	£185,840	£240,107	31-Mar-16		4			£48,599	£48,599	£48,599
	Total	£240,107	£240,107			Total			£48,599	£48,599	£48,599
2013/14	1	£647,374	£887,480	30-Jun-16	2013/14	1		£0	£48,599	£48,599	
	2	£92,968	£980,449	30-Sep-16		2			£0	£48,599	£48,599
	3	£1,201,933	£2,182,382	31-Dec-16		3			£74,393	£122,992	£122,992
	4	£1,473,076	£3,655,458	31-Mar-17		4			£10,893	£133,884	£133,884
	Total	£3,415,351	£3,655,458			Total			£85,286	£133,884	£133,884
2014/15	1	£415,795	£4,071,253	30-Jun-17	2014/15	1		£0	£133,884	£133,884	
	2	£526,885	£4,598,138	30-Sep-17		2			£0	£133,884	£133,884
	3	£646,816	£5,244,954	31-Dec-17		3			£307,753	£441,637	£441,637
	4	£1,125,775	£6,370,730	31-Mar-18		4			£353,628	£795,265	£795,265
	Total	£2,715,272	£6,370,730			Total			£661,381	£795,265	£795,265
2015/16	1	£499,942	£6,870,672	30-Jun-18	2015/16	1	£0	£229,111	£1,024,376	£1,024,376	
	2	£506,931	£7,377,603	30-Sep-18		2	£0	£660,096	£1,684,472	£1,684,472	
	3	£219,448	£7,597,052	31-Dec-18		3	£0	£858,199	£2,542,671	£2,542,671	
	4	£232,173	£7,829,225	31-Mar-19		4	£800,353	£1,158,585	£3,701,256	£2,900,903	
	Total	£1,458,495	£7,829,225			Total	£800,353	£2,905,991	£3,701,256	£2,900,903	
2016/17	1	£789,273	£8,618,498	30-Jun-19	2016/17	1	£2,958,266	£973,708	£4,674,965	£1,716,698	
	2	-£312,000	£8,306,498	30-Sep-19		2	£3,268,161	£2,335,060	£7,010,025	£3,741,864	
	3	£1,739,466	£10,045,964	31-Dec-19		3	£7,274,605	£1,610,848	£8,620,873	£1,346,268	
	4	£1,070,628	£11,116,592	31-Mar-20		4	£12,184,858	£2,960,993	£11,581,866	-£602,992	
	Total	£3,287,367	£11,116,592			Total	£12,184,858	£7,880,610	£11,581,866	-£602,992	
2017/18	1	£1,216,299	£12,332,891	30-Jun-20	2017/18	1	£13,570,843	£2,555,321	£14,137,187	£566,344	
	2	£733,701	£13,066,592	30-Sep-20		2	£15,327,125	£3,242,447	£17,379,634	£2,052,509	
	3	£1,000,000	£14,066,592	31-Dec-20		3	£17,483,179	£2,539,995	£19,919,630	£2,436,451	
	4	£500,000	£14,566,592	31-Mar-21		4	£21,235,764	£4,443,997	£24,363,627	£3,127,863	
	Total	£3,450,000	£14,566,592			Total	£21,235,764	£12,781,760	£24,363,627	£3,127,863	
2018/19	1			30-Jun-21	2018/19	1	£22,902,238	£2,994,586	£27,358,213	£4,455,974	
	2			30-Sep-21		2	£24,592,012	£2,690,346	£30,048,559	£5,456,547	
	3			31-Dec-21		3	£25,323,506	£2,365,837	£32,414,396	£7,090,890	
	4			31-Mar-22		4	£26,097,416	£3,348,639	£35,763,036	£9,665,620	
	Total					Total	£26,097,416	£11,399,409	£35,763,036	£9,665,620	
2019/20	1			30-Jun-22	2019/20	1	£28,728,325	£4,156,629	£39,919,665	£11,191,339	
	2			30-Sep-22		2	£27,688,325	£4,204,100	£44,123,764	£16,435,439	
	3			31-Dec-22		3	£33,486,547	£4,343,849	£48,467,614	£14,981,067	
	4			31-Mar-23		4	£37,055,306	£3,535,261	£52,002,875	£14,947,569	
	Total					Total	£37,055,306	£16,239,839	£52,002,875	£14,947,569	
2020/21	1			30-Jun-23	2020/21	1	£41,109,635	£2,866,312	£54,869,187	£13,759,552	
	2			30-Sep-23		2	£43,555,306	£1,746,472	£56,615,659	£13,060,353	
	3			31-Dec-23		3	£46,888,639	£1,071,180	£57,686,839	£10,798,200	
	4			31-Mar-24		4	£48,555,306	£298,931	£57,985,770	£9,430,464	
	Total					Total	£48,555,306	£5,982,896	£57,985,770	£9,430,464	

Schedule of Other Affordable Housing Funding
(Relating to agreements since 1998)

Site	P/P No	Sum Anticipated	Sum Received Plus Interest	Used to Fund New House Build	Unused Funding	Anticipated Outstanding Sums	Year to Fund New House Build	Date Received	Conditions	Comments
Section 106 Contributions										
Garden Centre, Manor Road, Chigwell	EPF/0282/14	40,000	10,000	10,000	-	30,000				
Nine Ashes Farm, (CR204)	EPF/2543/11	25,000	25,234	25,234	-	-	2015/16	5-Nov-13	Use by 3 January 2022	£40,000 plus interest; 1st Payment 1/6/15; £21,233.7 used in 2015/16, £4,000 used in 2016/17
Woolston Manor, Chigwell	EPF/2664/10	813,000	881,366	881,366	-	-	2015/16	3-Feb-15		
High House Farm, Stapleford Road	EPF/1374/06	100,000	-	-	-	100,000			Use within 5 years of receipt	Prior to occupation
Threshers, Hastingwood	EPF/739/10	100,000	100,000	100,000	-	-	2015/16	25-Sep-14		
Green Man PH, Broomstickhall Rd, W/A	EPF/1521/13	430,000	430,000	430,000	-	-	2015/16	20-May-15	Use within 7 years of receipt	Used in 2015/16
	and									
	EPF/0339/13									
The White House, Epping Upland	EPF/0910/14	10,000	10,000	10,000	-	-	2015/16			Prior to commencement
Tennis Court Site, Alderton Hill, Loughton	EPF/1103/15	699,200	766,316	358,501	407,815	-		28-Feb-17		
										£358,501 used in 2016/17 £407,815 to be used in 2017/18
Luxborough Lane, Chigwell	EPF/0853/14	120,000	120,000	-	120,000	-				Received 17/18 to be used 17/18
Chimes Garden Centre		500,000	-	-	-	500,000				S106 agreed on 2nd October 2015. Trigger - Payment in full (£500k) on commencement. Interest to be paid for late payments.
Grange Farm (Initial Payment)	EPF/1862/15	440,345	440,345	440,345	-	-	2016/17			On implementation of planning permission
Grange Farm (Possible Additional Initial Payment)	EPF/1862/15	0	-	-	-	See Comment				£100,000 received but only to be used for a/h if this sum allocated for Chigwell Bus Service is not spent by 1.1.18
Grange Farm (Deferred Sum)	EPF/1862/15	0	-	-	-	-				Deferred Contribution (DC) up to £779,655.30 - not for a/h use. Subject to a further Review Viability Appraisal undertaken to assess any additional surplus - DC calculated 50/50 EFDC/applicant above £540,344.70
Chigwell Primary School	EPF/2899/15	2,000,000	-	-	-	2,000,000				
Stonehall Business Park, Down Hall Road, Matching Green, Essex CM17 0RA	EPF/1349/15	124,000	124,000	70,000	54,000	-		£54,000 received 3.7.17	Affordable Housing Contribution and Community Safety Contribution to be paid prior to commencement	£70,000 RPI Index linked. To be used for Affordable housing within the district. Also, £10,000 Community Safety Contribution Additional £54,000 agreed due to expanded development
										£70,000 used in 2016/17 £54,000 to be used in 2017/18
Stationbridge House, Ongar	EPF/2432/16	100,000	-	-	-	-				
Woodview, Chigwell	EPF/2550/16	443,885	-	-	-	-				
Brent House Farm, Harlow Commeon	EPF/2523/16	90,000	-	-	-	90,000				£45,000 to be paid on commencement and £45,000 prior to occupation of 10th dwelling - 19 unit scheme
TOTAL		6,035,430	2,907,261	2,325,446	581,815	2,720,000				
Capital Receipts										
Millfield, High Ongar (Actual)		87,000	87,000	87,000	-	-	2014/15	1-Apr-12		Used in 2014/15
Lawton Road		127,500	127,500	127,500	-	-	2014/15	2-Jun-14		Used in 2014/15
Leader Lodge, North Weald		652,001	642,000	642,000	-	-	2015/16	11-Dec-14		Costs of sale offset against receipt
10 Newmans Lane		300,000	300,000	300,000	-	-	2016/17	19-Oct-16		
Rents to Mortgages		124,000	124,000	124,000	-	-	2016/17	30-Nov-16		
Land Sale Butler's Drive		31,406	31,406	-	31,406	-	To be used in 2017/18	30-May-17		
Lindsay House		817,752	-	-	817,752	-	To be used in 2017/18	15-Nov-17		
TOTAL		2,139,659	2,129,658	1,280,500	849,158	0				
Grants										
Harlow Growth Area Fund - Council Housebuild		90,000	90,000	90,000	-	-	2014/15	23-Mar-15	For Red Cross New Build	Used in 2014/15
Harlow Growth Area Fund - Council Housebuild		37,333	37,333	37,333	-	-	2015/16	23-Mar-15	For Harveyfields New Build	To be used in 2015/16
TOTAL		127,333	127,333	127,333	0	0				
GRAND TOTAL		8,302,422	5,164,252	3,733,279	1,430,973	2,720,000				

Expenditure Profile - 1-4-1 Expenditure only										Appendix 4
	Actuals 2012/13 & 2013/14	Actuals Year 1 2014/15	Actuals Year 2 2015/16	Actuals Year 3 2016/17	Estimate Year 4 2017/18	Forecast Year 5 2018/19	Forecast Year 6 2019/20	Forecast Year 7 2020/21	Totals	30% (1-4-1 Usage)
Phase 1 (1-4-1)	£131,370	£467,642	£1,956,484	£2,124,352	£1,723,666				£6,403,513	1,921,054
Faversham Hall (1-4-1)	£1,155	£38,171	£147,220	£11,686	£4,045				£202,278	60,683
Phase 2 (1-4-1)	£1,360	£155,568	£383,622	£2,099,431	£5,357,588	£3,577,350			£11,574,920	3,472,476
Phase 3 (1-4-1)			£157,047	£515,487	£4,529,659	£2,184,865	£445,131		£7,832,190	2,349,657
Phase 4 (1-4-1)			£186,314	£44,931	£71,409	£3,990,063	£4,843,362	£181,068	£9,317,147	2,795,144
Phase 5 (1-4-1)			£67,857	£16,415	£2,880	£1,482,775	£7,061,476	£1,048,090	£9,679,493	2,903,848
Phase 6 (1-4-1)			£588	£166,119	£40,380	£164,357	£3,889,870	£4,753,738	£9,015,051	2,704,515
Barnfield - Linden Homes			£6,858	£798,689	£707,133				£1,512,680	453,804
Norway House Pods					£345,000				£345,000	103,500
Totals	£133,885	£661,381	£2,905,991	£5,777,110	£12,781,760	£11,399,409	£16,239,839	£5,982,896	£55,882,271	£16,764,681
Street Properties				£2,103,500					£2,103,500	631,050
Totals	£133,885	£661,381	£2,905,991	£7,880,610	£12,781,760	£11,399,409	£16,239,839	£5,982,896	£57,985,770	£17,395,731