## Saltash Town Council -Services Property Maintenance 5 Year Plan - Major Works/Projects Only

Budget Code	Actual Spent Prior Year	Actual Spent YTD	Budget Left	Planned/ Commited (Excluded from Budget Left)	<u>Budget</u>				
	2023/2024	2024/25	2024/25	2024/2025	2025/2026	2026/2027	2027/2028	2028/2029	Comments
<u>EMF</u>									All major works completed in 17/18
6470 GH EMF Guildhall Maintenance	£1,415.00	£74,959.00	£3,929.00	£1,908.55	£15,000.00	£15,000.00	£15,000.00	£15,000.00	6470 EMF Guildhall Maint. External repairs completed June/July 24. Jones Building still owed 2.5% retension £1,908.55 Recommend increasing to £25k per year
6418 GH Professional Fees	£600.00	£9,185.00	£1,545.00	£0.00	£0.00	£1,000.00	£0.00	£0.00	24/25 costs for external refurnbishment
6470 GH EMF Guildhall Maintenance	£0.00	£0.00	£0.00	£0.00	£1,500.00	£1,500.00	£1,500.00		Completed 2013-2018, to be reviewed for 2025/26. (Upstairs office Aug 18 £1,245).  Prioritise heavy traffic areas. Service Delivery Manager to review carpet cleaning options and associated cost/budget.
6470 GH EMF Guildhall Maintenance	£0.00	£0.00	£0.00	£0.00	£10,000.00	£10,000.00	£10,000.00	£10,000.00	Last completed June 2018.  The Building internally is deteriorating in some areas requiring plastering works and decoration. Is this something that could be done in-house and how will the cost be covered?
ry 6412 Lift Service & Maintenance (operational code not EMF)	£2,636.00	£1,890.00	£1,742.00	£960.00	£3,897.00	£4,182.00	£4,487.00	£4,711.35	All works quoted to be signed off by insurers. (Otis monthly fee £223.68) . (Budget YoY +5%)
6410 GH General Repairs & Maintenance - Guildhall	£0.00	£0.00	£0.00	£0.00	£0.00	£1,000.00	£0.00	£0.00	Pyramid June 22 (Cert £650)
TOTAL	£4 651 00	£86 034 00	£7 216 NN	£2 868 55	£30 397 00	£32 682 NN	£30 987 NO	£20 711 35	
EMF	24,031.00	200,034.00	21,210.00	22,000.00	230,337.00	232,002.00	230,307.00	223,711.00	
6472 EMF Maurice Huggins Room	£0.00	£0.00	£1,466.00	£0.00	£1,000.00	£1,000.00	£1,000.00	£0.00	B/Fwd 2022/23 £214. Leasehold - Devolution
7010 MA General Repairs & Maintenance	£329.86	£0.00	£1,485.00	£0.00	£0.00	£0.00	£500.00	£0.00	TJ Electrical - Aug 23 (Cert. £200 and remedial work carried out £130)
TOTAL	£329.86	£0.00	£2,951.00	£0.00	£1,000.00	£1,000.00	£1,500.00	£0.00	
7170 EMF Longstone Depot Capital Works	£0.00	£687.00	£2,813.00	£0.00	£1,000.00	£1,000.00	£1,000.00	£0.00	Leased from Cornwall Council from 29-03-18 to 28-03-24. STC rent at £390 per month including insurance.
7170 EMF Longstone Depot Capital Works					£3,000.00	£3,000.00	£0.00	£0.00	Safety works undertaken in Feb 2024 Potential need for a replacement door in 2026. Estimated cost £6,000 (budget accordingly)
7110 LO General Repairs & Maintenance - Longstone	£681.10			£0.00	£0.00	£0.00	£1,000.00		TJ Electrical - Aug 23 (Cert. £300 and remedial work carried out to Office & Pump Shed £381)
TOTAL	£681.10	£687.00	£2,813.00	£0.00	£4,000.00	£4,000.00	£2,000.00	£0.00	
EMF									
				£0.00	£0.00	£0.00	£0.00	£0.00	£54,760.40 spent on Roof replacement and repair in year 2019/20
Public Works Loan Board & 6971 EMF Library Property Maintenance	£74,859.00	£60,325.00	£96,645.00	£0.00					Budget code 6971 = £264,752 (Original Total Amount) Includes £200,000 loan received 1st April 2022 . Annual repayment cost <u>approx</u> £25,000 (£20,000 + interest £4,477 YE 2024). Balance of loan at 4th April 2024 £150,976. Due to be repaid in full April 2032.  2023/24 Actual includes Horizon Home Improvements £149,718 (Invoiced £134,746 & committed costs £14,972)
6918 LI Professional Fees (Private Contractors)	£6,900.00		£21,460.00	£8,050.00					Budget 2023/24 £20,000. Actual includes Bailey Partnership invoiced £6,900 and committed £8,050
6971 EMF Library Property Maintenance	£0.00								Total Spent to 2022/23 £2,910.66 (including planning application fees, asbestos survey & heritage impact assessment)
Public Works Loan Board & 6971 EMF	£0.00								This project on hold until further notice
	EMF 6470 GH EMF Guildhall Maintenance 6418 GH Professional Fees 6470 GH EMF Guildhall Maintenance 6470 GH EMF Guildhall Maintenance 6470 GH EMF Guildhall Maintenance (operational code not EMF) 6410 GH General Repairs & Maintenance - Guildhall  TOTAL EMF 6472 EMF Maurice Huggins Room  7010 MA General Repairs & Maintenance  TOTAL EMF 7170 EMF Longstone Depot Capital Works  7170 EMF Longstone Depot Capital Works  7110 LO General Repairs & Maintenance - Longstone  TOTAL EMF 7170 EMF Longstone Depot Capital Works  7110 LO General Repairs & Maintenance - Longstone  TOTAL EMF  Public Works Loan Board & 6971 EMF Library Property Maintenance  6918 LI Professional Fees (Private Contractors)  6971 EMF Library Property Maintenance  Public Works Loan Board & 6971 EMF	Prior Year   2023/2024   202	Actual Spent	Actual Spent	Reduct Code	Actual Spent   Prior Year   P	Ratual Seent	Actual Sent   Actual Sent	Actual Spent   Actual Spent   Actual Spent   Type Year   Type Ye

<u>ltem</u>	Budget Code	Actual Spent Prior Year	Actual Spent YTD	Budget Left	Planned/ Commited (Excluded from Budget Left)		Buc	<u>lget</u>		
		2023/2024	2024/25	2024/25	2024/2025	2025/2026	2026/2027	2027/2028	2028/2029	Comments
Seating area / vending machine	Public Works Loan Board & 6971 EMF Library Property Maintenance	£0.00								This project on hold until further notice
Mechanical Extract Fan to Kitchen and Toilets	Public Works Loan Board & 6971 EMF Library Property Maintenance	£0.00								This project on hold until further notice
Public fully accessible toilet	Public Works Loan Board & 6971 EMF Library Property Maintenance	£0.00								This project on hold until further notice
5 Yearly Electrical Inspection	6910 LI General Repairs & Maintenance - Library	£0.00			£0.00	£1,000.00	£0.00	£0.00	£0.00	Pyramid March 21 (Cert £460, no remedial work required)
	TOTAL	£81,759.00	£60,325.00	£118,105.00	£8,050.00	£1,000.00	£0.00	£0.00	£0.00	
Isambard House Station refurbishment	EMF 6473 EMF Station Building (Purchase and Capital Works)	£0.00	£6,126.00	£51,619.00	£0.00	£0.00	£0.00	£0.00	£0.00	Refurb works completed March 2020 - remaining funds for works to the car park, solar PV, meter install, any change in modification (kitchenette etc)
Station retention fund held	6870 EMF Isambard House - Retention	£0.00		£18,492.00	£0.00	£0.00	£0.00	£0.00	£0.00	Available balance £18,492 (retention fund) Snags including crack across floors, stained chimney slates, and tarnished door furniture still to be addressed with Cormac.
External & Internal repairs and decorations	6810 SA General Reparis &	£791.00	£1,034.00	£966.00	£0.00	£2,500.00	£2,500.00	£2,500.00	£0.00	
5 Yearly Electrical Inspection	Maintenance - Isambard House	£300.00			£0.00	£0.00	£0.00	£500.00	£0.00	TJ Electrical - Aug 23 (Cert. £300)
	TOTAL	£1,091.00	£7,160.00	£71,077.00	£0.00	£2,500.00	£2,500.00	£3,000.00	£0.00	
Public Toilets	<u>EMF</u>									£10,000 capital works budgeted 2022-23 less costs £1,690 Available budget 2023-24 £8,310.
Waterside										Available budget 2025-24 £6,510.
Redevelopment of toilet block to improve facilities	6580 SE EMF Public Toilets (Capital Works)	£230.99								Services Cttee 12.10.23 - minute nr. 78/23/24c - support PM to investigate improvement work and associated cost working with Network Rail and key stakeholders reporting back at Services. Delegate to SDM to make connections with Network Rail regarding redevelopment of the toilets.
Redevelopment of toilet block to improve facilities		£230.99								Services Cttee 12.10.23 - minute nr. 78/23/24c - support PM to investigate improvement work and associated cost working with Network Rail and key stakeholders reporting back at Services. Delegate to SDM to make connections with Network Rail regarding
			£482.00	£15,103.00	£0.00	£25,000.00	£25,000.00	£25,000.00		Services Cttee 12.10.23 - minute nr. 78/23/24c - support PM to investigate improvement work and associated cost working with Network Rail and key stakeholders reporting back at Services. Delegate to SDM to make connections with Network Rail regarding
Redevelopment of toilet block to improve facilities  Alexandra Square	Works)	£105.99	£482.00	£15,103.00	£0.00	£25,000.00	£25,000.00	£25,000.00		Services Cttee 12.10.23 - minute nr. 78/23/24c - support PM to investigate improvement work and associated cost working with Network Rail and key stakeholders reporting back at Services. Delegate to SDM to make connections with Network Rail regarding redevelopment of the toilets.  Tenancy at Will. 99 years from 13-11-17 Cornwall Council. (Terms: external painting every
Redevelopment of toilet block to improve facilities  Alexandra Square  Redevelopment of toilet block to improve facilities  Longstone	Works)  6580 SE Public Toilets (Capital Works)	£105.99	£482.00	£15,103.00	£0.00	£25,000.00	£25,000.00	£25,000.00		Services Cttee 12.10.23 - minute nr. 78/23/24c - support PM to investigate improvement work and associated cost working with Network Rail and key stakeholders reporting back at Services. Delegate to SDM to make connections with Network Rail regarding redevelopment of the toilets.  Tenancy at Will. 99 years from 13-11-17 Cornwall Council. (Terms: external painting every 5 years and internally every 3 years)
Redevelopment of toilet block to improve facilities  Alexandra Square  Redevelopment of toilet block to improve facilities  Longstone  Redevelopment of toilet block to improve facilities  Belle Vue	Works)  6580 SE Public Toilets (Capital Works)  6580 SE Public Toilets (Capital Works)  6580 SE Public Toilets (Capital Works)	£105.99 £0.00							£25,000.00	Services Cttee 12.10.23 - minute nr. 78/23/24c - support PM to investigate improvement work and associated cost working with Network Rail and key stakeholders reporting back at Services. Delegate to SDM to make connections with Network Rail regarding redevelopment of the toilets.  Tenancy at Will. 99 years from 13-11-17 Cornwall Council. (Terms: external painting every 5 years and internally every 3 years)  Leasehold 99 years from 01-02-2018 Cornwall Council.
Redevelopment of toilet block to improve facilities  Alexandra Square  Redevelopment of toilet block to improve facilities  Longstone  Redevelopment of toilet block to improve facilities  Belle Vue	Works)  6580 SE Public Toilets (Capital Works)  6580 SE Public Toilets (Capital Works)	£105.99	£482.00	£15,103.00		£25,000.00	£25,000.00	£25,000.00		Services Cttee 12.10.23 - minute nr. 78/23/24c - support PM to investigate improvement work and associated cost working with Network Rail and key stakeholders reporting back at Services. Delegate to SDM to make connections with Network Rail regarding redevelopment of the toilets.  Tenancy at Will. 99 years from 13-11-17 Cornwall Council. (Terms: external painting every 5 years and internally every 3 years)  Leasehold 99 years from 01-02-2018 Cornwall Council.
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Redevelopment of toilet block to improve facilities  Alexandra Square  Redevelopment of toilet block to improve facilities  Longstone  Redevelopment of toilet block to improve facilities  Belle Vue  Redevelopment of toilet block to improve facilities  Heritage Building  External & Internal repairs and decorations as per lease agreement	Works)  6580 SE Public Toilets (Capital Works)  6580 SE Public Toilets (Capital Works)  6580 SE Public Toilets (Capital Works)  TOTAL EMF  6471 SE EMF Heritage Centre	£105.99 £0.00 £0.00	£482.00	£15,103.00 £7,416.00	£0.00	£25,000.00	£25,000.00	£25,000.00	£25,000.00	Services Cttee 12.10.23 - minute nr. 78/23/24c - support PM to investigate improvement work and associated cost working with Network Rail and key stakeholders reporting back at Services. Delegate to SDM to make connections with Network Rail regarding redevelopment of the toilets.  Tenancy at Will. 99 years from 13-11-17 Cornwall Council. (Terms: external painting every 5 years and internally every 3 years)  Leasehold 99 years from 01-02-2018 Cornwall Council.  Leasehold 99 years from 01-02-2018 Cornwall Council.
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Redevelopment of toilet block to improve facilities  Alexandra Square  Redevelopment of toilet block to improve facilities  Longstone  Redevelopment of toilet block to improve facilities  Belle Vue  Redevelopment of toilet block to improve facilities  Heritage Building  External & Internal repairs and decorations as per lease agreement	Works)  6580 SE Public Toilets (Capital Works)  6580 SE Public Toilets (Capital Works)  6580 SE Public Toilets (Capital Works)  TOTAL EMF  6471 SE EMF Heritage Centre  TOTAL EMF  6170 BB EMF Repairs to Cemetery Wall	£105.99 £0.00 £0.00 £1,473.00 £15,763.00	£482.00 £0.00 £0.00	£15,103.00 £7,416.00 £7,416.00	£0.00 £0.00 £0.00	£1,000.00 £1,000.00 £3,000.00	£1,000.00 £1,000.00 £3,000.00	£25,000.00 £1,000.00 £1,000.00 £3,000.00	£25,000.00 £0.00 £0.00	Services Cttee 12.10.23 - minute nr. 78/23/24c - support PM to investigate improvement work and associated cost working with Network Rail and key stakeholders reporting back at Services. Delegate to SDM to make connections with Network Rail regarding redevelopment of the toilets.  Tenancy at Will. 99 years from 13-11-17 Cornwall Council. (Terms: external painting every 5 years and internally every 3 years)  Leasehold 99 years from 01-02-2018 Cornwall Council.  Leasehold 99 years from 01-02-2018 Cornwall Council.  2023/24 Actual £1,473 replace guttering including scaffolding  Rebuilding stone wall £15,763 (May 23)

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		2023/2024	2024/25	2024/25	2024/2025	2025/2026	2026/2027	2027/2028	2028/2029	Comments
Victoria Gardens	6588 SE EMF Victoria Gardens			£ 15,000.00	£0.00	£5,000.00	£5,000.00	£5,000.00	£0.00	Licence to Occupy from 17-04-23 to 17-09-23. Extended to 16-02-24. Awaiting 5 year lease from CC. £5,000 grant from CC towards the rail maintenance works.
Pillmere land - Open spaces & trees	6591 EMF SE Open Spaces & Trees NEW CODE 2024/25			£ 9,660.00	0.003	£3,000.00	£3,000.00	£3,000.00	£0.00	Tree / Hedge / Pathway / Fencing maintenance works.
Playparks - Honeysuckle Close, Grassmere Way, Ashton Way (Town Council responsibility)	6571 SE EMF Saltash Recreation Areas	£11,531.00	£1,762.00	£73,043.00	£25,000.00	£25,000.00	£25,000.00	£25,000.00	£0.00	C/Fwd 2021/22 £39,054 + 2023/24 £20,000. CIL Expression of Interest submitted Oct 2023. £20,000 contribution from STC to awarded funding. Actual cost includes Friends of Summerfields, playpark match funding £10,000 & renvoation of Summerfields Park £1,000. Look to create a new budget code for applications received via the Town Council Match Funding for Play Parks - recommend to Services Cttee.
	TOTAL	£ 11,531.00	£ 1,762.00	£ 97,703.00	£ 25,000.00	£ 33,000.00	£ 33,000.00	£ 33,000.00	£ -	
Waterfront Pontoon  Pontoon Management	EMF 6584 SE EMF Pontoon Maintenance Cost	£6,024.00	£2,410.00	£9,908.00	£0.00	£10,000.00	£10,000.00	£10,000.00		Tenancy at Will with CC. Budgeted £10k for future years to cover possible pontoon maintenance at 10 year life span.  Decking works complete March 2024.  Connect with Chris Jones to better understand refurbishment cost of the Pontoon to allow budgeted cost to be reviewed.
Water supply to postoon										on hold
Water supply to pontoon										
New toilet toilet/shower block										on hold
	TOTAL	£6,024.00	£2,410.00	£9,908.00	£0.00	£0.00	£0.00	£0.00	£0.00	
Cornish Cross	EMF									A. ( ) 05 700 ( ) 1 ( ) ( ) ( ) ( ) ( ) ( )
Cornish Cross Mananagement	6517 SE Cross (Maintenance)	£5,780.00	£56.00	£3,489.00	£0.00	£3,804.00	£4,081.00	£4,379.00	£0.00	Actual £5,780 includes electricity £270  New colour changing flood light £494.  Bar prestressing record last carried out 12.02.24. Next due Feb 2026 (2 years from last check) and then Feb 2031 (5 years from the 2 year check). Budget accordingly to cover cost
	<u>TOTAL</u>	£5,780.00	£56.00	£3,489.00	£0.00	£3,804.00	£4,081.00	£4,379.00	£0.00	

£131,698.94 £158,916.00 £343,195.00 £35,918.55 £106,201.00 £107,763.00 £105,366.00

£54,711.35

GRAND TOTAL