

Annexe A

**South Derbyshire District Council
Housing Services
Repairs and Improvement Section**

PLANNED MAINTENANCE PROGRAMME

FOURTH CYCLE 2004 TO 2009

Programme:

Year 1	-	2004/2005	:	Swadlincote and Upper Midway - COMPLETE
Year 2	-	2005/2006	:	North Eastern Parishes and Newhall
Year 3	-	2006/2007	:	Southern Parishes and North Western Parishes
Year 4	-	2007/2008	:	Hartshorne, Woodville and Lower Midway
Year 5	-	2008/2009	:	Church Gresley, Castle Gresley, Melbourne and and Eastern Parishes

ELEMENTAL COST BREAKDOWN

**Project: Planned Maintenance 2005/2006 Cycle 5 Contract 2 -
772 Properties, North Eastern Parishes and Newhall**

Core Maintenance Work

a)	External decorations and internal decoration of communal areas to flats.	£70,000
b)	Pre-paint and external repairs to the general fabric of the properties.	£380,000
c)	Environmental works and access improvements to EPD sites (MRA)	£10,000

Health and Safety

Replace glass in critical locations with safety glass to approximately 50% of properties.	£15,000
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Principal Programme Works

Install new PVCu doubled glazed windows, including brick-ups, new lintels and reveal liners. 203 properties.(MRA)	£325,000
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Other Programme Works

Replacement of external doors with composite PVCu doors (MRA)	£50,000
Other external improvements that are currently being identified by the Project Officer, including re-roofing (£125,000 MRA)	£175,000
Sub total	<u>£1,025,000</u>
Contractor's Preliminaries	£110,000
Total	£1,135,000

**South Derbyshire District Council
Housing Services
Repairs and Improvement Section
Proposed Window Replacement Contract 2005/2006**

Annexe C

Contract	Proposed Year	Location	Number of Properties	Proposed Costs
2	2005/2006	<u>Newhall</u>		
		Birch Avenue	4	
		The Fairway	20	
		Fairfield Crescent	18	
		Honeysuckle Close	16	
		The Burrows	12	
		Orchard Street	9	
		Park Street	10	
		Pine Grove	32	
		Roseleigh Crescent (Houses)	16	
		St Johns Drive	30	
		Wellwood Road	23	
		<u>Repton</u>		
		Askew Grove	5	
		The Crescent	1	
		Hill View	5	
		Longlands	1	
		Meadow Close	1	
				203

South Derbyshire District Council
Housing Services
Repairs and Improvement Section
Proposed Kitchen Replacement Contract 2005/2006

Annexe D

Contract	Proposed Year	Location	Number of Properties	Proposed Costs
2	2005/2006	<u>Castle Gresley</u>		
		Arthur Street	16	
		Basses Crescent	19	
		Burton Road	8	
		Mount Pleasant Road	3	
		<u>Newhall</u>		
		Bretby Road	5	
		Chesterfield Avenue	10	
		Main Street	3	
		<u>Overseal</u>		
		Coronation Street	6	
		Edward Street	3	
		Lullington Road	10	
		Woodlands Road	7	
		Woodville Road	2	
		92	£270,000	

South Derbyshire District Council
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Proposed Heating Replacement Contract 2005/2006

Annexe E

Contract	Proposed Year	Location	Number of Properties	Proposed Costs
2	2005/2006	<u>Swadlincote</u>		
		Bellfield Road	35	
		Brightman House	11	
		Holmes Court	20	
		Darklands Road	2	
		Davis Road	23	
		Dominion Road	5	
		Foreman Close	8	
		Gregson Close	8	
		Nelson Street, 14,16,18	3	
		<u>Etwall</u>		
		Peartree Court		
		115	£340,000	

South Derbyshire District Council
Housing Services
Repairs and Improvement Section
Proposed Bathroom Replacement Contract 2005/2006

Annexe F

Contract	Proposed Year	Location	Number of Properties	Proposed Costs
2	2005/2006	<u>Woodville</u>		
		Blacksmiths Lane	16	
		Burton Road	14	
		Hartshorne Road	16	
		High Street	12	
		Princess Close	23	
		Smallthorn Place	25	
		Stanley Close	12	
		Station Road	9	
		The City	6	
		The Shubbery	7	
			140	£280,000