

Appendix 2

Stratford Court Decant Costs for Refurbishment Option 1.

The scheme comprises of 12 units but only 11 are currently occupied. The refurbishment option will reduce the number of units from 12 to 7 units.

The breakdown of costs for Option 1, decant and refurbishment, assumes that only 4 residents will be permanently displaced and assumes 7 residents will return to the remodelled scheme.

Costs of removals for 11 residents @ £350 each	£3850
Costs of disturbance payments for 11 residents @ £500 each	£5500
Costs of removals for 7 returning residents @ £350 each	£2450
Costs of disturbance payments for 7 returning residents @ £500 each	£3500
Costs of Statutory Homeloss Payments for 4 displaced residents @ £4700	£18,800
Total Decant Costs for Option 1 – Decant and Refurbish	£34,100

Stratford Court Decant Costs for Disposal of the Scheme on the Open Market or to Unity HA, Option 2 and 3.

The breakdown of costs for Options 2 and 3, disposal of the scheme on the open market, or to Unity HA, assumes that disturbance and statutory homeloss payments will be made to all 11 of the current residents.

Costs of removals for 11 residents @ £350 each	£3850
Costs of disturbance payments for 11 residents @ £500 each	£5500
Costs of Statutory Homeloss Payments for 11 displaced residents @ £4700	£51,700
Total Decant Costs for Option 2 & 3 – Disposal on the Open Market or to Unity HA.	£61,050