

**DIRECTORATE OF FINANCE
& EXTERNAL SERVICES**

Head of Revenue and Housing Management

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**Rochford District
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Date: 4 April 2005

Dear Councillor

Extraordinary Council Meeting 13 April 2005 – Housing Options Appraisal

Further to the report of the Head of Revenue and Housing Management to the Extraordinary Council Meeting on 13 April 2005 I enclose a copy of the Financial Adviser's report that is being submitted to Rochford Housing Options Appraisal Board on 5 April and will be considered by the full Council on 13 April.

Your attention is drawn particularly to:

- The costs of meeting the various standards identified by the year 2010 that were quantified in the light of the data obtained by King Sturge, Chartered Surveyors (Paragraph 3.17).
- The detailed analysis of the Housing Revenue Account, including revenue and capital for 2005/6 and 30 years projections (Section 4).
- The projected investment gap of £11.9m in meeting the costs necessary to achieve the minimum decent homes standard by 2010 derived from detailed financial modelling by GMA (Paragraph 4.5).
- The detailed review and analysis of the benefits and risks of each of the four options available to RDC (Sections 5-10).

Please bring this report with you to the Council meeting on 13 April.

Yours sincerely

John Pritchard BA DipHM IQA FCIH FRSH FIRPM
Housing Manager (Housing Services)

To all Members