## WARWICK DISTRICT COUNCIL

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TO: HOUSING COMMITTEE 25th January 2000.

SUBJECT: Replacement of Kitchen Fittings and /or Bathroom/Sanitary Ware,

2000/2001.

FROM: PROPERTY SERVICES

#### 1. PURPOSE OF REPORT

1.1 Having consulted the Housing Business Unit, to approve proposals to improve the bathroom space and provide replacement kitchen and sanitary ware.

### 2. PROPOSALS

- 2.1 Following consultation with the tenants, it is proposed to continue the programme for the replacement of old and defective kitchen fittings and/or bathroom sanitary ware and to provide additional electrical socket in each kitchen, to accommodate the increase in use of electrical appliances.
- 2.2 Also following consultation, consideration has also been given to increase the space in the bathroom to accommodate a 2nd WC. In some cases this may entail loss of part an existing bedroom, or require the provision of a first floor bridge extension, for which Planning permission will be required. Illustrations of the proposed layouts will on display for the meeting.
- 2.3 The total number of dwellings included in these proposals 43. Flavel Crescent (9), Sargeaunt Street (25) and Swadling Street (9), Leamington Spa.

## 2.4 <u>Provisional Programme and Estimates</u>

Out to Tender	March	2000
out to render	Maich	2000

Receipt of Tenders April 2000
Anticipated Start Date May 2000
Anticipated Completion Date Sept/October 2000

2000/2001 Budget Provision £200,000

(Inc fees)

Less Commitments to date £0

### 3. KEY ISSUE STRATEGIES

3.1 These work is reflected in EN3, step 8.

### 4. **RECOMMENDATIONS**

- 4.1 The Committee is requested to approve the proposals set out in 2.1, 2.2, 2.3 and 2.4.
- 4.2 Authorise the seeking of the necessary Planning Permission and tenders, and for the Head of Property in consultation with the Chair of Housing to accept the lowest offer.

Ian Coleman Building Surveyor

BACKGROUND PAPERS: Nil

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Areas in district Affected: Brunswick.