

FINANCIAL APPRAISAL
29-51 and 53-75 St. James's Road

A		B	C	D
1	SUMMARY OF OPTIONS - Figures in brackets are net incomes, all others are net costs	Total capital cost for PCC Housing Investment Programme	Total revenue effect over 30 years	Net Present Value
		£ million	£ million	£ million
2	Option 1 - Replace critall screen with aluminium and Replace doors with composite fire doors	£0.43	£0.19	£0.53
3	Option 2 - Leave critall screens & decorate and repair Upgrade doors to timber fire doors and decorate 5 yrs	£0.34	£0.29	£0.53
4	Option 3 - Remove screens and Upgrade doors to fire doors and decorate stairwell 5 yrs and asphalt flooring	£0.35	£0.31	£0.66

NOTES

Option 1 is the preferred over option 2 and 3