

Halesworth Campus Phase 1 - Estimated Total Project Financial Account			
Income/ Capital/Grants			
Sale of Land to CMC		£ 2,200,000.00	
Interest on Funds held by SCC			
as at Mar 31, 2025		£ 108,096.91	
District CIL Grant (2021)		£ 1,642,000.00	Yet to be drawn down
VAT Refund on PULSE Invoices		£ 82,873.50	
	Total	£ 4,032,970.41	
Costs Incurred to date			
Project Development (General)			
RIBA stages 1-4			
Consultancy	£ 18,346.82		
Loan Interest to SCC	£ 11,887.31		
Surveys	£ 62,513.40		
Legal Fees	£ 100,628.50		
		£ 193,376.03	
PHASE 1 - Specific			
(A) Pre-Delivery			
PULSE D&B - Relocation of Power Cables	£ 478,950.00		
PULSE Pre Construction Services	£ 166,663.66		
PULSE D&B - Drainage Survey/Inspection	£ 18,291.00		
		£ 663,904.66	
	Total	£ 857,280.69	
Estimated Delivery Costs			
RIBA stages,5-6			
Grass Pitch		£ 911,492.00	
3G Pitch construction Costs		£ 1,168,708.00	
Externals and Drainage		£ 571,773.00	
Drainage Enhancements & Attenuation		£ 138,988.00	
Entrance Visibility Splay		£ 208,482.00	
Design Fees		£ 343,964.00	
Preliminaries & General Conditions		£ 343,964.00	
Estimated Legal Fees - UK Power Networks		£ 1,000.00	
	Total	£ 3,688,371.00	
Total Income		£ 4,032,970.41	
Spent to Date		-£ 857,280.69	
Costs yet to be expensed		-£ 3,688,371.00	Plus VAT of £737,674 to be recovered from HMRC
	Shortfall	-£ 512,681.28	