

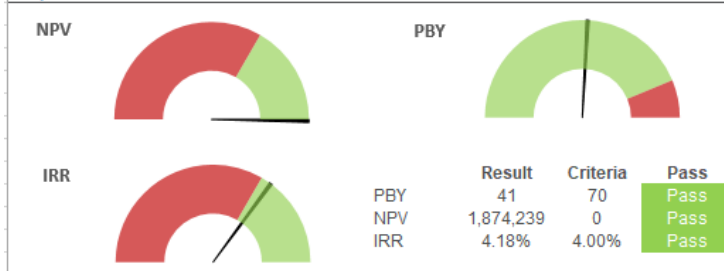
## APPENDIX 2

### Combined Cumberlege Close and Elsfield Hall Above Dashboard – Mar'22

#### Development Scheme Appraisal | OCHL

Cumberlege-Elsfield  
Dashboard

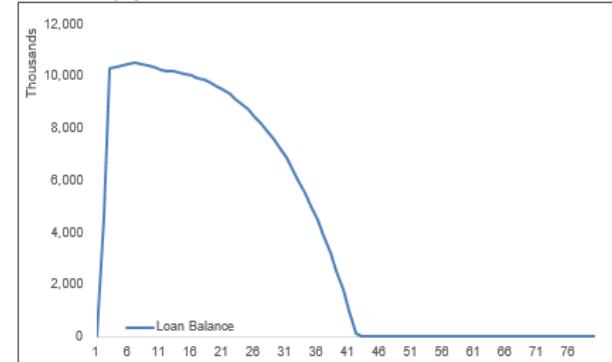
#### Outputs



#### Capital Income and Costs

|                         | £                 | %             | £/m2     |
|-------------------------|-------------------|---------------|----------|
| S106                    | 0                 | 0.00%         | 0.00     |
| Land                    | 0                 | 0.00%         | 0.00     |
| Build                   | 13,427,300        | 98.02%        | 5,119.06 |
| Oncosts                 | 140,000           | 1.02%         | 53.37    |
| Cap Int                 | 131,907           | 0.96%         | 50.29    |
| TSC                     | 13,699,207        | 100.00%       | 5,222.72 |
| Initial Sales           | 1,135,000         | 8.29%         |          |
| SHG                     | 1,520,000         | 11.10%        |          |
| RCGF/DPF                | 0                 | 0.00%         |          |
| Other Grant             | 722,000           | 5.27%         |          |
| <b>Net Scheme Costs</b> | <b>10,322,207</b> | <b>75.35%</b> |          |
| OMV                     | 12,489,300        | 82.65%        |          |

#### Scheme Repayment



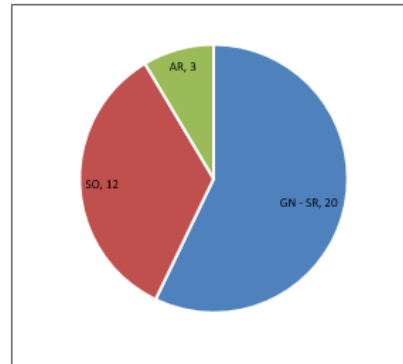
#### Scheme Details

|                   |                     |
|-------------------|---------------------|
| Scheme Name       | Cumberlege-Elsfield |
| Scheme Type       | Committed           |
| Officer Name      | David Watt          |
| LHA Area          | Oxford              |
| Total Floor Space | 2,623               |
| Total Persons     | 129                 |
| No. Units         | 35                  |

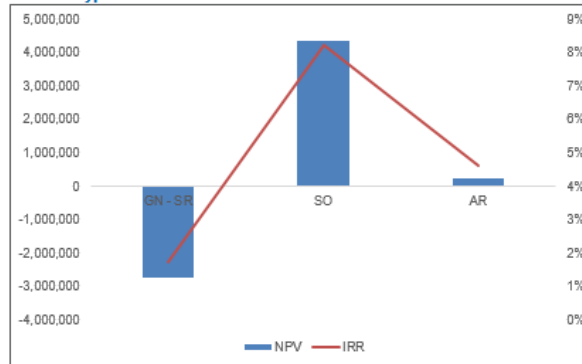
#### Key Dates

| Key Date       | Date      |
|----------------|-----------|
| Cashflow Start | 01-Apr-21 |
| Purchase       | 01-Oct-22 |
| Start on Site  | 01-Oct-22 |
| First Handover | 01-Oct-22 |
| First Sale     | 01-Oct-22 |
| Completion     | 01-Oct-22 |
| Last Handover  | 31-Jul-22 |
| Last Sale      | 01-Oct-22 |

#### Unit Mix



#### Tenure Types



#### Key

|      |                         |
|------|-------------------------|
| NPV  | Net Present Value       |
| IRR  | Internal Rate of Return |
| PBY  | Pay Back Year           |
| TSC  | Total Scheme Costs      |
| SHG  | Social Housing Grant    |
| RCGF | Recycled Grant Fund     |
| DPF  | Disposal Proceeds Fund  |
| OMV  | Open Market Value       |