

**Major Projects Financial Summary**  
**2025-26 Quarter Three**

**As at: 31st December 2025**

Summary of Projects	Overall Project View	2025-26 Current Year Budget to 31-Mar-26	2025-26 Current Year Actuals vs Budget	Overall Project Variance
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Projects	Overall Actuals	Overall Budget	Budgeted Funds Remaining	CY 25-26 12 Month Budget			Project Budget	Project Forecast as at 31st Dec-25	25-26 Variance Over/(Under) Budget
				£000's	£000's	£000's			
Town Centre Repurposing	8	8	0	-	-	-	8	8	0
Boost	480	480	0	-	-	-	480	480	0
Active Clean and Connectivity Travel Hub	65	88	23	37	35	15	88	88	0
Rail to River	280	351	72	-	-	9	351	316	(36)
Riverfront Regeneration	1,056	2,880	1,825	417	191	217	2,880	3,227	346
Active Clean and Connectivity	1,569	5,661	4,092	1,846	439	506	5,661	5,985	324
Multi-User Community Hub (MUCH)*	16,070	17,300	1,230	12,482	11,181	11,251	17,300	17,300	0
St George's Guildhall and Creative Hub	3,040	30,500	27,460	1,553	539	698	30,500	30,500	0
Programme Mgmt	382	396	13	45	34	32	396	465	69
<b>Towns Fund Total</b>	<b>22,949</b>	<b>57,664</b>	<b>34,715</b>	<b>16,380</b>	<b>12,418</b>	<b>12,711</b>	<b>57,664</b>	<b>58,369</b>	<b>704</b>
Styleman Court (Southend Road)	8,875	9,238	363	281	211	168	9,000	TBA	TBA
Salters Road	16,069	16,238	169	354	266	246	16,266	TBA	TBA
Valentine Park (Lynnsport 1)	11,881	25,015	13,134	8,416	6,312	5,979	25,460	TBA	TBA
Florence Fields (Parkway)	36,244	58,347	22,103	16,250	12,188	12,401	50,263	TBA	TBA
<b>Housing Total ***</b>	<b>73,068</b>	<b>108,838</b>	<b>35,770</b>	<b>25,301</b>	<b>18,976</b>	<b>18,795</b>	<b>100,989</b>	<b>-</b>	<b>-</b>
West Winch	1,371	927	(444)	-	-	80	927	1,430	503
NORA Remediation	100	100	-	-	-	0	100	100	0
Southgates	530	630	100	280	210	67	630	TBA	TBA
EZ Development of Spec Units - Phase 1**	7,332	7,332	-	-	-	84	7,332	TBA	TBA
Kings Lynn Enterprise Zone (NORA) **	12,555	12,555	-	-	-	33	12,555	TBA	TBA
<b>EZ, SG &amp; West Winch Total</b>	<b>21,887</b>	<b>21,544</b>	<b>(343)</b>	<b>-</b>	<b>-</b>	<b>192</b>	<b>21,544</b>	<b>1,530</b>	<b>503</b>
<b>Towns Fund Total</b>	<b>22,949</b>	<b>57,664</b>	<b>34,715</b>	<b>16,380</b>	<b>12,418</b>	<b>12,711</b>	<b>57,664</b>	<b>58,369</b>	<b>704</b>
<b>Housing Total ***</b>	<b>73,068</b>	<b>108,838</b>	<b>35,770</b>	<b>25,301</b>	<b>18,976</b>	<b>18,795</b>	<b>100,989</b>	<b>0</b>	<b>0</b>
<b>EZ &amp; West Winch Total</b>	<b>21,010</b>	<b>21,544</b>	<b>(343)</b>	<b>0</b>	<b>0</b>	<b>192</b>	<b>21,544</b>	<b>1,530</b>	<b>503</b>
<b>Grand Total</b>	<b>117,028</b>	<b>188,046</b>	<b>70,141</b>	<b>41,681</b>	<b>31,394</b>	<b>31,697</b>	<b>180,198</b>	<b>59,899</b>	<b>1,207</b>

KEY
Prior Year Actuals to 31st March 2025
Current Year Actuals - Apr-25 to Mar-26
Actuals lower than budget
Actuals higher than budget

PY
CY
(Under)

Notes	* MUCH Funding totals £17.3m, £7.4m from Kings Lynn Borough Council and £9.9m from Norfolk County Council, an increase of funding by £2.2m has occurred in the last quarter from £7.7m to £9.9m from NCC.		
** EZ Budgets to be confirmed, actuals used as a placeholder			
*** Development of this summary is underway to provide a forecast of Housing scheme capital receipts.			