

East Cambs LATC
Property and CLT Functions
5 Year Summary
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PROPERTY AND CLT FUNCTIONS		Year 1	Year 2	Year 3	Year 4	Year 5
5 Year Summary						
INCOME						
Development Consultancy Fees		47,500	-	-	150,000	-
Property Sale Receipts		600,000	10,600,000	11,141,667	19,906,667	19,906,667
Total Income		647,500	10,600,000	11,141,667	20,056,667	19,906,667
EXPENDITURE						
Professional fees		246,500	300,000	120,000	-	-
Land Costs		150,000	1,650,000	1,500,000	-	3,000,000
Construction costs		1,866,667	6,734,333	6,779,000	14,265,000	9,510,000
Sales and marketing costs		9,000	270,000	305,000	540,000	540,000
CIL and S106 costs		276,250	242,500	770,000	850,000	-
Abortive Project Costs		20,000	20,000	40,000	40,000	40,000
Staff Costs		239,173	370,710	370,710	370,710	370,710
Staff Travel		12,000	20,000	20,000	20,000	20,000
Staff Training		8,000	12,000	20,000	28,000	36,000
Total Expenditure		2,827,589	9,619,543	9,924,710	16,113,710	13,516,710
Gross Profit		- 2,180,089	980,457	1,216,957	3,942,957	6,389,957