

Parish Clerk
Melbourn Hub
High Street
Melbourn
SG8 6DZ



51 Scotland Road
Cambridge CB4 1QW
Tel: 0300 303 5770
Email: info@hhs.org.uk
www.hhs.org.uk

Date: 17/02/2026

Customer Code: DMELB001

Invoice Number: SI/000154

Customer Reference: Melbourn Hub 2026-27

Description:

Sinking Fund contribution 2026-27 Melbourn Hub
Management Charge 2026-27

£872.09 ZZ
£50.00 ZZ

Net: £922.09

VAT: £0.00

Total: £922.09

Account Name: Hundred Houses Society

Sort Code: 20-17-76

Account Number: 30514489

Payment Terms: 7 days

Account Queries: finance@hhs.org.uk

Expenditure Authorisation

Date: 31/3/28
Account code: 4315
Budget code: 420
PC 280325
Signature:

Chief Executive: Matt Thomas
Company Secretary: Magda Syposz
Chair: Sara Garnham

BROOKSBANK HUB SERVICE CHARGE/SINKING FUND CALCULATIONS 2026-27

Total Properties 13 (3 Shared Ownership and 10 Affordables)
and the Village Hub see notes below

Melbourn Village (Parish) Hub

Sinking Fund Calculations	2026-27
Patch repairs Paths and Road (6yr life)	£ 212.92
Paths and Road resurfacing (18yr Life)	£ 603.17
Street Light replacement (25 yr Life)	£ 56.00
Sinking Fund Total	£ 872.09
Management Charge	£ 50.00
Total Annual cost	£ 922.09

**Value at 31.12.2025 = £15,224.81. This represents 67.5% of the Fund.
The 32.5% shortfall will be paid by HHS Ltd on behalf of the social houses.**

Notes.**Site handover to HHS Ltd. 2013**

These calculations are based on The Village (Parish) Hub making up 35% of the site

Sinking fund / Reserve Fund:**Patch repairs:**

Path & Road anticipated repairs every 6 yrs

Path £850 - Road £2,800 total £3,650 x 35% ÷ 6 = £212.92.

Resurfacing:

Path & Road anticipated resurface every 18yrs

Path £5,670 -Road £25,350 total £ 31,020 x 35% ÷ 18 = £603.17

Street Lights:

Street Lights anticipated life 25yrs replacement cost £4000 x 35% ÷ 25 = £56.00

Management Charge: £50.00