Agenda Item	**6**
Report No	**HP/35/26**

The Highland Council

Committee: **Housing and Property**

Date: **4 November 2026**

Report Title: **Property Capital Monitoring Statement**

Report By: **Assistant Chief Executive – Place**

1 Purpose/Executive Summary

1.1 This report provides the estimated position for the second quarter of 2026/27 to 30 August 2026. It covers the budgets managed by Property & Assets within the General Fund capital programme and the Non-Housing Revenue Account (Non-HRA) capital programme managed by Housing & Communities.

2 Recommendations

2.1 Members are asked to:-

i. **Scrutinise** and **approve** the capital monitoring position for the 2026/27 financial year to 30 August 2026 and the forecast year-end position; and
ii. **Scrutinise** and **approve** the programme updates included in this report covering the School Estate Improvement and Property Capital programmes.

3 Implications

3.1 **Resource –** Expenditure on individual projects and programmes is being managed within the funding allocations contained in the updated five-year consolidated Highland Investment Plan (HIP) for the period 2026/27 to 2030/31, approved by the Council in June 2026.

3.2 **Legal –** The contents of this report, together with the Council's annual accounts, support compliance with Sections 6 and 7 of the CIPFA Financial Management Code relating to Monitoring Financial Performance and External Financial Reporting. In addition, the capital investment outlined within the report supports the Council in meeting its statutory obligations, including maintaining building compliance, addressing school roll and accommodation pressures.

3.3 **Risk –** The financial position and underlying budget assumptions will continue to be monitored and reviewed regularly. Any emerging risks will be reported to future meetings of this Committee. Risks are actively managed at both individual project level and across wider programmes of work.

3.4 **Health and Safety (risks arising from changes to plant, equipment, process, or people) –** A risk-based asset management approach has been adopted to support the ongoing assessment and monitoring of the condition, suitability, and utilisation of the Council's built estate. This framework enables the systematic prioritisation of available capital investment and revenue maintenance resources, ensuring that funding is directed towards assets presenting the greatest need and highest levels of risk. By targeting investment in this way, the Council can maintain statutory compliance, support service continuity, manage asset-related risks effectively, and promote the long-term sustainability and resilience of the estate.

3.5 **Gaelic –** The HIP includes investment to support the delivery and continued expansion of Gaelic Medium Education.

4 Impacts

4.1 In Highland, all policies, strategies and service changes are subject to integrated impact screening covering Equalities, Poverty and Human Rights, Children's Rights and Wellbeing, Climate Change, Islands and Mainland Rural Communities, and Data Protection. Where required, a full impact assessment is undertaken.

4.2 Consideration of impacts is a key element of the Council's decision-making process. Members must have due regard to the findings of any assessment when reaching decisions.

4.3 As this report provides a monitoring update only, no impact assessment is required.

5 Capital Programme Monitoring – 2026/27

5.1 **Appendices 1 and 2** set out the approved budgets for 2026/27, the position at the end of Q2, and the projected final position at the end of this financial year. The approved overall budget for 2026/27 is **£75.699m** with the forecast final position being net expenditure of **£59.464m**, a negative variance of **£16.235m**. The budget has been re-profiled since Q1 to align the expenditure profile for Broadford. The Capital Programme Board have agreed to update the expenditure profile to reflect the current delivery programme so they are aligned. The main factors contributing to the negative variance between the reprofiled budget and the projected out-turn are summarised below:-

- **HIP Phase 1 projects:** Work undertaken over the summer period to review specifications and scopes, to enable budget compliance, has impacted on pre-construction project programmes and contributed to slippage.
- **School Estate Improvement programme:** Following approval at August committee and as noted in section 6 below, individual project briefs are now being finalised and projects initiated. This is a two-year programme so expenditure will be incurred over 26/27 and 27/28.
- **Legacy projects:** A review is being undertaken currently regarding this funding allocation.

6 School Estate Improvement Programme Update

6.1 Following approval in August 2026 of the programme of prioritised projects to be delivered over the next two years, a further update is provided in **Appendix 3**. The update seeks to provide the status of the projects and current indicative timescale for works to be carried out. Programme planning is continuing and includes:-

- Finalisation of briefing information.
- Resource planning – briefing, design and project management, planning and building warrant availability, taking into account timescales for the major HIP projects.
- Procurement – considering where opportunities may exist to procure projects together to make programme improvements and planning ahead to secure local supply chain.
- Stakeholder and Member engagement.

Whilst there will be priority given to addressing the school building improvements deemed to present the greatest risk to educational service delivery, there may be opportunities to deliver some projects quicker depending on a number of factors including procurement and supply chain availability.

6.2 The development of guidance notes to strengthen strategic asset management and ensure consistency with the objectives of the Learning Estate Strategy is ongoing. The guidance notes will cover Early Learning and Childcare Accommodation, School Security, Sports Facilities and Toilet Provision.

7 Property Estate Asset Management update

7.1 An update is provided in **Appendix 4** on the programme of projects that was approved in August 2026. This programme also covers a two-year period (2026 to 2028) and similar to the School Estate programme, will allow some flexibility in procurement and programming.

7.2 At the time of writing, we are aware of a significant fire event at Ballachullish Primary School which has resulted in the loss of the kitchen and damage to the dining space and thankfully had no casualties. Works are underway to identify options for addressing the immediate aftermath and scope of work for the building as well as putting alternative plans in place for the pupils. This will consider the extent of costs and insurance and funding arrangements.

8 Communications and Engagement

8.1 Initial development work has taken place with the Land and Property page of the Council's website. This will be a useful source of updates both for major projects but also for other projects and programmes of work. Links have already been developed for some of the HIP projects to provide an overview of the projects, status updates and consultations. Feedback is welcome to enable further refinement and development.

9 Housing (Non HRA)

9.1 Housing and Building Maintenance have been successful in securing Scottish Government funding to transform Longman Park into a “great place to live and bring up children”. This will improve and future proof the services on offer to the tenants at the site which is rented from Inverness’ Common Good Fund. Phase 1 consisting of five modular accommodation units was handed over in early December 2024. Phase 2 consisting of 8 accommodation units was handed over in April 2026. The community building, garden area and visitor pitches are scheduled to be handed over in October 2026.

The residents were actively involved in helping to draw up the design plans to ensure that their needs and preferences inform the improvements, and tenants have provided positive feedback regarding the quality of their new housing. Officer and resident joint-working was recognised with a national award being presented at the Tenant Participation Advisory Scotland Awards 2026.

9.2 The capital budget for Highland Gypsy Traveller sites has been carried forward from previous years to provide the required match funding. This project will help deliver the Council’s ‘Fairer Highland’ commitments and is one of a small number of Scottish demonstrator projects.

Designation:	Assistant Chief Executive – Place
Authors:	Sharon Barrie, Acting Chief Officer, Property and Assets Brian Cameron, Strategic Lead – Housing and Customer Services
Date:	2 October 2026
Background papers:	None
Appendices:	Appendices 1&2 : Monitoring of Capital Expenditure (Q2 2026/27) Appendix 3: School Estate Improvement Programme, 2026/27 and 2027/28 Projects Appendix 4: Property Capital Programme 2026/27 and 2027/28 Projects

THE HIGHLAND COUNCIL
MONITORING OF CAPITAL EXPENDITURE Q2 2026/27 (TO END OF AUGUST 2026)
SERVICE: HOUSING & PROPERTY

Appendix 1

	BUDGET	ACTUALS TO END OF AUG 2026			FORECASTS TO END OF 26/27			VARIANCE			
Project Description	**2026/27 Capital Budget**	**2026/27 Actual Expenditure**	**2026/27 Actual Income**	**2026/27 Actual Net Year to Date**	**2026/27 Forecast Expenditure**	**2026/27 Forecast Income**	**2026/27 Forecast Outturn**	**2026/27 Variance Forecast Outturn v Budget**	**26/27 Reprofile to Next Financial Year**	**2026/27 Overspend/ (Underspend) Completed Projects**	**COMMENTS**
	£000	£000	£000	£000	£000	£000	£000	£000	£000	£000	
HIP PHASE 1 PROJECTS											
Programme Budget	14,133	4,307	0	4,307	12,000	(572)	11,428	(2,705)	(2,705)	0	
LEARNING ESTATE											
Tain 3-18 Campus (LEIP Phase 1)	3,039	3,279	0	3,279	3,039	0	3,039	0	0	0	Building now operational; demolition projects being progressed. Final costs to be confirmed.
Broadford Primary (LEIP Phase 2)	7,775	2,096	(480)	1,616	8,255	(480)	7,775	0	0	0	Construction work underway.
Nairn Academy (LEIP Phase 2)	15,418	9,075	0	9,075	14,418	0	14,418	(1,000)	(1,000)	0	Building handed over and will be operational in October.
Legacy Projects	3,543	30	0	30	500	0	500	(3,043)	(3,043)	0	Various projects and commitments.
School Estate Improvement Programme	6,143	588	0	588	3,000	0	3,000	(3,143)	(3,143)	0	Two-year programme of works now being progressed following approval at H&P Committee in August.
Residential Properties	807	15	0	15	650	0	650	(157)	(157)	0	Contract awarded for Rum housing project.
COMMUNITY & LEISURE FACILITIES											
HLH Properties - Life Cycle Investment	675	15	0	15	250	0	250	(425)	(425)	0	Priorities to be assessed and confirmed with High Life Highland.
Community & Leisure Facilities	342	65	0	65	300	0	300	(42)	(42)	0	Various projects.
HEALTH & SOCIAL CARE PROGRAMME											
Adult Services (NHS)	880	42	0	42	500	0	500	(380)	(380)	0	Immediate priorities being identified and progressed with NHS Highland.
Children's Services/Out of Authority	1,564	39	0	39	600	0	600	(964)	(964)	0	Programme of works in progress.
Moss Park Care Home	0	0	0	0	0	0	0	0	0	0	Full scope of necessary work being finalised.
PROPERTY ESTATE ASSET MANAGEMENT											
Engineering Compliance	1,000	111	0	111	1,478	0	1,478	478	478	0	
Catering & FM Compliance	300	48	0	48	300	0	300	0	0	0	
Property Structures and Fabric	2,756	891	0	891	2,981	0	2,981	225	225	0	
Property Security	500	341	0	341	500	0	500	0	0	0	
Property Surveys	250	204	0	204	250	0	250	0	0	0	
Council Property Estate Annual Improvements	225	67	(18)	49	257	(18)	239	14	14	0	
Water Management	100	4	0	4	64	0	64	(36)	(36)	0	
Fire Safety	100	13	0	13	133	0	133	33	33	0	
Asbestos Removal	450	45	0	45	439	0	439	(11)	(11)	0	
Energy Management	2,515	429	0	429	2,333	(200)	2,133	(382)	(382)	0	Income reflects estimated contribution from Salix fund.
Depots - Health & Safety	250	72	0	72	250	0	250	0	0	0	
Property Rationalisation	739	171	0	171	346	0	346	(393)	(393)	0	
Portree Demonstrator Project	2,751	1,519	0	1,519	2,751	0	2,751	0	0	0	Construction work underway.
Caithness Demonstrator Project	0	90	(276)	(187)	276	(276)	0	0	0	0	Remaining balance of funding to be allocated.
HOUSING (NON HRA)											
Private Sector Housing Grants	2,656	727	(11)	716	1,800	(30)	1,770	(886)	(886)	0	Grants being progressed with delivery partners.
Energy Efficiency Area Based Schemes (EES:ABS)	0	0	0	0	3,760	(3,760)	0	0	0	0	
Housing First	104	0	0	0	0	0	0	(104)	(104)	0	Expected to be used for a targeted purchase. Work ongoing.
Cladding Remediation & SBA Assessments	1,534	0	0	0	425	0	425	(1,109)	(1,109)	0	
Travelling People Sites - Longman Park Redevelopment	980	525	0	525	980	0	980	0	0	0	Phase 1 and 2 Completed. Phase 3 started.
Travelling People Sites - General	350	73	(47)	26	397	(47)	350	0	0	0	Work progressing at Spean Bridge.
HIP PHASE 1 OTHER											
TRACC	1,162	80	0	80	450	0	450	(712)	(712)	0	Tenders returned, programmed to start on site November 2026.
Inverness Leisure Ph1 & Queenspark Track	1,286	126	0	126	750	0	750	(536)	(536)	0	Project on site.
Synthetic Pitch Invergordon	580	12	0	12	25	0	25	(555)	(555)	0	Revised proposal with funding applications to be submitted.
Synthetic Pitch Inverness Campus	692	44	0	44	1,000	(710)	290	(402)	(402)	0	Project on site.
Sports Strategy Development	100	0	0	0	100	0	100	0	0	0	Proposal approved by Education Committee.
OVERALL TOTALS	**75,699**	**25,141**	**(833)**	**24,309**	**65,557**	**(6,093)**	**59,464**	**(16,235)**	**(16,235)**	**0**	

THE HIGHLAND COUNCIL

CAPITAL MAJOR PROJECT WHOLE LIFE REPORTING - Q2 2026/27 (TO END OF AUGUST 2026)

SERVICE: HOUSING & PROPERTY

Appendix 2

	WHOLE LIFE BUDGET			ACTUALS TO END OF AUGUST 2026			FORECAST TO END OF PROJECT			PROJECT ASSESSMENT			COMMENTS
Project Description	LIFE BUDGET EXPENDITURE	LIFE BUDGET INCOME	LIFE BUDGET NET	ACTUAL EXPENDITURE TO DATE	ACTUAL INCOME TO DATE	ACTUAL NET TO DATE	FORECAST EXPENDITURE	FORECAST INCOME	FORECAST NET	COST	TIMING	SCOPE	COMMENTS
	£000	£000	£000	£000	£000	£000	£000	£000	£000				
Tain 3-18 Campus	72,547	-847	71,700	72,956	-1,015	71,941	72,547	-847	71,700	A	R	G	The new building is now fully operational; demolition projects at former Craighill Primary and Tain Royal Academy sites are being progressed.
Nairn Academy	67,051	-20	67,031	59,707	-20	59,687	67,051	-20	67,031	G	A	G	Building handed over and will be operational from October 2026.
Broadford Primary	23,297	-791	22,506	4,783	-677	4,106	23,183	-677	22,506	G	A	G	Construction work is underway and new building is programmed for completion by December 2027.
HIP Phase 1 Projects	375,035	-1,900	373,135	6,385	0	6,385	375,035	-1,900	373,135	G	G	G	Revised programme budget, project delivery timescales, and scope of projects approved at Council meeting in June 2026.
Longman Park TPS	8,172	-6,582	1,590	7,630	-6,582	1,048	8,172	-6,582	1,590	G	A	G	Phase 1 and Phase 2 are now completed. This now means all units are handed over and occupied by residents. Although behind programme due to access the final phase is less critical for the residents. Phase 3 the Community Building has now started.

Appendix 3					
Property	**Area Committee**	**Ward**	**Description**	**Status**	**Target Start on Site**
School Estate Improvement Programme - Priority Projects					
Achiltibuie Primary	Wester Ross, Strathpeffer and Lochalsh	05 Wester Ross, Strathpeffer and Lochalsh	Replacement Extension Block	In Progress: Design and Planning	Summer-27
Alvie Primary	Badenoch and Strathspey	20 Badenoch and Strathspey	Resurfacing of MUGA	In Progress: Brief being finalised with School	Summer-27
Aviemore Primary	Badenoch and Strathspey	20 Badenoch and Strathspey	ASN Alterations	In Progress: Brief being finalised with School	Summer-27
Aviemore Primary	Badenoch and Strathspey	20 Badenoch and Strathspey	Resurfacing of Synthetic Pitch	In Progress: Brief being finalised with School	Summer-27
Avoch Primary	Black Isle	09 Black Isle	Various Improvements	In Progress: Brief finalised, project being resourced	Summer-27
Balloch Primary	City of Inverness	17 Culloden and Ardersier	Additional External Play Area	In Progress: Brief being finalised with School	Summer-27
Banavie Primary	Lochaber	11 Caol and Mallaig	Security Fencing	Works Complete	Complete
Ben Wyvis Primary	Dingwall and Seaforth	08 Dingwall and Seaforth	ASN Alterations	In Progress: Scoping and Briefing	TBC
Bonar Bridge Primary	Sutherland	01 North, West and Central Sutherland	Demolition of Former House	In Progress: Brief being finalised with School	Summer-27
Bridgend Primary	Easter Ross	06 Cromarty Firth	Refurbishment of Toilets	In Progress: Brief being finalised with School	Summer-27
Brora Primary	Sutherland	04 East Sutherland and Edderton	ASN Alterations	In Progress: Design and Planning	Jan-27
Cannich Bridge Primary	City of Inverness	12 Aird and Loch Ness	Replacement Modular Classroom Unit	In Progress: Brief being finalised with School	Summer-27
Central Primary	City of Inverness	13 Inverness West	ASN Alterations	In Progress: Brief being finalised with School	Jan-27

Coulhill Primary	Easter Ross	06 Cromarty Firth	Playground Improvements	In Progress: Brief being finalised with School	Easter-27
Coulhill Primary	Easter Ross	06 Cromarty Firth	Internal Alterations	In Progress: Brief being finalised with School	Summer-27
Cradlehall Primary	City of Inverness	19 Inverness South	Demolition of Former House	In Progress: Scoping and Briefing	TBC
Crown Primary	City of Inverness	16 Inverness Millburn	Various Improvements	In Progress: Scoping and Briefing	TBC
Culloden Academy	City of Inverness	17 Culloden and Ardersier	Gym Facility	In Progress: Scoping and Briefing	TBC
Culloden Academy	City of Inverness	17 Culloden and Ardersier	Various Improvements	In Progress: Scoping and Briefing	TBC
Deshar Primary	Badenoch and Strathspey	20 Badenoch and Strathspey	Refurbishment of Toilets	In Progress: Design and Planning	TBC
Dingwall Primary	Dingwall and Seaforth	08 Dingwall and Seaforth	ASN Alterations	In Progress: Brief being finalised with School	Jan-27
Dochgarroch Primary	City of Inverness	12 Aird and Loch Ness	Security Fencing	In Progress: Scoping and Briefing	TBC
Dunvegan Primary	Isle of Skye and Raasay	10 Eilean a' Chèo	ASN Alterations	Works Complete	Complete
Eigg Primary	Lochaber	11 Caol and Mallaig	Internal Alterations	In Progress: Brief being finalised with School	Easter-27
Glencoe Primary	Lochaber	21 Fort William and Ardnamurchan	ASN Alterations	In Progress: Brief finalised, project being resourced	Summer-27
Glenurquhart Primary	City of Inverness	12 Aird and Loch Ness	Additional Accommodation (Scope to be Confirmed)	In Progress: Scoping and Briefing	TBC
Golspie Primary	Sutherland	04 East Sutherland and Edderton	Nursery Alterations	In Progress: Scoping and Briefing	TBC
Grantown Grammar	Badenoch and Strathspey	20 Badenoch and Strathspey	Refurbishment of Toilets	In Progress: Design and Planning	Summer-27

Hilton of Cadboll Primary	Easter Ross	07 Tain and Easter Ross	Security Fencing	In Progress: Scoping and Briefing	TBC
Invergordon Academy	Easter Ross	06 Cromarty Firth	Demolition of Former House	In Progress: Brief finalised, project being resourced	Easter-27
Invergordon Academy	Easter Ross	06 Cromarty Firth	Improvements to Car Park	In Progress: Design and Planning	Summer-27
Invergordon Academy	Easter Ross	06 Cromarty Firth	Toilet Refurbishent/Reception	In Progress: Brief finalised, project being resourced	Summer-27
Inverlochy Primary	Lochaber	21 Fort William and Ardnamurchan	Extend Car Park	Works Complete	Complete
Kilchoan Primary	Lochaber	21 Fort William and Ardnamurchan	Extension/Refurbishment	In Progress: Design and Planning	Summer-27
Kiltearn Primary	Easter Ross	06 Cromarty Firth	Refurbishment of Toilets	In Progress: Brief finalised, project being resourced	Summer-27
Kiltearn Primary	Easter Ross	06 Cromarty Firth	New Nursery Annexe	In Progress: Design and Planning	TBC
Kingussie High	Badenoch and Strathspey	20 Badenoch and Strathspey	Demolition of Former House	In Progress: Scoping and Briefing	TBC
Kingussie High	Badenoch and Strathspey	20 Badenoch and Strathspey	Internal Alterations	In Progress: Scoping and Briefing	TBC
Kinmylies Primary	City of Inverness	13 Inverness West	Internal Alterations	In Progress: Scoping and Briefing	TBC
Kirkhill Primary	City of Inverness	12 Aird and Loch Ness	Additional Accommodation (Scope to be Confirmed)	In Progress: Scoping and Briefing	TBC
Kyle Primary	Wester Ross, Strathpeffer and Lochalsh	05 Wester Ross, Strathpeffer and Lochalsh	ASN Alterations	Works Complete	Complete
Lochaber High	Lochaber	11 Caol and Mallaig	Internal Alterations	In Progress: Brief finalised, project being resourced	Summer-27
Lochaber High	Lochaber	11 Caol and Mallaig	Security Fencing	Works Complete	Complete

Lochinver Primary	Sutherland	01 North, West and Central Sutherland	Various Improvements	In Progress: Scoping and Briefing	TBC
Mallaig Primary	Lochaber	11 Caol and Mallaig	ASN Alterations	In Progress: Works On Site	Oct-26
Merkinch Primary	City of Inverness	14 Inverness Central	Internal Alterations	In Progress: Scoping and Briefing	TBC
Miller Academy Primary	Caithness	02 Thurso and Northwest Caithness	Demolition of Building	In Progress: Scoping and Briefing	TBC
Miller Academy Primary	Caithness	02 Thurso and Northwest Caithness	Security Fencing	In Progress: Scoping and Briefing	TBC
Milton of Leys Primary	City of Inverness	19 Inverness South	Resurfacing of Synthetic Pitch	In Progress: Brief finalised, project being resourced	Summer-27
Munlochy Primary	Black Isle	09 Black Isle	Alterations to Canteen	In Progress: Brief finalised, project being resourced	Summer-27
Muirtown Primary	City of Inverness	13 Inverness West	Refurbishment of Toilets Phase 2	In Progress: Scoping and Briefing	TBC
Newmore Primary	Easter Ross	06 Cromarty Firth	Replacement Modular Classroom Unit	In Progress: Brief being finalised with School	Summer-27
Plockton Primary	Wester Ross, Strathpeffer and Lochalsh	05 Wester Ross, Strathpeffer and Lochalsh	Demolition of Canteen Building	In Progress: Scoping and Briefing	TBC
Plockton Primary	Wester Ross, Strathpeffer and Lochalsh	05 Wester Ross, Strathpeffer and Lochalsh	Playground Improvements	In Progress: Brief finalised, project being resourced	TBC
Rogart Primary	Sutherland	04 East Sutherland and Edderton	Demolition of Former House	In Progress: Scoping and Briefing	TBC
Rosebank Primary	Nairnshire	18 Nairn and Cawdor	Replacement Kitchen Dining Annexe	In Progress: Scoping and Briefing	TBC
Rosebank Primary	Nairnshire	18 Nairn and Cawdor	Toilet Extension Block/Security Fencing	In Progress: Works On Site	Oct-26
Rosehall Primary	Sutherland	01 North, West and Central Sutherland	Demolition of Former House	In Progress: Brief finalised, project being resourced	Summer-27

Strathgarve Primary	Wester Ross, Strathpeffer and Lochalsh	05 Wester Ross, Strathpeffer and Lochalsh	Demolition of Former House	In Progress: Brief finalised, project being resourced	Summer-27
Strathgarve Primary	Wester Ross, Strathpeffer and Lochalsh	05 Wester Ross, Strathpeffer and Lochalsh	Internal Alterations	In Progress: Brief finalised, project being resourced	Summer-27
Ullapool High	Wester Ross, Strathpeffer and Lochalsh	05 Wester Ross, Strathpeffer and Lochalsh	ASN Alterations	In Progress: Scoping and Briefing	TBC

Appendix 4					
Property	**Area Committee**	**Ward**	**Description**	**Status**	**Target Start on Site**
Fire Safety					
Various	Highland Wide	Various	Various Sites - Future Fire Risk Assessment Works	In Progress: Works on Site	Apr-26
Plockton HS	Wester Ross, Strathpeffer and Lochalsh	05 Wester Ross, Strathpeffer and Lochalsh	Replacement Fire Doors	In Progress: Design and Planning	Jan-27
Acharacle Primary School	Lochaber	21 Fort William and Ardnamurchan	Replacement Sprinkler System Pumps	In Progress: Design and Planning	Jan-27
Various	Highland Wide	Various	Various Sites -Emergency Lighting	In Progress: Scoping and Briefing	Apr-26
Water Management					
Drakies Primary School	City of Inverness	16 Inverness Millburn	Drakies PS - New water main	Works Complete	Complete
Various	Highland Wide	Various	Highland Wide - Water Risk Assessments	In Progress: Scoping and Briefing	Apr-26
Engineering Compliance					
Various	Highland Wide	Various	Highland Wide - Mechanical & Electrical Upgrades – Various Sites	In Progress: Works on Site	Apr-26
Aviemore Primary School & Com. Ctr.	Badenoch and Strathspey	20 Badenoch and Strathspey	Aviemore Primary School - Underfloor heating system works	In Progress: Procurement/Tender	Jan-27
Highland Council Headquarters	City of Inverness	13 Inverness West	HQ Chamber - Chiller Replacement	In Progress: Design and Planning	Jan-27
Various	Highland Wide	Various	Highland Wide - Oil Storage Upgrades	In Progress: Works on Site	Apr-26
Dornoch Academy & Primary	Sutherland	04 East Sutherland and Edderton	Dornoch Academy - Back up Boiler Replacement	In Progress: Design and Planning	Jan-27
Bun-Sgoil Ghàidhlig Phort Righ	Isle of Skye and Raasay	10 Eilean a' Chèo	Bun-Sgoil Phort Righ - Biomass Pellet Store Remedial Works	In Progress: Design and Planning	Jan-27
Cauldeen Primary School	City of Inverness	15 Inverness Ness-side	Cauldeen PS - Boiler Plant Replacement	In Progress: Design and Planning	Nov-26
Structure & Fabric					
Various	Highland Wide	Various	Highland Wide Properties Various Sites - Component Failure	In Progress: Works on Site	Apr-26
South Lodge Primary School	Easter Ross	06 Cromarty Firth	South Lodge PS Roof Replacement & Toilet Refurbishment - Phase 2	In Progress: Works On Site	Oct-26
Plockton High School	Wester Ross, Strathpeffer and Lochalsh	05 Wester Ross, Strathpeffer and Lochalsh	Plockton HS Roof Replacement above Changing Rooms, Corridor and PE Base	In Progress: Works on Site	Oct-26
Grantown Grammar School	Badenoch and Strathspey	20 Badenoch and Strathspey	Grantown Grammar Roof refurbishment - Block B	Works Complete	Complete
Thurso High School	Caithness	02 Thurso and Northwest Caithness	Thurso HS Block C Tower Roof Refurbishment	In Progress: Procurement/Tender	Jan-27
Security					
Various	Highland Wide	Various	Highland Wide - Security Improvements Various Sites	In Progress: Works on Site	Apr-26
Auchtertyre Primary School	Wester Ross, Strathpeffer and Lochalsh	05 Wester Ross, Strathpeffer and Lochalsh	Auchtertyre PS - Security Fencing	Works Complete	Complete
Inverness Royal Academy	City of Inverness	15 Inverness Ness-side	IRA - Automatic Doors (HLH Leisure)	Works Complete	Complete
Highland Folk Museum (Newtonmore)	Badenoch and Strathspey	20 Badenoch and Strathspey	Am Fasgadh - Automatic Doors	Works Complete	Complete
Culloden Academy	City of Inverness	17 Culloden and Ardersier	Culloden Academy - Fencing & Doors	Works Complete	Complete
Highland Council Headquarters	City of Inverness	13 Inverness West	HQ - New Reception at Chamber Entrance and Security Works	Works Complete	Complete
Various	Highland Wide	Various	Highland Wide - Auto Door Failures	In Progress: Scoping and Briefing	TBC
Facility Management Compliance					
Catering Equipment					
Various	Highland Wide	Various	Schools - Cashless catering upgrade for secondary schools – Highland Wide	In Progress: Works On Site	Nov-26
Various	Highland Wide	Various	Schools - Kitchen & Equipment upgrades	In Progress: Works on Site	Apr-26

Energy					
Kinlochbervie High / Primary School	Sutherland	01 North, West and Central Sutherland	Kinlochbervie HS - LED Lighting - All Weather Pitch	Works Complete	Complete
Acharacle Primary School	Lochaber	21 Fort William and Ardnamurchan	Acharacle PS - LED Lighting	Works Complete	Complete
Inverness Sports Centre & Aquadome	City of Inverness	13 Inverness West	Inverness Leisure - LED Lighting - Competition Pool	In Progress: Design and Planning	TBC
Aviemore Primary School & Com. Ctr.	Badenoch and Strathspey	20 Badenoch and Strathspey	Aviemore Community Centre Pitches - LED Lighting	Works Complete	Complete
Highland Folk Museum (Newtonmore)	Badenoch and Strathspey	20 Badenoch and Strathspey	Highland Folk Museum - LED Lighting	Works Complete	Complete
Inverness High School	City of Inverness	13 Inverness West	Inverness High School Assembly Hall - LED Lighting	In Progress: Design and Planning	Jan-27
Highland Council Headquarters	City of Inverness	13 Inverness West	HQ Chamber - LED Lighting	Works Complete	Complete
Various	Badenoch and Strathspey	20 Badenoch and Strathspey	Grant House Resource Centre, Alvie PS - LED Works	In Progress: Design and Planning	Jan-26
Various	Wester Ross, Strathpeffer and Lochalsh	05 Wester Ross, Strathpeffer and Lochalsh	Poolewe PS, Gairloch PS - LED Works	In Progress: Design and Planning	Jan-26
Various	Various	Various	Tongue PS, Thurso Swimming Pool, NC Visitor Centre - LED Works	In Progress: Design and Planning	Jan-26
Various	Various	Various	Naver Football Pitch - LED Works	In Progress: Works On Site	Oct-26
Jubilee Park, Dingwall	Dingwall and Seaforth	08 Dingwall and Seaforth	Highland Football Academy Synthetic Pitch - LED Works	Works Complete	Complete
Nairn Academy	Nairnshire	18 Nairn and Cawdor	Nairn Academy Synthetic Pitch - LED Works	In Progress: Works On Site	Oct-26
Various	Highland Wide	Various	Energy Works Vlan & BMS upgrade works	In Progress: Works on Site	Apr-26
Various	Highland Wide	Various	Energy Works Heating & Controls – Highland wide	In Progress: Works on Site	Apr-26
Milton Primary School	Easter Ross	07 Tain and Easter Ross	Milton PS Plant room upgrade works	In Progress: Design and Planning	Jan-27
Lybster Primary School	Caithness	03 Wick and East Caithness	Lybster PS New heating	In Progress: Procurement/Tender	Nov-26
Lairg Primary School	Sutherland	01 North, West and Central Sutherland	Lairg PS - Replacement Heating	Works Complete	Complete
Nairn Leisure Centre	Nairnshire	18 Nairn and Cawdor	Nairn Leisure Centre - Controls & Ventilation Upgrade	In Progress: Design and Planning	Jan-27
Property Surveys					
Various	Highland Wide	Various	HAAC & RAAC Surveys & Remedial Works	In Progress: Works on Site	Apr-26
Various	Highland Wide	Various	Condition Surveys	In Progress: Works on Site	Apr-26
Asbestos					
Various	Highland Wide	Various	Highland Wide - Removals across the Estate	In Progress: Works on Site	Apr-26
Millbank Primary School	Nairnshire	18 Nairn and Cawdor	Millbank PS - Asbestos Removal in Sub Floor Duct	Works Complete	Complete
Gairloch Harbour	Wester Ross, Strathpeffer and Lochalsh	05 Wester Ross, Strathpeffer and Lochalsh	Gairloch Harbour - Asbestos Sheet Roof Replacement	In Progress: Design and Planning	Jan-27
Dornoch Building Maintenance	Sutherland	04 East Sutherland and Edderton	Dornoch Building Maintenance - Asbestos Sheet Roof Replacement	In Progress: Design and Planning	Jan-27
Depots					
Various	Highland Wide	Various	Highland Wide - Essential fabric and services safety works	In Progress: Works on Site	Apr-26
Property Estate Annual Improvements					
Highland Folk Museum (Newtonmore)	Badenoch and Strathspey	20 Badenoch and Strathspey	Highland Folk Museum - Harling Replacement to External Walls	In Progress: Works On Site	Oct-26
Various	Highland Wide	Various	Highland Wide - Essential Fabric Works	In Progress: Scoping and Briefing	Apr-26
Property Rationalisation					
Ruthven House & Ness House	City of Inverness	15 Inverness Ness-side	Ness House Refurbishment of Office space	Works Complete	Complete
Dingwall DLO Workshops & Offices	Dingwall and Seaforth	08 Dingwall and Seaforth	Tulloch Street DLO Depot Demolition	Works Complete	Complete
Tigh na Sgire	Isle of Skye and Raasay	10 Eilean a' Chèo	Portree Demonstrator - Development of Tigh Na Sgire Office	In Progress: Works on Site	Sep-25
Osprey House	Easter Ross	06 Cromarty Firth	Osprey House - Office Reconfiguration	In Progress: Design and Planning	TBC