	2018/19				
	Residential	Nursing	High Dependency		
Calculated Unit Staffing Costs	Cost per	Cost per	Cost per		
	Resident per	Resident per	Resident per		
	Week	Week	Week		
		0400.00			
Qualified Nurse Staff Cost per Resident Care Assistant Staff Cost per Resident (including activities)	£211.54	£190.89 £247.66	£247.66		
		£247.66 £76.85	£247.00 £89.01		
Catering, Cleaning and Laundry Staff Cost per Resident	£76.85				
Management / Administration / Reception Staff Cost per Resident	£20.43	£19.31	£19.31		
Agency Staff Addition - Nurses	£0.00	£4.77	£0.00		
Agency Staff Addition - Care Assistants	£4.23	£4.95	£4.95		
Total Unit Staffing Cost	£313.05	£544.43	£360.93		
Calculated Unit Running Expenses					
Food	£25.37	£25.37	£25.37		
Utilities (gas, oil, electicity, water, telephone)	£22.06	£22.06	£22.06		
Insurance	£2.86	£2.86	£2.86		
Medical supplies	£2.17	£7.77	£2.17		
Domestic, cleaning, PPE, Uniform, clinical & trade waste, Moring, TV, Outings	£7.19	£7.95	£7.19		
Registration fees	£3.45	£3.55	£3.45		
Recruitment Costs	£2.96	£2.96	£2.96		
Training	£3.40	£3.92	£3.40		
Marketing	£4.06	£4.06	£4.06		
Sundries	£5.69	£5.69	£5.69		
Other Equipment Hire	£2.75	£3.22	£2.75		
Maintenance (Including Contract Maintenance on Equipment)	£29.47	£29.47	£29.47		
Total Unit Running Expenses	£111.43	£118.88	£111.43		
Total one Raming Expenses	2111.10	2110.00	2111.10		
Total Unit Cost of Capital	£58.82	£58.82	£58.82		
Nursing Element		-£190.89			
Total Unit Cost of Providing Care	£483.30	£531.24	£531.18		
Usual Cost	£483.00	£531.00	£531.00		

	2019/20	
Residential	Numaina	High
	Nursing	Dependency
Cost per	Cost per	Cost per
Resident per	Resident per	Resident per
Week	Week	Week
	2/2/2	
0000.04	£194.27	0004.00
£223.01	£261.08	£261.08
£81.02	£81.02	£93.83
£21.54	£20.35	£20.35
£0.00	£4.86	£0.00
£0.00 £4.46	£4.80 £5.22	
24.40	£5.22	£5.22
£330.02	£566.80	£380.49
207.00	227.22	00.7.00
£25.88	£25.88	£25.88
£22.50	£22.50	£22.50
£2.92	£2.92	£2.92
£2.21	£7.93	£2.21
£7.33	£8.11	£7.33
£3.52	£3.62	£3.52
£3.02	£3.02	£3.02
£3.47	£4.00	£3.47
£4.14	£4.14	£4.14
£5.80 £2.81	£5.80 £3.28	£5.80 £2.81
£29.63	£3.26 £29.63	£29.63
229.03	£29.03	£29.03
£113.23	£120.83	£113.23
220	2.20.00	201.10.20
£58.82	£58.82	£58.82
	-£194.27	
	-£ 134.21	
£502.07	£552.17	£552.53
£502.00	£552.00	£553.00
3.87%	3.91%	4.11%

	2020/21	
Residential	Nursing	High Dependency
Cost per	Cost per	Cost per
Resident per	Resident per	Resident per
Week	Week	Week
	£196.22	
£234.00	£273.95	£273.95
£85.01	£85.01	£98.46
£22.60	£21.35	£21.35
£0.00	£4.91	£0.00
£4.68	£5.48	£5.48
£346.29	£586.92	£399.25
£26.39	£26.39	£26.39
£22.95	£22.95	£22.95
£2.98	£2.98	£2.98
£2.26	£8.08	£2.26
£7.48	£8.27	£7.48
£3.59	£3.69	£3.59
£3.08	£3.08	£3.08
£3.54	£4.08	£3.54
£4.22	£4.22	£4.22
£5.92	£5.92	£5.92
£2.86	£3.35	£2.86
£30.22	£30.22	£30.22
£115.49	£123.25	£115.49
· · ·		
£58.82	£58.82	£58.82
	-£196.22	
£520.60	£572.76	£573.56
£521.00	£573.00	£574.00
20200	40.0.00	2000

3.80%

3.80%

3.78%

£722.12 £746.45 £768.98 £722.00 £746.00 £769.00

6.84%

9.48%

5.92%

Care Group	2017/18	2018/19	2019/20	2020/21
OP Std. Res	£456.00	£483.00	£502.00	£521.00
OP Nursing	£485.00	£531.00	£552.00	£573.00
OP HD	£497.00	£531.00	£553.00	£574.00
PD Std.	£588.00	£623.00	£647.00	£671.00
MH Std.	£475.00	£503.00	£522.00	£542.00
MH Nursing	£485.00	£531.00	£552.00	£573.00

Inflation Increase

		2018/19	1			2019/20				2020/21	
Accounting	Residential	Nursing I	High Dependency	Inlation	Residential	Nursing H	igh Dependency	Inlation	Residential	Nursing H	ligh Dependency
Assumptions Occupancy Rate	90%	89%	90%		90%	89%	90%		90%	89%	90%
Rate of Return	6%	6%	6%		6%	6%	6%		6%	6%	6%
Nursing Pay											
Qualified Nurse Hours (per resident per week) Qualified Nurses		10.0 £14.63		2.00%	0.0 0.03	10.0 £14.78	0.0 0.00£	2.00%	0.0 £0.00	10.0 £14.92	0.0 £0.00
Working Time Directive on-cost	12.0%	12.0%	12.0%		12.0%	12.0%	12.0%		12.0%	12.0%	12.0%
Employer's National Insurance on-cost Statutory Sick Pay on-cost	12.0% 3.0%	12.0% 3.0%	12.0% 3.0%		12.0% 3.0%	12.0% 3.0%	12.0% 3.0%		12.0% 3.0%	12.0% 3.0%	12.0% 3.0%
Employer's pension contribution on-cost	2.0%	2.0%	2.0%		3.0%	3.0%	3.0%		3.0%	3.0%	3.0%
Total on-costs	30.5%	30.5%	30.5%		31.5%	31.5%	31.5%		31.5%	31.5%	31.5%
Qualified nurse staff cost per resident (excludes supernumerary managers)	0.00	190.89	0.00		0.00	194.27	0.00		0.00	196.22	0.00
% of shifts assumed to be filled by agency staff (nurses) Agency staff addition - nurses	2.5%	2.5% 4.77	2.5%		2.5%	2.5% 4.86	2.5%		2.5%	2.5% 4.91	2.5%
Care Staff											
Care Starr Care Assistant Hours (per resident per week)	20.5	24	24		20.5	24	24		20.5	24	24
Non NVQ2 and above as % of all care assistant hours NVQ2 and above as % of all care assistant hours	64% 13%	64% 13%	64% 13%		64% 13%	64% 13%	64% 13%		64% 13%	64% 13%	64% 13%
Senior Care Worker Activities Staff	15% 8%	15% 8%	15% 8%		15% 8%	15% 8%	15% 8%		15% 8%	15% 8%	15% 8%
Care assistants - NVQ2 Care assistants Non NVQ	£7.77 £7.83	£7.77 £7.83	£7.77 £7.83	4.62% 4.62%	£8.13 £8.19	£8.13 £8.19	£8.13 £8.19	4.93% 4.93%	£8.53 £8.60	£8.53 £8.60	£8.53 £8.60
Senior Care Assistants Activities Staff	£8.44 £7.77	£8.44 £7.77	£8.44 £7.77	4.62% 4.62%	£8.83 £8.13	£8.83 £8.13	£8.83 £8.13	4.93% 4.93%	£9.27 £8.53	£9.27 £8.53	£9.27 £8.53
Average Hourly Rates Care Staff Working Time Regulations on cost	£7.91	£7.91	£7.91		£8.27	£8.27	£8.27 12.0%		£8.68	£8.68	£8.68
Working Time Regulations on-cost Employer's National Insurance on-cost Statutory Sick Pay on-cost	12.0% 12.0% 3.0%	12.0% 12.0% 3.0%	12.0% 12.0% 3.0%		12.0% 12.0% 3.0%	12.0% 12.0% 3.0%	12.0% 12.0% 3.0%		12.0% 12.0% 3.0%	12.0% 12.0% 3.0%	12.0% 12.0% 3.0%
Employer's pension contribution on-cost	2.0%	2.0%	2.0%		3.0%	3.0%	3.0%		3.0%	3.0%	3.0%
Total on-costs	30.5%	30.5%	30.5%		31.5%	31.5%	31.5%		31.5%	31.5%	31.5%
Care assistant staff cost per resident (including activities)	211.54	247.66	247.66		223.01	261.08	261.08		234.00	273.95	273.95
% of shifts assumed to be filled by agency staff (care assistants) Agency staff addition - care assistants	2.0% 4.23	4.95	2.0% 4.95		2.0% 4.46	2.0% 5.22	2.0% 5.22		4.68	2.0% 5.48	5.48
Non Care Staff											
Catering Hours	2.2	2.2	2.1		2.2	2.2	2.1		2.2	2.2	2.1
Domestic hours per resident per week Handyman Hours	2.5 1.2	2.5 1.2	3.2 1.3		2.5 1.2	2.5 1.2	3.2 1.3		2.5 1.2	2.5 1.2	3.2 1.3
Housekeeper Chef/Cooks	1.4 £8.51	1.4 £8.51	1.9 £8.51	4.62%	1.4 £8.90	1.4 £8.90	1.9 £8.90	4.93%	1.4 £9.34	1.4 £9.34	1.9 £9.34
Domestic & Catering Staff Handyman	£7.77 £8.16	£7.77 £8.16	£7.77 £8.16	4.62% 4.62%	£8.13 £8.54	£8.13 £8.54	£8.13 £8.54	4.93% 4.93%	£8.53 £8.96	£8.53 £8.96	£8.53 £8.96
Housekeeper Working Time Regulations on-cost	£7.83	£7.83 12.0%	£7.83	4.62%	£8.19 12.0%	£8.19	£8.19	4.93%	£8.60 12.0%	£8.60 12.0%	£8.60 12.0%
Employer's National Insurance on-cost Statutory Sick Pay on-cost	12.0% 3.0%	12.0%	12.0% 3.0%		12.0%	12.0%	12.0% 3.0%		12.0% 3.0%	12.0%	12.0% 3.0%
Employer's pension contribution on-cost	2.0%	2.0%	2.0%		3.0%	3.0%	3.0%		3.0%	3.0%	3.0%
Total on-costs	30.5%	30.5%	30.5%		31.5%	31.5%	31.5%		31.5%	31.5%	31.5%
Catering, cleaning and laundry staff cost per resident	76.85	76.85	89.01		81.02	81.02	93.83		85.01	85.01	98.46
Management, & Adminstrative Staff											
Adminstration Hours	1.0	0.9	0.9		1.0	0.9	0.9		1.0	0.9	0.9
Reception Hours Management Hours	0.9 1.0	0.9 0.9	0.9 0.9		0.9 1.0	0.9 0.9	0.9 0.9		0.9 1.0	0.9 0.9	0.9 0.9
Manager Aministration Staff Reception Staff	£18.61 £8.61	£18.61 £8.61	£18.61 £8.61	2.00% 4.62% 4.62%	£18.98 £9.01	£18.98 £9.01	£18.98 £9.01	2.00% 4.93% 4.93%	£19.36 £9.45	£19.36 £9.45	£19.36 £9.45
Working Time Regulations on-cost	£7.83 12.0%	£7.83 12.0%	£7.83 12.0%	4.02%	£8.19 12.0%	£8.19 12.0%	£8.19 12.0%	4.83%	£8.60 12.0%	£8.60 12.0%	£8.60 12.0%
Employer's National Insurance on-cost Statutory Sick Pay on-cost	12.0% 3.0%	12.0%	12.0% 3.0%		12.0%	12.0%	12.0% 3.0%		12.0%	12.0%	12.0% 3.0%
Employer's pension contribution on-cost Total on-costs	2.0% 30.5%	2.0% 30.5%	2.0% 30.5%		3.0% 31.5%	3.0% 31.5%	3.0% 31.5%		3.0% 31.5%	3.0% 31.5%	3.0% 31.5%
Management / administration / reception staff cost per resident per week	20.43	19.31	19.31		21.54	20.35	20.35		22.60	21.35	21.35
New Obell Reserve											
Non Staff Items Food	£25.37	£25.37	£25.37	2.00%	£25.88	£25.88	£25.88	2.00%	£26.39	£26.39	£26.39
Food Utilities (gas, oil, electicity, water, telephone) Insurance	£25.37 £22.06 £2.86	£25.37 £22.06 £2.86	£25.37 £22.06 £2.86	2.00% 2.00% 2.00%	£25.88 £22.50 £2.92	£25.88 £22.50 £2.92	£25.88 £22.50 £2.92	2.00% 2.00% 2.00%	£26.39 £22.95 £2.98	£26.39 £22.95 £2.98	£26.39 £22.95 £2.98
Medical supplies Domestic, cleaning, PPE, Uniform, clinical & trade waste, Motoring, TV, Outings	£2.17 £7.19	£7.77 £7.95	£2.17 £7.19	2.00%	£2.21 £7.33	£7.93 £8.11	£2.21 £7.33	2.00%	£2.26 £7.48	£8.08 £8.27	£2.26 £7.48
Registration fees Recruitment Costs	£3.45 £2.96	£3.55 £2.96	£3.45 £2.96	2.00% 2.00%	£3.52 £3.02	£3.62 £3.02	£3.52 £3.02	2.00%	£3.59 £3.08	£3.69 £3.08	£3.59 £3.08
Training Marketing	£3.40 £4.06	£3.92 £4.06	£3.40 £4.06	2.00% 2.00%	£3.47 £4.14	£4.00 £4.14	£3.47 £4.14	2.00% 2.00%	£3.54 £4.22	£4.08 £4.22	£3.54 £4.22
Sundries Other Equipment Hire	£5.69 £2.75	£5.69 £3.22	£5.69 £2.75	2.00% 2.00%	£5.80 £2.81	£5.80 £3.28	£5.80 £2.81	2.00% 2.00%	£5.92 £2.86	£5.92 £3.35	£5.92 £2.86
Sub total	£81.96	£89.41	£81.96		£83.60	£91.20	£83.60		£85.27	£93.02	£85.27
Maintenance Expenditure											
Unit weekly cost Revenue	£8.65	£8.65	£8.65	2.00%	£8.65	£8.65	£8.65	2.00%	£8.82	£8.82	£8.82
Unit weekly cost Capital Contract maintenance of equipment	£12.80 £8.02	£12.80 £8.02	£12.80 £8.02	2.00% 2.00%	£12.80 £8.18	£12.80 £8.18	£12.80 £8.18	2.00% 2.00%	£13.06 £8.34	£13.06 £8.34	£13.06 £8.34
Sub Total	£29.47	£29.47	£29.47		£29.63	£29.63	£29.63		£30.22	£30.22	£30.22
Total Non Staff Items	£111.43	£118.88	£111.43		£113.23	£120.83	£113.23		£115.49	£123.25	£115.49
Value of Land & Buildings											
Valuation per Room	£46,000.00	£46,000.00	£46,000.00		£46,000.00 £	£46,000.00	£46,000.00		£46,000.00	£46,000.00	£46,000.00
The value of Land & Building are taken from a survey conducted by LCC of the average valuation of freehold properties in Lincolnshire as advertised in three											
web based Property Agents as at 14th February 2012	-					0.00 7	*****		-	p==	
Unit cost of Land & Building (Rate of Return	£58.82 £483.30	£58.82 £722.12	£58.82 £531.18		£58.82 £502.07	£58.82 £746.45	£58.82 £552.53		£58.82 £520.60	£58.82 £768.98	£58.82 £573.56
CPI Inflationary Measure (OBR Estimates	£403.30	4144.14	2331.18		2302.07	£170.40	2002.03		2320.00	2100.30	2373.30
CPI Inflationary Measure (OBR Estimates 2019 2.0%											

	NLW/NMW Wage Increase Estimate	
19/20		4.629
20/21		4,429

National Data set <24	%
18 to 19	9%
20 to 24	91%

NMW/NLW Rates	16/17	17/18	18/19	19/20	20/21
18 to 20	£5.30	£5.60	£5.76	£5.87	£5.99
21 to 24	£6.70	£7.05	£7.25	£7.40	£7.54
25+	£7.20	£7.50	£7.90	£8.30	£8.75

		Domiciliar	y Sector Roles OP				
Care Worker	Total	%	1	New Rate 17/18	New Rate 18/19	New Rate 19/20	New Rate 20/21
<24	1359	16%					
18 to 19	122	1%					
20 to 24	1237	15%					
25+	7140	84%					
Total	8499	100%	£7.10	£7.41	£7.77	£8.13	£8.53
Senior Care Worker	Total	%	New Rate 16/17	New Rate 17/18	New Rate 18/19	New Rate 19/20	New Rate 20/21
<24	25	9%					
18 to 19	2	1%					
20 to 24	23	9%					
25+	241	91%					
Total	266	100%	£7.14	£7.45	£7.83	£8.20	£8.20
Other Care Role	Total	%	New Rate 16/17	New Rate 17/18	New Rate 18/19	New Rate 19/20	New Rate 20/21
<24	9	10%					
18 to 19	1	1%					
20 to 24	8	9%					
25+	83	90%					
Total	92	100%	£7.14	£7.44	£7.82	£8.19	£8.62
Total		%		New Rate 17/18	New Rate 18/19	New Rate 19/20	New Rate 20/21
<24	1393	16%					
18 to 19	125	1%					
20 to 24	1268	14%					
25+	7464	84%					
Total	8857	100%	£7.10	£7.41	£7.78	£8.14	£8.54

	CSL Roles LD			
Care Worker	Total		%	New Rate
<24	9	8	19%	
18 to 19		9	2%	
20 to 24	8	9	17%	
25+	41	3	81%	
Total	51	1	100%	£7.08
Senior Care Worker	Total		%	New Rate
<24		0	0%	
18 to 19		0		
20 to 24		0		
25+	3	3	100%	
Total	3	3	100%	£7.20
Total	Total		%	New Rate
<24	g	8	18%	
18 to 19		9	2%	
20 to 24	8	9	16%	
25+	44	6	82%	
Total	54	4	100%	£7.09

			Residentia	al Sector Roles OP			
Care Worker	Total	%	New Rate 16/17	New Rate 17/18	New Rate 18/19	New Rate 19/20	New Rate 20/21
<24	1895	20%					
18 to 19	171	2%					
20 to 24	1724	18%					
25+	7608	80%					
Total	9503	100%	£7.08	£7.38	£7.74	£8.09	£8.48
Senior Care Worker	Total	%	New Rate 16/17	New Rate 17/18	New Rate 18/19	New Rate 19/20	New Rate 20/21
<24	104	6%					
18 to 19	9	1%					
20 to 24	95	6%					
25+	1574	94%					
Total	1678	100%	£7.16	£7.46	£7.85	£8.24	£8.67
Activities Coordinator	Total	%	New Rate 16/17	New Rate 17/18	New Rate 18/19	New Rate 19/20	New Rate 20/21
<24	19	10%					
18 to 19	2	1%					
20 to 24	17	9%					
25+	163	90%					
Total	182	100%	£7.13	£7.44	£7.82	£8.19	£8.61

Residenti	Residential Sector Roles LD								
Care Worker	Total	%	New Rate						
<24	739	23%							
18 to 19	67	2%							
20 to 24	672	21%							
25+	2531	77%							
Total	3270	100%	£7.06						
Senior Care Worker	Total	%	New Rate						
<24	43	9%							
18 to 19	4	1%							
20 to 24	39	8%							
25+	449	91%							
Total	492	100%	£7.14						
Activities Coordinator	Total	%	New Rate						
<24	3	20%							
18 to 19	C	0%							
20 to 24	3	20%							
25+	12	80%							
Total	15	100%	£7.10						

T		r	•			
Total	%	New Rate 16/17	New Rate 17/18	New Rate 18/19	New Rate 19/20	New Rate 20/21
34	9%					
3	1%					
31	8%					
341	91%					
375	100%	£7.14	£7.45	£7.83	£8.21	£8.63
Total	%	New Rate 16/17	New Rate 17/18	New Rate 18/19	New Rate 19/20	New Rate 20/21
447	12%					
40	1%					
407	11%					
3238	88%					
3685	100%	£7.12	£7.43	£7.80	£8.17	£8.59
Total	%	New Rate 16/17	New Rate 17/18	New Rate 18/19	New Rate 19/20	New Rate 20/21
2499	28%					
225	1%					
2274	15%					
12924	84%					
15423	100%	£7.10	£7.41	£7.77	£8.13	£8.53
	34 3 31 341 375 Total 447 40 407 3238 3685 Total 2499 225 2274 12924	34 9% 3 1% 31 8% 341 91% 375 100% Total % 447 12% 40 1% 407 11% 3238 88% 3685 100% Total % 2499 28% 225 1% 2274 15% 12924 84%	34 9% 3 1% 31 8% 341 91% 375 100% £7.14 Total % New Rate 16/17 447 12% 40 1% 407 11% 3238 88% 3685 100% £7.12 Total % New Rate 16/17 2499 28% 225 1% 2274 15% 12924 84%	34 9% 3 1% 31 8% 341 91% 375 100% £7.14 £7.45 Total % New Rate 16/17 New Rate 17/18 447 12% 40 1% 407 11% 3238 88% 3685 100% £7.12 £7.43 Total % New Rate 16/17 New Rate 17/18 2499 28% 225 1% 2274 15% 12924 84%	34 9% 3 1% 31 8% 341 91% 375 100% £7.14 £7.45 £7.83 Total % New Rate 16/17 New Rate 17/18 New Rate 18/19 447 12% 40 1% 3238 88% 3685 100% £7.12 £7.43 £7.80 Total % New Rate 16/17 New Rate 17/18 New Rate 18/19 2499 28% 225 1% 2274 15% 12924 84%	34 9% 3 1% 31 8% 341 91% 375 100% £7.14 £7.45 £7.83 £8.21 Total % New Rate 16/17 New Rate 17/18 New Rate 18/19 New Rate 19/20 447 12% 400 1% 407 11% 3238 88% 3685 100% £7.12 £7.43 £7.80 £8.17 Total % New Rate 16/17 New Rate 17/18 New Rate 18/19 New Rate 19/20 2499 28% 225 1% 2274 15% 12924 84%

4.96%	4.61%	4.93%

Administrative / office staff	Total	%	New Rate
<24	10	15%	
18 to 19	1	2%	
20 to 24	9	14%	
25+	56	85%	
Total	66	100%	£7.10
Ancillary Staff	Total	%	New Rate
<24	32	9%	
18 to 19	3	1%	
20 to 24	29	8%	
25+	313	91%	
Total	345	100%	£7.14
Total	Total	%	New Rate
<24	827	9%	
18 to 19	75	2%	
20 to 24	752	18%	
25+	3361	80%	
Total	4188	100%	£7.08