

**Appendix A**

**London Borough of Croydon fund returns for the period ending 31 December 2016**

<b>EQUITIES</b>					
<b>L&amp;G FTSE 4GOOD</b>	<b>Quarter</b>	<b>1 year</b>	<b>3 year</b>	<b>5 year</b>	<b>inception</b>
Fund	7.8%	27.4%			10.1%
Benchmark	7.8%	27.7%			10.1%
<b>L&amp;G World Index</b>	<b>Quarter</b>	<b>1 year</b>	<b>3 year</b>	<b>5 year</b>	<b>inception</b>
Fund	6.9%	29.6%			16.1%
Benchmark	6.9%	29.6%			16.1%
<b>FIXED INTEREST</b>					
<b>Standard Life</b>	<b>Quarter</b>	<b>1 year</b>	<b>3 year</b>	<b>5 year</b>	<b>inception</b>
Fund	-1.5%	6.0%	4.5%	4.9%	5.1%
Benchmark	-1.8%	5.6%	4.9%	4.9%	5.2%
<b>Wellington</b>	<b>Quarter</b>	<b>1 year</b>	<b>3 year</b>	<b>5 year</b>	<b>inception</b>
Fund	-3.6%	9.8%	8.0%	5.3%	7.2%
Benchmark	-3.4%	10.6%	8.2%	5.5%	7.7%
<b>INFRASTRUCTURE</b>					
<b>Equitix</b>	<b>Quarter</b>	<b>1 year</b>	<b>3 year</b>	<b>5 year</b>	<b>inception</b>
Fund	1.8%	12.7%	15.4%	9.6%	15.6%
Benchmark	1.4%	6.6%	5.8%	6.4%	7.0%
<b>Temporis</b>	<b>Quarter</b>	<b>1 year</b>	<b>3 year</b>	<b>5 year</b>	<b>inception</b>
Fund	1.7%				1.5%
Benchmark	1.4%				4.2%
<b>GIB</b>	<b>Quarter</b>	<b>1 year</b>	<b>3 year</b>	<b>5 year</b>	<b>inception</b>
Fund	n/a				n/a
Benchmark					
<b>PRIVATE EQUITY</b>					
<b>Knightsbridge</b>	<b>Quarter</b>	<b>1 year</b>	<b>3 year</b>	<b>5 year</b>	<b>inception</b>
Fund	10.3%	19.6%	22.7%	18.8%	16.5%
Benchmark	1.4%	6.6%	5.8%	6.4%	7.0%
<b>Pantheon</b>	<b>Quarter</b>	<b>1 year</b>	<b>3 year</b>	<b>5 year</b>	<b>inception</b>
Fund	6.5%	29.4%	19.1%	14.7%	13.1%
Benchmark	1.4%	6.6%	5.8%	6.4%	7.3%
<b>Access</b>	<b>Quarter</b>	<b>1 year</b>	<b>3 year</b>	<b>5 year</b>	<b>inception</b>
Fund	-4.2%				8.0%
Benchmark	1.4%				4.2%
<b>PROPERTY</b>					
<b>Schroders</b>	<b>Quarter</b>	<b>1 year</b>	<b>3 year</b>	<b>5 year</b>	<b>inception</b>
Fund	1.7%	0.2%	10.2%		10.2%
Benchmark	2.3%	2.8%	10.7%		9.4%
<b>PROPERTY PRS</b>					
<b>M&amp;G</b>	<b>Quarter</b>	<b>1 year</b>	<b>3 year</b>	<b>5 year</b>	<b>inception</b>
Fund	-0.64%				-8.83%
Benchmark	2.30%				1.58%
<b>Total Fund</b>					
	<b>Quarter</b>	<b>1 year</b>	<b>3 year</b>	<b>5yr</b>	<b>inception</b>
Fund	4.62%	19.71%	11.42%	11.03%	8.10%
CPI + 4%	1.18%	5.56%	4.77%	5.40%	6.29%

Returns are net of fees and annualised apart from for the last quarter

Returns for Equity, Fixed Interest and Property Funds are calculated on a time weighted basis.

Returns for Infrastructure, Private Equity, Property PRS funds and the Total return are calculated on an Internal rate of return basis.