

Housing Revenue Account (HRA) 2019/20 to 2023/24

	2019/20	2019/20	2020/21	2021/22	2022/23	2023/24
	Revised budget	Forecast Outturn	Budget	Budget	Budget	Budget
	£'000	£'000	£'000	£'000	£'000	£'000
INCOME						
Dwelling Rents	22,857	22,900	23,083	23,615	24,152	24,704
Non-Dwelling Rents	523	523	537	551	564	578
Tenants' Charges for Services & Facilities	649	649	667	683	700	718
Contributions towards Expenditure	43	81	44	45	46	48
Total Income	24,072	24,153	24,331	24,894	25,462	26,048
EXPENDITURE						
Repairs & Maintenance	5,293	5,975	6,038	6,095	6,070	6,166
Supervision & Management	8,660	8,388	8,249	8,417	8,589	8,764
Rent, Rates, Taxes & Other Charges	144	147	294	302	309	317
Provision for Bad Debts	273	200	182	187	191	195
Depreciation & Impairment of Fixed Assets	5,729	5,729	5,715	5,807	5,895	6,084
Interest Payable & Debt Management Costs	4,179	4,179	4,179	4,179	4,179	4,179
Total Expenditure	24,278	24,618	24,657	24,987	25,233	25,705
Net Operating Expenditure	206	465	326	93	-229	-343
Interest Receivable	-36	-100	-118	-105	-86	-71
Transfer to/(from) general reserves	-170	-170	0	0	0	338
Transfer to/(from) Earmarked Reserves		-195	-208	12	315	76
(Surplus)/Deficit on Services	0	0	0	0	0	0
HOUSING REVENUE ACCOUNT BALANCE						
Forecast Balance as at beginning of year	770	770	600	600	600	600
Surplus/(deficit) for year	-170	-170	0	0	0	338
Forecast Balance as at end of year	600	600	600	600	600	938

HRA Capital Programme and Financing

	2019/20	2020/21	2021/22	2022/23	2023/24
	£'000	£'000	£'000	£'000	£'000
Major Repairs Reserve					
Capital - Gas CH	400	416	416	416	416
Capital - Electric Heating		42	42	42	42
Capital - Kitchen Renewals	100	180	180	180	180
Capital - Bathroom Renewals	100	105	105	105	105
Capital - Windows	100	100	100	100	100
Capital - Electrics	400	888	888	888	888
Capital - Electrics - Catch up works	0	624	624	286	0
Capital - Door Renewals	0	20	20	20	20
Capital - Door Access Systems	0	72	72	72	72
Capital - Roofs	50	270	270	270	270
Capital - Balcony Replacements	0	150	150	150	150
Capital - Fencing Replacements	90	90	90	90	90
Capital - Asbestos Removal	1,000	400	400	400	400
Capital - structural	60	30	30	30	30
Capital - Water Supply	50	50	50	50	50
Capital - Hard Wire Installation	0	378	378	378	378
Capital - Damp & Mould	0	38	38	38	38
Capital - Fire Safety	0	82	82	82	82
Capital - works on buy backs	0	270	270	270	270
Capital - Compartmentation Works	500	1,800	1,800	1,800	1,800
Capital Design	350	300	300	300	300
	3,200	6,305	6,305	5,967	5,681
Capital Receipts					
Capital - Stock Condition Survey	150	0	0	0	0
Capital - New Housing System	448	469	106	0	0
Capital - Excellent Estates	375	350	350	350	350
Capital - Bin Stores	0	200	200	200	200
Capital - disabled adaptations	696	700	700	700	700
	1,669	1,250	1,250	1,250	1,250
Acquisitions	4,277	3,200	5,000	5,000	5,000
	9,146	10,755	12,555	12,217	11,931
Financed by					
Major Repairs Reserve	3,200	6,305	6,305	5,967	5,681
Capital Receipts	1,669	1,250	1,250	1,250	1,250
Capital Receipts earmarked for acq	1,283	960	1,500	1,500	1,500
HRA Capital Reserve	2,994	2,240	3,500	3,500	3,500
	9,146	10,755	12,555	12,217	11,931

HRA Reserves and Capital Receipts Position 2019/20 to 2023/24

	2019/20	2020/21	2021/22	2022/23	2023/24
	£'000	£'000	£'000	£'000	£'000
Major Repairs Reserve					
Balance 1st April	5,867	8,394	7,804	7,306	7,235
Contributions in year	5,727	5,715	5,807	5,895	6,084
Applied in year	-3,200	-6,305	-6,305	-5,967	-5,681
Balance 31st March	8,394	7,804	7,306	7,235	7,638
Capital Receipts					
Balance 1st April	2,109	1,940	2,093	2,283	2,509
Contributions in year	1,500	1,403	1,440	1,477	1,515
Applied in year	-1,669	-1,250	-1,250	-1,250	-1,250
Balance 31st March	1,940	2,093	2,283	2,509	2,774
Capital Receipts earmarked for acquisition					
Balance 1st April	3,961	4,228	4,671	4,611	4,588
Contributions in year	1,550	1,403	1,440	1,477	1,515
Applied in year	-1,283	-960	-1,500	-1,500	-1,500
Balance 31st March	4,228	4,671	4,611	4,588	4,602
HRA Capital Reserve					
Balance 1st April	18,236	15,047	12,599	9,111	5,926
Transferred to revenue reserve	-195	-208	12	315	76
Applied in year for capital	-2,994	-2,240	-3,500	-3,500	-3,500
Balance 31st March	15,047	12,599	9,111	5,926	2,502
HRA Revenue Reserve					
Balance 1st April	0	0	0	0	0
Transfer from/to Capital Reserve	195	208	-12	-315	-76
Transfer to/from revenue account	-195	-208	12	315	76
Balance 31st March	0	0	0	0	0