

HOUSING REVENUE ACCOUNT PROVISIONAL YEAR END POSITION 2019-20

Detail	Original Estimate 2019-20	Approved Estimate at 31 Mar 2020	Provisional Year End Position	Variation against Original Estimate (-) = Underspend	Variation against Approved Estimate (-) = Underspend	Comments re: Variations against Approved Estimate
	£	£	£	£	£	
EXPENDITURE						
GENERAL MANAGEMENT						
1 Employees	130,330	155,690	131,433	1,103	-24,257	Carry forward requested for HIP works £13,780, plus vacant post
2 Premises	96,280	96,280	141,260	44,980	44,980	Higher voids and loss of 1st month Council Tax empty rate discount
3 Transport	0	0	1,320	1,320	1,320	
4 Supplies & Services	80,240	119,150	74,127	-6,113	-45,023	Carry forward requested for HIP works £35,240 plus no full business plan procurement undertaken
5 Third Party Payments	12,000	12,000	6,439	-5,561	-5,561	
6 Uncontrollable Costs	720,540	720,540	792,463	71,923	71,923	Uncontrollable Costs - higher recharge from R&M service below plus an overspent general fund service with high HRA recharges
7 Total Expenditure	1,039,390	1,103,660	1,147,042	107,652	43,382	
SPECIAL SERVICES						
8 Employees	293,460	293,460	267,760	-25,700	-25,700	Vacant Posts within the service
9 Premises	207,560	207,560	272,085	64,525	64,525	
10 Transport	9,260	9,260	7,243	-2,017	-2,017	
11 Supplies & Services	181,180	181,180	161,867	-19,313	-19,313	Commercial boiler maintenance contract has not been renewed
12 Uncontrollable Costs	27,700	27,700	22,168	-5,532	-5,532	Uncontrollable costs
13 Total Expenditure	719,160	719,160	731,123	11,963	11,963	
REPAIRS & MAINTENANCE						
14 Employees	295,800	418,510	412,107	116,307	-6,403	Agency staff costs due to vacant posts exceeds vacant posts costs. Carry Forward requested for HIP works £36,890
15 Premises	1,630,200	2,182,170	1,645,459	15,259	-536,711	Outstanding invoice over budgeted for and asbestos survey works reduced while concentrsting on HIP works. Carry Forward requested for HIP works £301,060

Detail	Original Estimate 2019-20	Approved Estimate at 31 Mar 2020	Provisional Year End Position	Variation against Original Estimate (-) = Underspend	Variation against Approved Estimate (-) = Underspend	Comments re: Variations against Approved Estimate
EXPENDITURE	£	£	£	£	£	
16 Transport	12,040	12,040	1,818	-10,222	-10,222	Agency staff not using milage allowances
17 Supplies & Services	247,650	378,490	291,965	44,315	-86,525	Codeman and GAP analysis works completed ay lower than budgeted. Carry Forward requested for HIP works £33,780
18 Recharges from Capital	-95,350	-95,350	-161,864	-66,514	-66,514	Uncontrollable Costs - Additional staff working on HIP capital works
19 Uncontrollable Costs	339,450	339,450	306,447	-33,003	-33,003	Uncontrollable Costs - Additional staff resulted in a higher recharge to General Management Service
20 Total Expenditure	2,429,790	3,235,310	2,495,932	66,142	-739,378	

Detail	Original Estimate 2019-20	Approved Estimate at 31 Mar 2020	Provisional Year End Position	Variation against Original Estimate (-) = Underspend	Variation against Approved Estimate (-) = Underspend	Comments re: Variations against Approved Estimate
EXPENDITURE	£	£	£	£	£	
RESIDENTS INVOLVEMENT						
21 Employees	36,130	36,130	35,245	-885	-885	
22 Premises	230	230	190	-40	-40	
23 Transport	4,410	4,410	1,960	-2,450	-2,450	
24 Supplies & Services	13,560	14,650	10,216	-3,344	-4,434	
28 Uncontrollable Costs	3,840	3,840	1,557	-2,283	-2,283	Uncontrollable costs
29 Total Expenditure	58,170	59,260	49,168	-9,002	-10,092	
30 Depreciation& Asset revaluation	1,461,420	1,461,420	1,410,034	-51,386	-51,386	Uncontrollable costs
CAPITAL FINANCING COSTS						
31 Debt Management Expenses (Uncontrollable)	46,070	46,070	27,975	-18,095	-18,095	Uncontrollable Costs - lower charges to recharge out
32 TOTAL EXPENDITURE	5,754,000	6,624,880	5,861,274	107,274	-763,606	

Detail	Original Estimate 2019-20	Approved Estimate at 31 Mar 2020	Provisional Year End Position	Variation against Original Estimate (-) = Underspend	Variation against Approved Estimate (-) = Underspend	Comments re: Variations against Approved Estimate
	£	£	£	£	£	
EXPENDITURE						
INCOME						
33 Dwelling Rents	-6,841,800	-6,841,800	-6,820,018	21,782	21,782	Higher & longer voids rates for social rent, partially offset by new affordable rent properties
34 Non-Dwelling Rents	-80,610	-80,610	-87,861	-7,251	-7,251	
35 Heating Charges	-34,100	-34,100	-33,880	220	220	
36 Leaseholder Charges	-14,000	-14,000	-15,768	-1,768	-1,768	
37 Other Charges for Services and Facilities	-589,050	-589,050	-588,946	104	104	
38 Increase/Decrease(-) in impairment of Debtors	100,000	100,000	44,782	-55,218	-55,218	
39 TOTAL INCOME	-7,459,560	-7,459,560	-7,501,691	-42,131	-42,131	
40 NET COST OF SERVICES	-1,705,560	-834,680	-1,640,417	65,143	-805,737	
41 Loan Charges - Interest	1,169,960	1,169,960	1,169,296	-664	-664	Reserves and balances higher than anticipated
42 Interest on Balances	-86,000	-86,000	-164,651	-78,651	-78,651	
43 NET OPERATING EXPENDITURE	-621,600	249,280	-635,772	-14,172	-885,052	
APPROPRIATIONS						
44 Revenue Contribution to Capital	280,440	280,440	333,777	53,337	53,337	Balanced by line 30
45 Contribution to/from Reserves	755,910	142,870	478,185	-277,725	335,315	Amount to net off carryforwards for HIP works funded from Regeneration & Development Reserve Carry forward Requested £321,070
46 SURPLUS(-) / DEFICIT	414,750	672,590	176,190	-238,560	-496,400	
WORKING BALANCE						
47 Brought forward 1st April	1,389,829	1,897,050	1,897,050			
48 Addition/reduction(-) during year	-414,750	-672,590	-176,190			
49 Carried forward 31st March	975,079	1,224,460	1,720,860			

NOTE						
Uncontrollable Costs	2,599,020	2,599,020	2,560,644	-38,376	-38,376	
Controllable Costs	-2,184,270	-1,926,430	-2,384,454	-200,184	-458,024	
Surplus(-)/Deficit	414,750	672,590	176,190	-238,560	-496,400	