

RENT PROPOSALS 2018/19 – 2022/23
ADMINISTRATION PROPOSALS

ADMINISTRATION - HRA BUDGET PROPOSALS 2018-2023

	2018/19	2019/20	2020/21	2021/22	2022/23
	£000	£000	£000	£000	£000
HRA Income					
House Rents					
Rent income adjustments relating to rent increases, house building and RTB sales	(867)	(2,276)	(2,684)	(2,820)	(2,478)
<i>Changes as result of RTB sales and rent increases</i>					
Garage Rents					
Rent income adjustments relating to rent increases	(69)	(28)	(30)	(31)	(33)
<i>Changes as result of rent inceases</i>					
Service Charges					
Income adjustments relating to service charge adjustments	(28)	(29)	(30)	(30)	(32)
<i>Changes as result of recharge adjustments</i>					
Other Income					
Homeless Rents	(1)	(1)	(3)	(3)	(3)
Interest					
Interest on accumulated balances	26	(1)	1	1	(1)
<i>Internal interest received</i>					
TOTAL	(939)	(2,335)	(2,746)	(2,883)	(2,547)
HRA Expenditure					
Staffing					
General Inflation Increase	86	64	65	65	67
<i>Increase in line with assessed inflation rate</i>					
Increase in LGPS Contribution Rates	11	11	11	-	
<i>Increase in contribution rates from 20.4% to 20.9% from April 2018, 21.4% from April 2019 and 21.9% from April 2020</i>					
	97	75	76	65	67
Repairs					
General Inflation Increase	258	172	183	183	187
<i>Increase in line with assessed inflation rate</i>					
	258	172	183	183	187
Void Rents					
Rent adjustments relating to RTB sales and rent increases	38	45	54	54	56
<i>Changes as result of RTB sales and rent inceases</i>					
	38	45	54	54	56

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	2018/19	2019/20	2020/21	2021/22	2022/23
	£000	£000	£000	£000	£000
Bad Debts					
Rent adjustments relating to RTB sales and rent increases <i>Changes as result of RTB sales and rent inceases</i>	43	63	74	74	77
	43	63	74	74	77
Operating Expenses					
Low cost home ownership <i>Consultant cost to explore new models to support low cost home ownership</i>	(150)	-	-	-	-
	(150)	-	-	-	-
Transfer payments					
General Inflation Increase <i>Increase in line with assessed inflation rate</i>	-	-	-	-	1
	-	-	-	-	1
Internal Recharges					
General Inflation Increase <i>Increase in line with assessed inflation rate</i>	26	26	26	26	26
Increase in staffing levels to mitigate impact of rent arrears	-	-	-	-	-
	26	26	26	26	26
Debt Charges					
Debt Charges <i>In year changes in debt repayments</i>	530	999	1,345	1,297	1,504
	530	999	1,345	1,297	1,504
Transfer to General Services					
Change in transfer to General Services	(995)	-	-	-	-
TOTAL	(1,092)	(955)	(988)	(1,184)	(629)