

HRA REVENUE PROVISIONAL OUTTURN - 2022/23 POSITION STATEMENT

Appendix 1

	A	B	B-A			REASON
	Latest Approved Budget	Provisional Outturn	Variance	Carry forward requests	Q3 Variance reported Jan 2023	
	£'000	£'000	£'000		£'000	
HOUSING PORTFOLIO						
INCOME						
Dwelling rents	15,817	15,845	-28		-46	See report note 2.1.8
Non-dwelling rents	342	285	57		44	See report note 2.1.8
Charges for services and facilities	1,047	1,023	24		34	See report note 2.1.8
Contributions from general fund	52	52	0			
Total Income	17,258	17,205	53	0	32	
EXPENDITURE						
Repairs and maintenance	4,091	3,933	-158		77	Unbudgeted costs and contract inflation, offset by lower window servicing and fire alarm renewal costs (see report note 2.1.6).
Supervision and management	6,425	6,222	-203	77	-209	Reduction in professional advice and fees for completed projects, offset partially by inflationary price increases & void costs (see report note 2.1.5). A carry forward is requested for unspent feasibility studies of £77k.
Rents, rates and taxes	22	33	11		0	
Depreciation charges of fixed assets	2,399	3,119	720		685	Increased depreciation charge following asset revaluation (see report note 2.1.7)
Debt management expenses	23	26	3		0	
Bad debts provision	100	75	-25		0	
Total Expenditure	13,059	13,409	349	77	553	
Net	-4,199	-3,796	403		585	
HRA Share of Corporate and Democratic Costs	175	189	14			
Net Cost of HRA Services	-4,024	-3,608	417		585	
Interest payable	1,633	1,526	-107		-123	Reduced financing costs (see report note 2.1.4).
Interest and investment income	-11	-202	-191		-191	Increased interest rates (see report note 2.1.4).
Pension Interest Cost	100	684	584		0	
(SURPLUS)/DEFICIT	-2,302	-1,600	703	0	271	
MOVEMENTS IN HRA BALANCE FOR 2022/23						
Revenue contribution to capital	6,658	4,961	-1,697		-3,248	Re-profiling of the new build & acquisition and capital works programme (see report note 2.2.2)
HRA Share of pension reserve movement	-295	-484	-189		0	
Surplus/deficit for the year	-2,302	-1,600	703		271	
(Increase)/Decrease in Net Movement in HRA Balance	4,061	2,877	-1,184		-2,977	
Transfers to earmarked reserves	0	77	77			Transfer to earmarked feasibility studies reserve (carried forward from above)
HRA General Reserve balance brought forward	-10,065	-10,065	0		0	
HRA General Reserve balance carried forward	-6,004	-7,111	-1,107	0	-2,977	