

**Subjective Analysis**

<b>HRA</b>		
		2019/20 £'000

<b>Budget Gap in 2018/19</b>	<b>-60</b>
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<b>Original Base Budget Gap set in 2018/19</b>	<b>-60</b>
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**Variance**

**Expenditure Variances**

Employee Related Expenditure	17
Premises Related Expenditure	-176
Transport Related Expenditure	-4
Supplies & Services	0
Fees & Services	240
Communication & Computing	4
Third Party Payments	73
Transfer Payments	0
Support Services	0
Capital Financing	350

**Income Variances**

Other Grants & Reimbursements	-24
Fees & Charges	32
Rents Land & Building	-26
Interest Recievable	0
Recharges	0

<b>Revised Budget Gap</b>	<b>426</b>
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<b>General Fund Working Balance c/fwd</b>	<b>1,641</b>	<b>1,215</b>
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Total	12,885,370	13,388,591	503,221
	<u>Current Budget</u>	<u>Estimated Outturn</u>	<u>Variance</u>
<b><u>Employee Related Expenditure</u></b>			
Direct Salaries	937,860	954,700	16,840
Agency	356,000	361,000	5,000
Indirect Employee Costs	50,000	45,500	(4,500)
<b><u>Premises Related Expenditure</u></b>			
Repairs & Maintenance	1,882,130	1,413,500	(468,630)
Fixture & Fittings	596,430	693,907	97,477
Other Repairs & maintenance	102,270	244,170	141,900
Grounds Maintenance	16,000	25,500	9,500
Utilities	210,720	238,450	27,730
Rents	1,000	1,425	425
Rates	6,680	26,466	19,786
Cleaning & Domestic Supplies	9,500	6,650	(2,850)
Premises Insurance	165,000	163,266	(1,734)
Other Premises Costs	0	597	597
<b><u>Transport Related Expenditure</u></b>			
Vehicle Running Costs	330	0	(330)
Vehicle Hire	1,500	1,500	0
Public Transport	150	150	0
Car Allowances	9,410	6,350	(3,060)
Plant & Machinery	5,980	5,012	(968)
<b><u>Supplies &amp; Services</u></b>			
Equipment & Materials	8,300	6,242	(2,058)
Catering	250	700	450
Clothing	550	350	(200)
Printing & Stationery	1,300	700	(600)
Expenses/Allowances	1,000	1,450	450
Insurance	2,060	5,060	3,000
Grants & Subscriptions	79,940	78,500	(1,440)
Other Supplies & Services	80,000	80,000	
<b><u>Fees &amp; services</u></b>			
Legal Fees	19,300	50,000	30,700
Baliff Fees	300	300	0
Court Fees	7,000	16,000	9,000
Surveyor/Estate Agent Fees	2,640	2,000	(640)
Other Professional Fees	32,990	44,990	12,000
Consultancy Fees	90,920	121,000	30,080
Banking & Trasury Charges	11,900	10,000	(1,900)
Professional Surveys	25,000	100,000	75,000
Waste Disposal	40,500	50,000	9,500
Removal Costs	800	800	0
Decant Costs	0	75,000	75,000
Other fee & Service	0	1,050	1,050
Pest Control	20,000	20,000	0
<b><u>Communication &amp; Computing</u></b>			
Postages	0	2,450	2,450
Telephones	5,590	1,500	(4,090)
Computer Consumables	0	0	0
Computer Software licence	45,100	53,886	8,786
Computer Maintenance	15,000	12,000	(3,000)
<b><u>Third Party Payments</u></b>			
Contracted Services	40,500	103,000	62,500
Project Management Support	80,000	90,000	10,000
<b><u>Transfer Payments</u></b>			
OTHER INTERNAL APPROPRIATIONS	200,000	200,000	0
<b><u>Support Services</u></b>			
Recharges	1,510,620	1,510,620	0
<b><u>Capital Financing Costs</u></b>			
Interest	1,927,810	1,927,810	0
Depreciation	3,035,040	3,035,040	0
Revenue Contribution to Capital	1,000,000	1,600,000	600,000
Minimum Revenue Provision	250,000	0	(250,000)

<b>Total</b>	(12,944,330)	(12,961,565)	(17,235)
	<b>Current Budget</b>	<b>Estimated Outturn</b>	<b>Variance</b>
<b>Other Grants &amp; Reimbursements</b>			
Recharges to Tenants	(500)	(4,500)	(4,000)
Court Costs Recovered	(10,000)	(18,000)	(8,000)
Removal Costs Recovered	0	0	0
Insurance Claims Recovered	0	(9,668)	(9,668)
Other recovered Income	(500)	(2,600)	(2,100)
<b>Fees &amp; Charges</b>			
Income General Fees and Charges	(5,000)	(4,500)	500
Income Service Charges	(818,430)	(785,000)	33,430
Income Void Service Charge	4,660	6,000	1,340
Income Heating Charge	(52,980)	(52,980)	0
Income Void Heating Charge	910	910	0
Income Lease Extensions	0	(6,125)	(6,125)
Income Lettings	(6,000)	(3,000)	3,000
<b>Rents Land &amp; Buildings</b>			
<b>RENTS - COUNCIL DWELLINGS</b>			
RENTS - DWELLING VOID RENTLOSS	(11,647,240)	(11,800,000)	(152,760)
RENTS - GARAGES	57,740	120,000	62,260
RENTS - GARAGES VOID RENT LOSS	(548,720)	(510,000)	38,720
RENTS - LEASES OF LAND	164,620	174,000	9,380
RENTS - ACCESS LICENCES	(200)	(112)	88
RENTS - SHARED OWNERSHIP	(500)	(300)	200
RENTS - SHARED OWNERSHIP	(30,500)	(14,000)	16,500
<b>Interest</b>			
INTEREST - HRA ITEM 8	(49,390)	(49,390)	0
<b>Recharges - Internal Income</b>			
INTERNAL TRANSFER INCOME	(2,300)	(2,300)	0