

### Housing Revenue Account - Budget Monitoring - Actual 2021/22

	Working Budget	Actual	EOY Actual Variance for Year	Notes	Feb 22 Forecasted Variance for Year
	£'000	£'000	£'000		£'000
<b>Expenditure</b>					
<b>Repairs &amp; Maintenance</b>					
Responsive	1,950	3,376	1,426		1,466
Minor Works	3,271	1,960	-1,311	Increased demand due to backlog created by covid restrictions for responsive repairs. Capacity issues within Minor Works Framework due to increase in volume of work being procured , options being explored with Contractors to increase capacity. Overspend on Council Tax costs due to increased Void properties over longer periods. Overall R&M position within £60k of budget.	-1,461
Voids	3,717	3,945	229		120
Servicing	1,826	1,636	-190		41
Drains & Sewers	151	94	-57		-47
Grounds	816	779	-37		-35
Unadopted Roads	113	113	0		0
<b>Supervision &amp; Management</b>					
Employee	5,757	5,204	-553	Vacant posts primarily in Home Improvement Team/Ty Isha (£-150k), Strategic Housing Delivery Team (£-159k) , Business Support (£-91k)	-422
Premises	1,273	1,793	521	Appropriation/Contribution To Insurance Reserve £400k, estate improvements and clearance works £102k	25
Transport	74	39	-35	Reduction in staff travel due to working from home.	-35
Supplies	886	1,028	142	Mainly legal fees and costs	136
Recharges	1,783	1,541	-243	Reduced recharge from building services.	-90
Provision for Bad Debt	544	1	-543	Write offs in year and age analysis of debt reduced requirement.	-408
Capital Financing Cost	15,068	14,426	-642	Lower MRP than budgeted for, due to less borrowing in 2020/21 outturn. Also, our success in accessing additional grants and reduced capital spend on the capital programme means there will be no borrowing in 2021/22	-707
Central Support Charges	1,742	1,731	-11		-11
Direct Revenue Financing	11,333	3,624	-7,709	The securing of additional grants to fund our capital programme, has significantly reduced the need for revenue contributions to fund the capital programme.	-5,476
<b>Total Expenditure</b>	<b>50,303</b>	<b>41,292</b>	<b>-9,011</b>		<b>-6,902</b>

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	Working Budget £'000	Actual £'000	EOY Actual Variance for Year £'000	Notes	Feb 22 Forecasted Variance for Year £'000
<b>Income</b>					
Rents	-42,025	-41,860	165	Prediction close to target for rent due and voids	66
Service Charges	-816	-842	-26		1
Supporting People	-68	-142	-75		0
Interest on Cash Balances	-23	-19	4		13
Grants	-246	-364	-118	Overachievement of income linked to Welsh Government grants.	-93
Insurance	-213	-34	179		0
Other Income	-457	-481	-24	Increased income from Dwr Cymru due to change in HelpU scheme	-120
<b>Total Income</b>	<b>-43,847</b>	<b>-43,742</b>	<b>105</b>		<b>-133</b>
<b>Net Expenditure</b>	<b>6,456</b>	<b>-2,451</b>	<b>-8,907</b>		<b>-7,035</b>

HRA Reserve	£'000
Balance b/f 01/04/2021	19,444
Budgeted movement in year	-6,456
Variance for the year	8,907
Balance c/f 31/03/2022	<b>21,895</b>