

HOUSING REVENUE ACCOUNT FINANCIAL MONITORING FOR THE PERIOD 01 APRIL TO 30 JUNE 2025

Housing Revenue Account (HRA)	Note Ref	Annual Budget	P3 Actual	Full Year Forecast	Full Year Variance (0 = On budget)	Full Year Variance (0 = On budget)	
		£	£	£	£		%
Income							
SHO01 Dwelling Rents Income	HRA1a	(15,075,680)	(3,642,100)	(15,070,080)	5,600		0%
SHO04 Non Dwelling Rents Income	HRA1b	(494,920)	(158,495)	(531,620)	(36,700)		7%
SHO07 Leaseholders' Service Charges	HRA1c	(36,210)	0	(36,210)	0		0%
SHO08 Contributions Towards Expenditure	HRA1d	(125,500)	(44,948)	(125,500)	0		0%
SHO10 H.R.A. Investment Income	HRA1e	(320,000)	0	(230,000)	90,000		-28%
SHO11 Miscellaneous Income	HRA1f	(6,000)	(3,247)	(6,000)	0		0%
Services							
SHO13A Repairs & Maintenance	HRA2a	5,489,090	1,154,096	5,371,090	(118,000)		-2%
SHO17A Housing & Tenancy Services	HRA2b	2,448,320	553,267	2,389,120	(59,200)		-2%
Accounting entries 'below the line'							
SHO29 Bad Debt Provision Movement	HRA3a	150,000	0	150,000	0		0%
SHO30 Share Of Corporate And Democratic	HRA3b	177,590	43,489	177,590	0		0%
SHO32 H.R.A. Interest Payable	HRA3c	1,083,280	0	1,083,280	0		0%
SHO34 H.R.A. Transfers between earmarked reserves	HRA3d	864,110	0	864,110	0		0%
SHO37 Capital Receipts Reserve Adjustment	HRA3e	(20,800)	0	(20,800)	0		0%
SHO38 Major Repairs Allowance	HRA3f	2,892,700	0	2,892,700	0		0%
SHO45 Renewable Energy Transactions	HRA3g	(144,880)	966	(144,880)	0		0%
		(3,118,900)	(2,096,972)	(3,237,200)	(118,300)	(0)	(0)

HRA Variances	Description of Major Movements or those above £20k	Gross Full Year Variance £
SHO01 Dwelling Rents Income	HRA1A Increased rent loss due to voids	116,100
SHO01 Dwelling Rents Income	HRA1A Increase in Affordable Rent properties	(110,500)
SHO04 Non Dwelling Rents Income	HRA1B 2025/26 budget reduction in line with historical trend not reflected in YTD income	(36,700)
SHO10 H.R.A. Investment Income	HRA1E Reduction in treasury income due to increases in internal borrowing leading to reduced cash balances	90,000
SHO13A Repairs & Maintenance	HRA2A Salary underspends expected due to vacant posts	(118,000)
SHO17A Housing & Tenancy Services	HRA2B Salary underspends expected due to vacant posts	(104,100)
SHO17A Housing & Tenancy Services	HRA2B Unbudgeted post for fixed-term staff dealing with rent correction refunds	44,900
Forecast (Surplus)/Deficit as at 31/03/2026		(118,300)