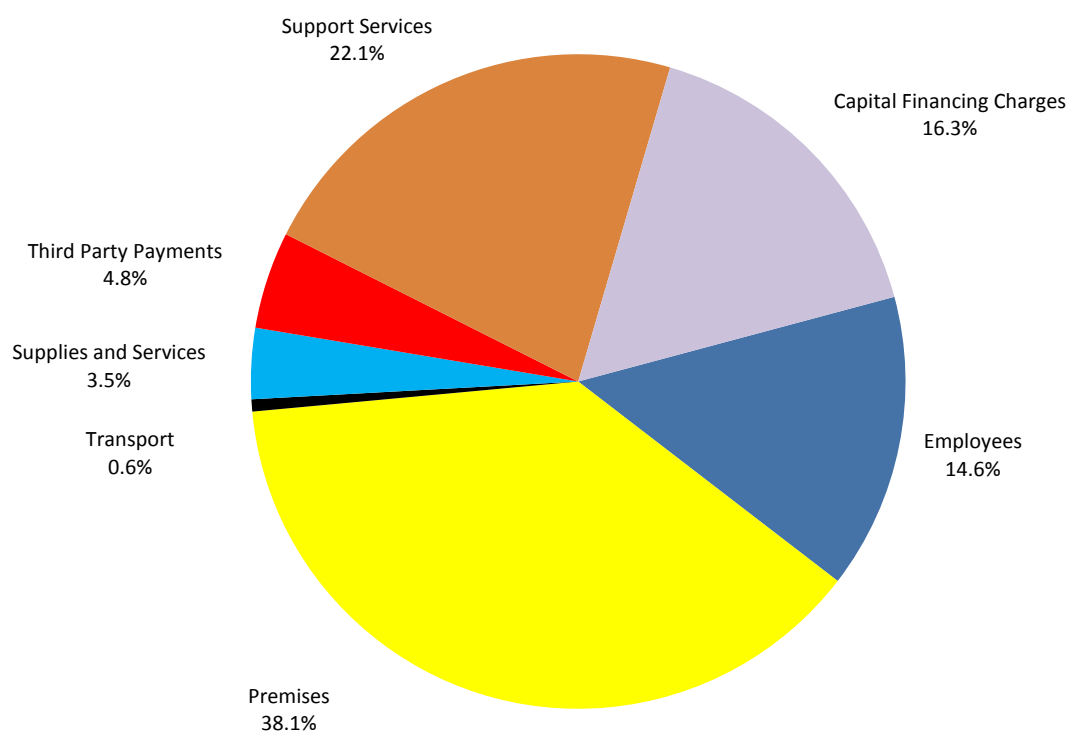
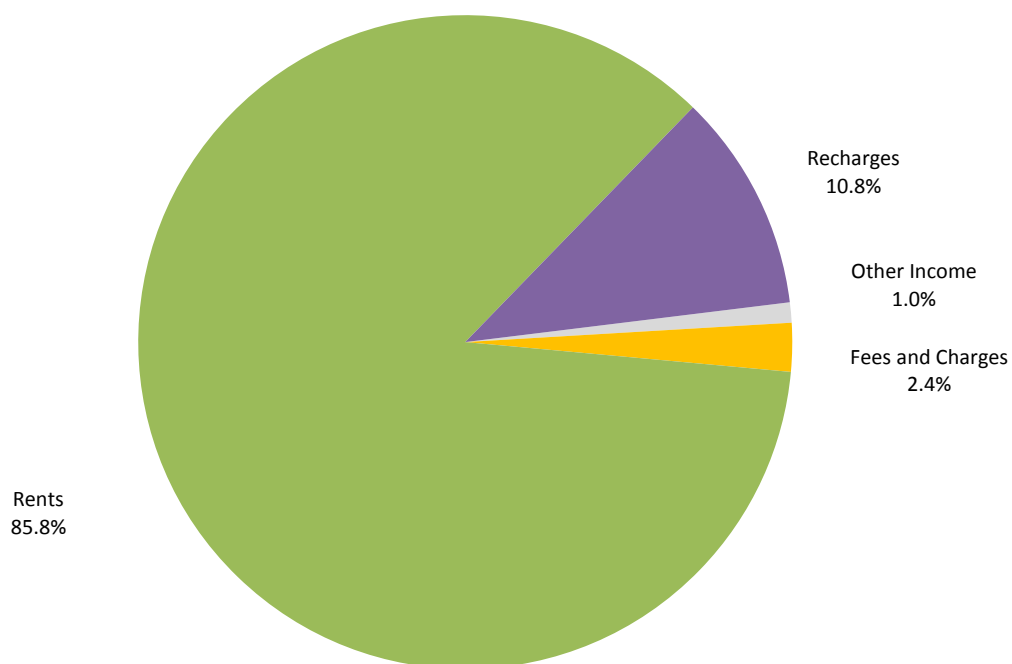
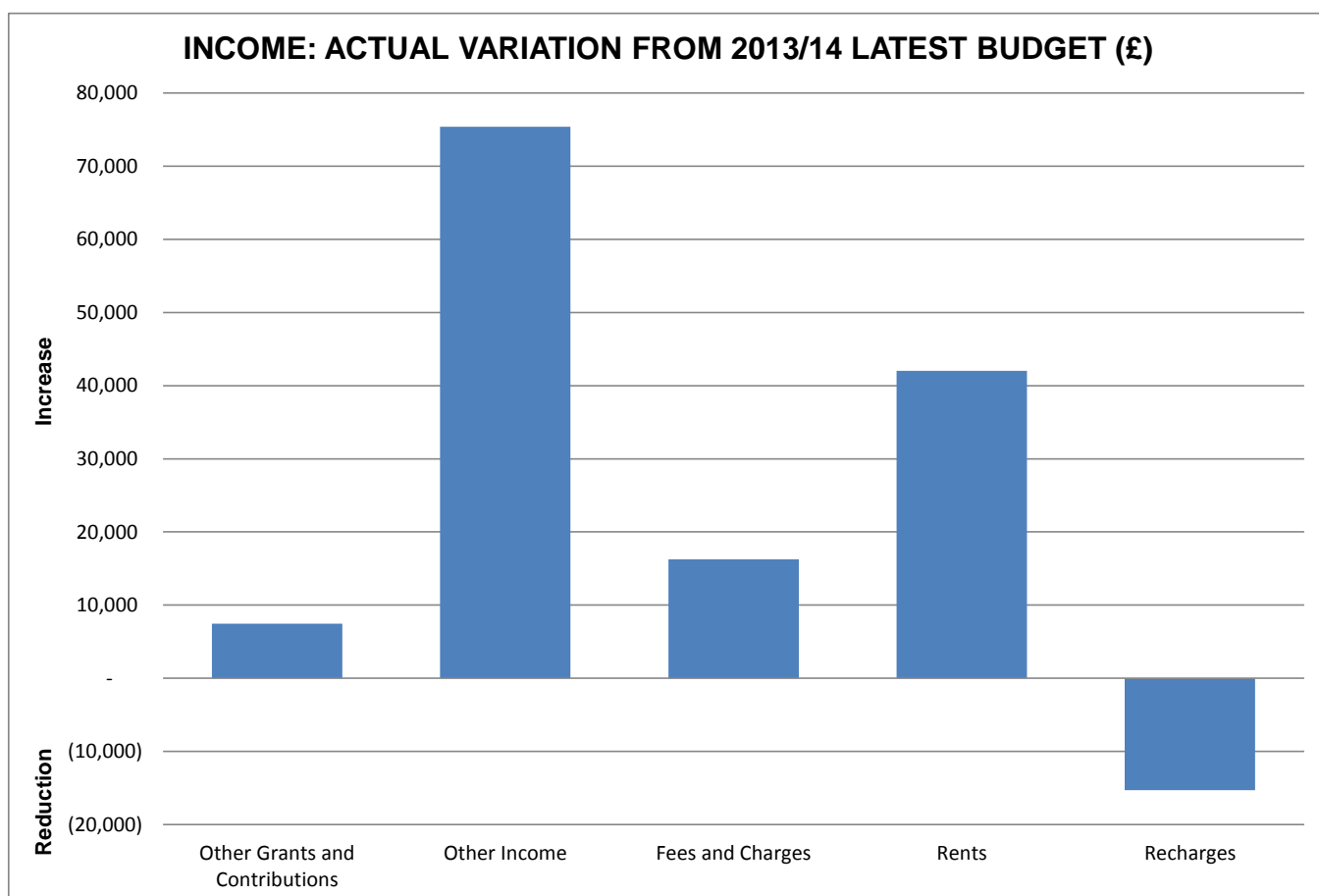
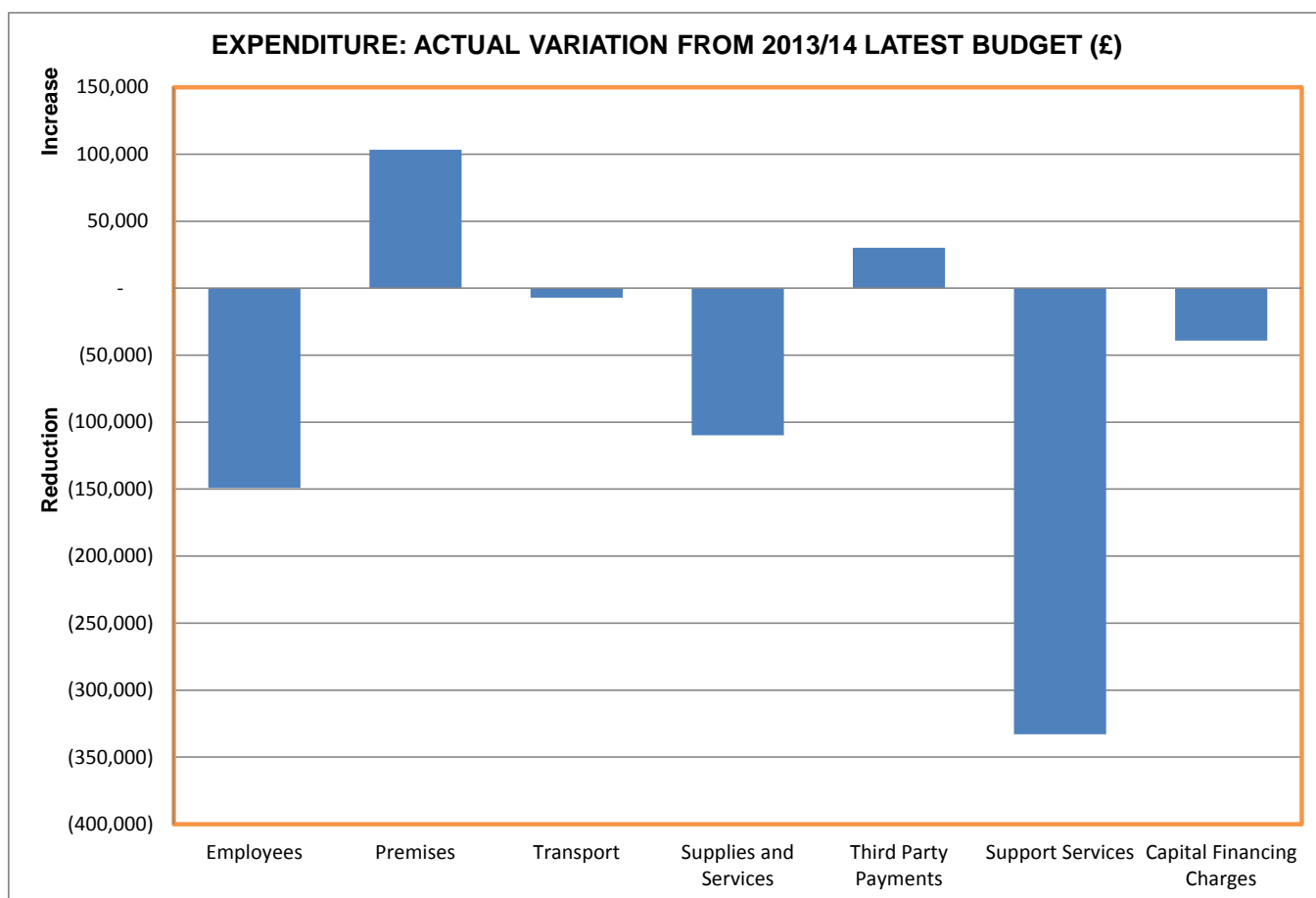


	LATEST BUDGET 2013/14 £	ACTUAL 2013/14 £	VARIATION 2013/14 £
<u>SUBJECTIVE ANALYSIS:</u>			
<u>EXPENDITURE:</u>			
Employees	2,522,600	2,373,515	(149,085) (F)
Premises	6,077,400	6,180,846	103,446 (A)
Transport	107,100	99,936	(7,164) (F)
Supplies and Services	687,100	577,271	(109,829) (F)
Third Party Payments	746,200	776,311	30,111 (A)
Support Services	3,919,100	3,586,192	(332,908) (F)
Capital Financing Charges	2,686,000	2,646,909	(39,091) (F)
TOTAL EXPENDITURE	16,745,500	16,240,980	(504,520) (F)
<u>INCOME:</u>			
Other Grants and Contributions	(3,400)	(10,872)	(7,472) (F)
Other Income	(220,500)	(295,909)	(75,409) (F)
Fees and Charges	(689,100)	(705,345)	(16,245) (F)
Rents	(25,213,900)	(25,255,923)	(42,023) (F)
Recharges	(3,199,600)	(3,184,296)	15,304 (A)
TOTAL INCOME	(29,326,500)	(29,452,345)	(125,845) (F)
NET COST OF SERVICES	(12,581,000)	(13,211,365)	(630,365) (F)

ACTUAL EXPENDITURE 2013/14**ACTUAL INCOME 2013/14**



HOUSING REVENUE ACCOUNT

	LATEST BUDGET 2013/14 £	ACTUAL 2013/14 £	VARIATION 2013/14 £	
<u>S7000 HOUSING REVENUE AC</u>				
R+M Housing HRA Repair+Maint	4,977,400	4,965,096	(12,304)	(F)
Housing Repairs Supervision	439,100	561,794	122,694	(A)
Electricity	300	255	(45)	(F)
Rates	9,400	1,733	(7,667)	(F)
Council Tax	19,000	18,229	(771)	(F)
Water Charges-Metered	33,400	33,973	573	(A)
	
Premises	5,478,600	5,581,080	102,480	(A)
	
Debt Recovery Agency Costs	4,000	2,229	(1,771)	(F)
Contributions To Provisions	15,000	48,698	33,698	(A)
Bad Debts Provision	181,900	99,064	(82,836)	(F)
	
Supplies and Services	200,900	149,991	(50,909)	(F)
	
Supervision & Management - General	2,887,300	2,487,966	(399,334)	(F)
Supervision & Management - Special	2,281,200	2,106,309	(174,891)	(F)
	
Support Services	5,168,500	4,594,275	(574,225)	(F)
	
REFCUS amortised to revenue	95,000	55,627	(39,373)	(F)
Depreciation on Council Dwellings	2,159,400	2,159,720	320	(A)
Depreciation on Other HRA Properties	403,800	403,712	(88)	(F)
Depreciation on Equipment	27,800	27,850	50	(A)
	
Capital Charges	2,686,000	2,646,909	(39,091)	(F)
	
TOTAL EXPENDITURE	13,534,000	12,972,255	(561,745)	(F)
	
INCOME				
Other Income	-	(1,657)	(1,657)	(F)
Other Licences	(4,100)	(4,023)	77	(A)
Heating Charges	(102,900)	(103,099)	(199)	(F)
Service Charges	(131,200)	(152,845)	(21,645)	(F)
Service Charges Supporting People	(129,400)	(132,278)	(2,878)	(F)
Water Charges	(31,100)	(31,391)	(291)	(F)
Rents-Housing	(24,420,500)	(24,473,818)	(53,318)	(F)
Rents-Garages	(473,400)	(475,006)	(1,606)	(F)
Rents-Others	(320,000)	(307,099)	12,901	(A)
General Fund	(37,900)	(37,900)	-	
General Fund- SP	(464,500)	(464,504)	(4)	(F)
	
TOTAL INCOME	(26,115,000)	(26,183,620)	(68,620)	(F)
	
NET COST OF SERVICES	(12,581,000)	(13,211,365)	(630,365)	(F)

HOUSING REVENUE ACCOUNT

	LATEST BUDGET 2013/14 £	ACTUAL 2013/14 £	VARIATION 2013/14 £	
S7000 HOUSING REVENUE AC (Continued)				
NET COST OF SERVICES	(12,581,000)	(13,211,365)	(630,365)	(F)
Debt Charges - Premiums+Discounts	11,400	11,374	(26)	(F)
Interest-Balances	(137,800)	(131,700)	6,100	(A)
Interest-Advances (SOCH)	(100)	(78)	22	(A)
Capital Charges - Adj	(95,000)	(55,627)	39,373	(A)
Depreciation Adj - Other HRA Property	(431,600)	-	431,600	(A)
NET OPERATIONAL EXPENDITURE / (INCOME)	(13,234,100)	(13,387,396)	(153,296)	(F)
External Interest	4,765,600	4,765,564	(36)	(F)
Appropriation Re Depn + MRA	3,211,600	3,348,175	136,575	(A)
Cap Fin-Rev Contr to Cap Outlay(GF+HIP)	208,300	153,813	(54,487)	(F)
Cont from Reserves	8,000	80,000	72,000	(A)
Cont from Reserves	(84,200)	(107,998)	(23,798)	(F)
employee benefits accruals	-	13,128	13,128	(A)
Net IAS19 Charges for Retirement Benefits	(490,100)	(390,808)	99,292	(A)
Employers Contris payable to Pension Fd	223,200	201,225	(21,975)	(F)
Pensions Interest+Rate of Return Assets	185,200	134,900	(50,300)	(F)
Contribution to HRA Capital Invest Reserve	5,165,500	5,148,397	(17,103)	(F)
Taken From/To Balances	(41,000)	(41,000)	-	
Balance Brought Forward	(1,282,500)	(1,282,500)	-	
Balance Carried Forward	(1,323,500)	(1,323,500)	-	

Variations:Premises:

Housing Revenue Repairs and Maintenance Expenditure (H14, H15)	(12,300)	(F)
Housing Repairs Supervision recharge from Supervision & Management	122,700	(A)

Supplies and Services:

Increased HRA Insurances Provision assessment	33,700	(A)
Reduced bad debt provision due to improved arrears performance	(82,800)	(F)

Support Services - See individual services for detail

Supervision & Management - General (H7)	(399,300)	(F)
Supervision & Management - Special (H9-H13)	(174,900)	(F)

Income:

Increased leasehold service charge income	(21,600)	(F)
Increased housing rents due to reduced void loss	(53,300)	(F)
Reduced shop rents due to voids and rent free periods	12,900	(A)

Capital Charges/Adjustments:

Reduced capital expenditure on grants, reducing REFCUS charge	(39,400)	(F)
Capital Charges - Adj (reversal of above)	39,400	(A)
Increased contribution from HRA Retirement Reserve, to fund retirement and redundancy in year	(23,800)	(F)
Increased contribution to replenish HRA Retirement Reserve	72,000	(A)
Capital Financing / Major Repairs Allowance & Reserve		
Increased MRA (Major Repairs Allowance) for dwellings to contribute to MRR (Major Repairs Reserve)	136,600	(A)
Accounting change: non-dwelling depreciation now retained in MRR, not credited back to HRA	431,600	(A)
Reduced revenue contribution to capital (RCCO) required to fund capital programme	(54,500)	(F)

Difference from budget in reversal of non-cash accounting adjustments within Supervision & Management:

Holiday Accruals	13,100	(A)
IAS 19 Pension adjustments	27,000	(A)

Reduced contribution to HRA Capital Investment Reserve, due to combination of all other variations	(17,100)	(F)
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HOUSING REVENUE ACCOUNT

	LATEST BUDGET 2013/14 £	ACTUAL 2013/14 £	VARIATION 2013/14 £
<u>S7010 HSG SUP+MAN GENERAL</u>			
DIRECT EXPENDITURE			
Premises	109,700	131,907	22,207 (A)
Supplies and Services	161,700	166,783	5,083 (A)
Third Party Payments	292,900	295,222	2,322 (A)
TOTAL DIRECT EXPENDITURE	564,300	593,912	29,612 (A)
DIRECT INCOME			
Other Grants and Contributions	-	(5,078)	(5,078) (F)
Other Income	(211,100)	(265,154)	(54,054) (F)
TOTAL DIRECT INCOME	(211,100)	(270,232)	(59,132) (F)
NET DIRECT (INCOME) / EXPENDITURE	353,200	323,680	(29,520) (F)
Support Services	2,973,200	2,726,080	(247,120) (F)
Recharges	(439,100)	(561,794)	(122,694) (F)
NET EXPENDITURE / (INCOME) TO SUMMARY	2,887,300	2,487,966	(399,334) (F)

Variations:Premises:

Non Capitalisable costs of Fetherston Court Redevelopment:

Council Tax and utility costs for vacant properties 22,200 (A)

Supplies and Services:

Reduced External Audit cost of grant claims (10,900) (F)

Additional costs 8,900 (A)

Third Party Payments:

Increased legal costs 16,700 (A)

Increased court fees - met by income for court costs recovery 10,100 (A)

Lower than budgeted use of consultants (31,400) (F)

Other Income:

Increased Solar Panel income (12,900) (F)

Insurance income increase (12,300) (F)

Costs recovered (18,700) (F)

Supports Services:

Changes in allocations (247,100) (F)

Recharges:

Changes in costs to be allocated (122,694) (F)

HOUSING REVENUE ACCOUNT

	LATEST BUDGET 2013/14 £	ACTUAL 2013/14 £	VARIATION 2013/14 £
<u>S7200 HOUSING SERVICES</u>			
DIRECT EXPENDITURE			
Employees	1,447,800	1,373,934	(73,866) (F)
Premises	300	-	(300) (F)
Transport	40,200	39,128	(1,072) (F)
Supplies and Services	115,300	82,960	(32,340) (F)
Third Party Payments	110,400	138,023	27,623 (A)
TOTAL DIRECT EXPENDITURE	1,714,000	1,634,045	(79,955) (F)
DIRECT INCOME			
Other Income	-	(397)	(397) (F)
TOTAL DIRECT INCOME	-	(397)	(397) (F)
NET DIRECT (INCOME) / EXPENDITURE	1,714,000	1,633,648	(80,352) (F)
Support Services	544,400	486,450	(57,950) (F)
Recharges	(2,258,100)	(2,120,098)	138,002 (A)
NET EXPENDITURE / (INCOME) TO SUMMARY	300	-	(300) (F)

Variations:Employees:

Staffing changes	(64,900) (F)
IAS 19 Pension adjustments	(16,100) (F)
Redundancy payments, to be funded from HRA Retirement Reserve	25,000 (A)
Change in holiday accruals	(11,400) (F)

Supplies and Services:

Reduced publicity and promotion	(19,000) (F)
Reduced printing costs	(14,100) (F)

Third Party Payments:

Increased legal fees	25,300 (A)
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Supports Services:

Changes in allocations	(58,000) (F)
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Recharges:

Changes in costs to be allocated	138,002 (A)
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HOUSING REVENUE ACCOUNT

	LATEST BUDGET 2013/14 £	ACTUAL 2013/14 £	VARIATION 2013/14 £
<u>7015 HOUSING SUPERVISION & MANAGEMENT</u>			
S7410 WARWICK RESPONSE	631,400	536,888	(94,512) (F)
S7430 VERY SHELTERED HSG	341,800	316,333	(25,467) (F)
S7440 SUPPORTED HSG	198,000	187,668	(10,332) (F)
S7450 CENTRAL HEATING	173,300	163,292	(10,008) (F)
S7460 COMMUNITY CENTRES	12,200	7,403	(4,797) (F)
S7620 HSG OPEN SPACES	399,600	395,827	(3,773) (F)
S7630 HSG COMMUNAL AREAS	366,100	337,795	(28,305) (F)
S7635 ESTATE SUPERVISORS	158,800	161,103	2,303 (A)
NET COST TO HRA SUMMARY	2,281,200	2,106,309	(174,891) (F)

S7410 WARWICK RESPONSE**DIRECT EXPENDITURE**

Employees	594,700	549,774	(44,926) (F)
Premises	6,800	6,409	(391) (F)
Transport	54,400	47,503	(6,897) (F)
Supplies and Services	116,700	84,553	(32,147) (F)
Third Party Payments	100	662	562 (A)

TOTAL DIRECT EXPENDITURE	772,700	688,901	(83,799) (F)
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DIRECT INCOME

Other Grants and Contributions	(3,400)	(5,794)	(2,394) (F)
Other Income	(1,000)	(11)	989 (A)
Fees and Charges	(293,300)	(283,968)	9,332 (A)

TOTAL DIRECT INCOME	(297,700)	(289,773)	7,927 (A)
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NET DIRECT (INCOME) / EXPENDITURE	475,000	399,128	(75,872) (F)
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Support Services	156,400	137,760	(18,640) (F)
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NET EXPENDITURE / (INCOME) TO S & M SUMMARY	631,400	536,888	(94,512) (F)
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Variations:Employees:

Staffing changes	(33,800) (F)
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Supplies and Services:

Reduced furniture and equipment purchases	(15,700) (F)
Reduced third party income paid over	(12,300) (F)

Fees and Charges:

Reduced income due to third parties	11,300 (A)
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Supports Services:

Changes in allocations	(18,600) (F)
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HOUSING REVENUE ACCOUNT

	LATEST BUDGET 2013/14 £	ACTUAL 2013/14 £	VARIATION 2013/14 £
<u>S7430 VERY SHELTERED HSG</u>			
DIRECT EXPENDITURE			
Employees	240,100	219,009	(21,091) (F)
Premises	12,100	11,245	(855) (F)
Transport	1,600	3,570	1,970 (A)
Supplies and Services	41,800	35,000	(6,800) (F)
Third Party Payments	2,100	1,944	(156) (F)
TOTAL DIRECT EXPENDITURE	297,700	270,768	(26,932) (F)
DIRECT INCOME			
Other Income	(2,900)	(2,815)	85 (A)
TOTAL DIRECT INCOME	(2,900)	(2,815)	85 (A)
NET DIRECT (INCOME) / EXPENDITURE	294,800	267,953	(26,847) (F)
Support Services	47,000	48,380	1,380 (A)
NET EXPENDITURE / (INCOME) TO S & M SUMMARY	341,800	316,333	(25,467) (F)
<u>Variations:</u> <u>Employees:</u> Staffing changes (15,900) (F)			

S7440 SUPPORTED HSG

DIRECT EXPENDITURE			
Employees	113,900	97,526	(16,374) (F)
Premises	3,700	4,637	937 (A)
Transport	10,300	9,424	(876) (F)
Supplies and Services	32,400	38,930	6,530 (A)
Third Party Payments	500	-	(500) (F)
TOTAL DIRECT EXPENDITURE	160,800	150,517	(10,283) (F)
DIRECT INCOME			
Other Income	(100)	(208)	(108) (F)
TOTAL DIRECT INCOME	(100)	(208)	(108) (F)
NET DIRECT (INCOME) / EXPENDITURE	160,700	150,309	(10,391) (F)
Support Services	37,300	37,359	59 (A)
NET EXPENDITURE / (INCOME) TO S & M SUMMARY	198,000	187,668	(10,332) (F)
<u>Variations:</u> <u>Employees:</u> Staffing changes (14,400) (F)			

HOUSING REVENUE ACCOUNT

	LATEST BUDGET 2013/14 £	ACTUAL 2013/14 £	VARIATION 2013/14 £
<u>S7450 CENTRAL HEATING</u>			
DIRECT EXPENDITURE			
Premises	166,300	153,106	(13,194) (F)
Supplies and Services	1,900	2,157	257 (A)
TOTAL DIRECT EXPENDITURE	168,200	155,263	(12,937) (F)
Support Services	5,100	8,029	2,929 (A)
NET EXPENDITURE / (INCOME) TO S & M SUMMARY	173,300	163,292	(10,008) (F)

Variations:Premises:

Reduced gas costs - particularly Radcliffe Gardens (13,900) (F)

S7460 COMMUNITY CENTRES

DIRECT EXPENDITURE			
Premises	8,100	7,596	(504) (F)
Supplies and Services	4,200	-	(4,200) (F)
TOTAL DIRECT EXPENDITURE	12,300	7,596	(4,704) (F)
DIRECT INCOME			
Other Income	(700)	(720)	(20) (F)
TOTAL DIRECT INCOME	(700)	(720)	(20) (F)
NET DIRECT (INCOME) / EXPENDITURE	11,600	6,876	(4,724) (F)
Support Services	600	527	(73) (F)
NET EXPENDITURE / (INCOME) TO S & M SUMMARY	12,200	7,403	(4,797) (F)

S7620 HSG OPEN SPACES

DIRECT EXPENDITURE			
Premises	33,200	22,428	(10,772) (F)
Supplies and Services	-	130	130 (A)
Third Party Payments	286,000	291,036	5,036 (A)
TOTAL DIRECT EXPENDITURE	319,200	313,594	(5,606) (F)
Support Services	80,400	82,233	1,833 (A)
NET EXPENDITURE / (INCOME) TO S & M SUMMARY	399,600	395,827	(3,773) (F)

Variations:Premises:

Reduced electricity usage (13,600) (F)

HOUSING REVENUE ACCOUNT

	LATEST BUDGET 2013/14 £	ACTUAL 2013/14 £	VARIATION 2013/14 £
<u>S7630 HSG COMMUNAL AREAS</u>			
DIRECT EXPENDITURE			
Premises	300,700	289,833	(10,867) (F)
Supplies and Services	600	124	(476) (F)
TOTAL DIRECT EXPENDITURE	301,300	289,957	(11,343) (F)
Support Services	64,800	47,838	(16,962) (F)
NET EXPENDITURE / (INCOME) TO S & M SUMMARY	366,100	337,795	(28,305) (F)

Variations:Premises:

Reduced electricity costs (13,600) (F)

Supports Services:

Changes in allocations (17,000) (F)

S7635 ESTATE SUPERVISORS

DIRECT EXPENDITURE			
Employees	126,100	133,272	7,172 (A)
Premises	15,800	10,507	(5,293) (F)
Transport	600	311	(289) (F)
Supplies and Services	6,400	5,698	(702) (F)
TOTAL DIRECT EXPENDITURE	148,900	149,788	888 (A)
DIRECT INCOME			
Other Income	-	(153)	(153) (F)
TOTAL DIRECT INCOME	-	(153)	(153) (F)
NET DIRECT (INCOME) / EXPENDITURE	148,900	149,635	735 (A)
Support Services	9,900	11,468	1,568 (A)
NET EXPENDITURE / (INCOME) TO S & M SUMMARY	158,800	161,103	2,303 (A)

HOUSING REVENUE ACCOUNT

	LATEST BUDGET 2013/14 £	ACTUAL 2013/14 £	VARIATION 2013/14 £
<u>S7900 HOUSING REPAIRS - MAJOR</u>			
7900 REPM PAINTING & DECORATIONS	514,400	501,490	(12,910) (F)
7901 REPM CONCRETE REPAIRS	29,900	18,141	(11,759) (F)
7910 REPM ELECTRICAL REPAIRS	601,400	458,899	(142,501) (F)
7912 REPM GAS/HEATING MAINTENANCE	632,000	581,008	(50,992) (F)
7914 REPM LIFT & STAIRLIFT MAINTENANCE	114,800	80,978	(33,822) (F)
7916 REPM DOOR ENTRY & SECURITY MAINTENANCE	60,000	38,893	(21,107) (F)
7918 REPM SHOP MAINTENANCE	10,700	3,659	(7,041) (F)
7922 REPM LEGIONELLA TESTING	34,600	4,093	(30,507) (F)
7930 REPM HRA PATHS AND SURFACING	100,000	99,813	(187) (F)
7940 REPM HRA ASBESTOS WORKS	490,600	173,589	(317,011) (F)
NET COST TO HRA SUMMARY	2,588,400	1,960,563	(627,837) (F)

Variations:Electrical Repairs:

Delays in programmes of work (142,500) (F)

Gas/Heating Maintenance:

Reduced revenue repairs, partly covers significant increased costs of Capital heating replacement (51,000) (F)

Lift & Stairlift Maintenance:

No major refurbishments required (33,800) (F)

Door Entry & Security Maintenance:

Reduced expenditure necessary (21,100) (F)

Legionella Testing:

Reduced expenditure necessary (30,500) (F)

Asbestos Works:

Delays in programme (317,000) (F)

S7950 HOUSING REPAIRS - RESPONSIVE

7960 REPR VOID REPAIR CONTRACT	874,700	1,073,972	199,272 (A)
7962 REPR GARAGES: VOID REPAIRS	11,900	-	(11,900) (F)
7964 REPR OUT OF HOURS CONTRACT	53,000	1,592	(51,408) (F)
7966 REPR DAY TO DAY REPAIRS CONTRACT	1,393,500	1,849,403	455,903 (A)
7968 REPR GARAGES: RESPONSIVE REPAIRS	55,900	79,566	23,666 (A)
NET COST TO HRA SUMMARY	2,389,000	3,004,533	615,533 (A)

Variations:Void Repairs:

187,400 (A)

There were a number extensive voids costing up to £60K, as well as high volumes of house and garden clearances.

Responsive and Out of Hours Repairs:

428,200 (A)

Response repairs have been run on the open book method commencing 2013/14, therefore costs are based on actual costs rather than a fixed schedule of rates, making unit costs less predictable.

As other open book contracts were not mobilised in time, approximately £500k worth of planned works were undertaken on this contract, only £300k has been transferred to other budgets due to the difficulty in identifying these costs.