

APPENDIX 3

Housing Revenue Account - Income & Expenditure Account

	2025/26 Budget £000	2025/26 Forecast £000	2026/27 Budget £000	2027/28 Estimate £000	2028/29 Estimate £000
Income					
Dwelling rents	(54,001)	(54,001)	(57,123)	(59,529)	(61,842)
Non-dwelling rents	(276)	(258)	(270)	(279)	(287)
Charges for services and facilities	(3,768)	(3,588)	(3,464)	(3,551)	(3,622)
Contributions to expenditure	(438)	(549)	(333)	(341)	(348)
Total income	(58,483)	(58,396)	(61,190)	(63,700)	(66,099)
Expenditure					
Repairs and Maintenance	14,031	15,828	16,505	16,809	16,813
Supervision and Management	18,373	17,617	18,833	19,304	20,162
Rent, rates, taxes and other charges	447	382	337	345	354
Bad or doubtful debts	400	400	500	500	500
Total expenditure	33,251	34,227	36,175	36,958	37,829
Net operating (surplus) / deficit	(25,232)	(24,169)	(25,015)	(26,742)	(28,270)
Capital charges					
Debt management costs	377	380	389	399	409
Depreciation	15,300	15,300	16,000	16,498	17,025
Net interest payable	5,425	4,725	5,475	5,725	6,596
Total capital charges	21,102	20,405	21,864	22,622	24,030
Net (surplus) / deficit	(4,130)	(3,764)	(3,151)	(4,120)	(4,240)