

**Housing Revenue Account (HRA) Revenue Outturn Variance Analysis as at 31 December 2023**

Favourable variances are bracketed and in red - £(0.000)m. Unfavourable variances are in black - £0.000m.

<b>HRA - £0.044m</b>	<b>£'m</b>
Recharges from General Fund, reductions in Customer Services and Admin Services due to vacancies, and increases in ICT due to HMS implementation project, Communications reflecting actual activity, Insurance and Risk Management due to more accurate charging.	0.091
Favourable variance within Income Management Team due to vacancies	(0.071)
Favourable variance in Community Centres utility costs and reduction in cleaning contract cost	(0.068)
Community Centres Rates charge dated back to 2016	0.177
x2 Vacancies within the Voids Maintenance team, currently anticipating to be filled in January 2024, but covering with contractors.	(0.054)
Vacancies within the Tenancy and Estates Team forecasting to be filled before financial year end.	(0.116)
Vacancy in Compliance Services, anticipated recruitment during January	(0.059)
Yorke Drive - Delays in progress of the scheme (planning consents) have led to significant underspends in current financial year	(0.394)
The cost and number of properties for the current year programme of boiler servicing, along with any subsequent repair costs, far outweighs the budgetary provision within the service. A number of properties impacted by the floods have added further costs.	0.200
Weekly Income at Gladstone House reduced by 25% due to the Careline cover terminating in house service in 2022/23, not yet reflected in the budget.	0.080
Broadleaves Meal Charge income unfavourable variance due to no weekend provision and residents opting out of the service	0.044
Yorke Drive losses Council Tax Voids forecast based on 2022/23 levels	(0.020)
Vacancy Factor	0.269
Other small variances	(0.035)
<b>Total</b>	<b>0.044</b>