Derby City Council **APPENDIX 4**
Business Planning Assumptions
30 Year Housing Revenue Account

		Expenditure								Income										
Year		Major Repairs Allowance	Contribution to Repairs Account (net)	Provision for bad & doubtful debts	Estates Pride	Supervision and Management	Capital Financing Mainstream	Capital Financing ALMO	Total Expenditure	Gross Rent	HRA Subsidy Receivable/ (Payable) (Mainstream)	HRA Subsidy Receivable (ALMO)	HRA Subsidy Receivable/ (Payable) (Total)	Community Facilities & Other Income	Total Income	Net Income/ (Expenditure)	General Reserves Balance Brought Forward	Interest	Balance Carried Forward	Overall Change In Year
		£000	£000	£000	£000	£000	£000	£000	£000	£000	£000	£000	£000	£000	£000	£000	£000	£000	£000	£000
2007/08	2	7,504	8,800	592	2,947	13,951	4,557	5,019	43,371	38,678	(3,782)	7,774	3,992	231	42,901	-470	15,482	648	15,660	**178**
2008/09	3	7,729	8,965	608	2,749	13,921	4,585	5,046	43,603	41,046	(5,858)	7,774	1,916	240	43,202	-402	15,660	657	15,916	**256**
2009/10	4	7,847	9,142	623	3,769	13,934	4,473	5,011	44,800	42,624	(6,917)	7,774	857	250	43,731	-1,069	15,916	654	15,501	**-415**
2010/11	5	7,982	9,510	639	3,647	14,057	4,468	4,564	44,867	44,170	(7,894)	7,774	-120	260	44,310	-557	15,501	647	15,591	**90**
2011/12	6	8,120	9,697	632	0	14,263	4,485	4,564	41,761	45,765	(8,887)	4,564	-4,323	270	41,711	-50	15,591	662	16,202	**612**
2012/13	7	8,260	9,888	643	3,800	14,473	4,536	4,564	46,163	47,409	(9,886)	4,564	-5,322	281	42,368	-3,795	16,202	608	13,015	**-3,187**
2013/14	8	8,402	10,083	655	3,903	14,821	4,515	4,564	46,942	49,105	(10,994)	4,564	-6,431	292	42,966	-4,026	13,015	468	9,457	**-3,558**
2014/15	9	8,547	10,282	666	4,008	15,233	4,509	4,564	47,808	50,853	(12,131)	4,564	-7,567	304	43,590	-4,218	9,457	312	5,552	**-3,905**
2015/16	10	8,694	10,484	678	4,116	15,544	4,522	4,564	48,601	52,655	(13,289)	4,564	-8,725	316	44,246	-4,355	5,552	143	1,340	**-4,212**
2016/17	11	8,844	10,691	690	4,227	15,584	4,555	4,564	49,154	54,513	(14,471)	4,564	-9,908	329	44,935	-4,219	1,340	-33	-2,912	**-4,252**
2017/18	12	8,996	10,901	702	4,341	15,992	4,627	4,564	50,122	55,750	(14,937)	4,564	-10,373	342	45,719	-4,403	-2,912	-217	-7,533	**-4,621**
2018/19	13	9,151	11,116	714	4,459	16,359	4,662	4,564	51,024	57,015	(15,452)	4,564	-10,888	356	46,483	-4,541	-7,533	-417	-12,490	**-4,958**
2019/20	14	9,308	11,335	727	4,579	16,730	4,665	4,564	51,907	58,309	(16,014)	4,564	-11,451	371	47,229	-4,679	-12,490	-630	-17,799	**-5,309**
2020/21	15	9,469	11,558	739	4,703	17,166	4,667	4,564	52,866	59,632	(16,591)	4,564	-12,027	385	47,990	-4,876	-17,799	-860	-23,535	**-5,736**
2021/22	16	9,632	11,786	752	4,830	17,541	4,670	4,564	53,775	60,985	(17,183)	4,564	-12,619	401	48,767	-5,008	-23,535	-1,107	-29,650	**-6,114**
2022/23	17	9,798	12,018	765	4,960	17,962	4,673	4,564	54,740	62,369	(17,789)	4,564	-13,226	417	49,561	-5,180	-29,650	-1,370	-36,200	**-6,550**
2023/24	18	9,967	12,255	779	5,094	18,428	4,676	4,564	55,762	63,785	(18,412)	4,564	-13,848	434	50,371	-5,391	-36,200	-1,653	-43,244	**-7,044**
2024/25	19	10,138	12,496	792	5,232	18,835	4,678	4,564	56,736	65,233	(19,050)	4,564	-14,486	451	51,198	-5,538	-43,244	-1,956	-50,737	**-7,493**
2025/26	20	10,313	12,743	806	5,373	19,287	4,681	4,564	57,767	66,713	(19,704)	4,564	-15,141	470	52,042	-5,725	-50,737	-2,278	-58,740	**-8,003**
2026/27	21	10,490	12,994	820	5,518	19,786	4,684	4,564	58,856	68,227	(20,376)	4,564	-15,812	489	52,904	-5,952	-58,740	-2,623	-67,315	**-8,575**
2027/28	22	10,671	13,250	835	5,667	20,226	4,688	4,564	59,899	69,776	(21,064)	4,564	-16,500	508	53,784	-6,115	-67,315	-2,991	-76,421	**-9,106**
2028/29	23	10,855	13,511	849	5,820	20,732	4,691	4,564	61,021	71,360	(21,770)	4,564	-17,206	529	54,683	-6,338	-76,421	-3,383	-86,141	**-9,721**
2029/30	24	11,042	13,777	864	5,977	21,244	4,694	4,564	62,162	72,980	(22,494)	4,564	-17,930	550	55,600	-6,562	-86,141	-3,800	-96,503	**-10,362**
2030/31	25	11,232	14,048	879	6,138	21,720	4,697	4,564	63,279	74,637	(23,236)	4,564	-18,672	572	56,537	-6,742	-96,503	-4,245	-107,491	**-10,987**
2031/32	26	11,426	14,325	895	6,304	22,243	4,701	4,564	64,457	76,332	(23,997)	4,564	-19,434	595	57,493	-6,964	-107,491	-4,716	-119,171	**-11,680**
2032/33	27	11,622	14,607	910	6,474	22,814	4,704	4,564	65,697	78,065	(24,778)	4,564	-20,214	619	58,470	-7,227	-119,171	-5,218	-131,616	**-12,445**
2033/34	28	11,823	14,895	926	6,649	23,348	4,708	4,564	66,913	79,837	(25,578)	4,564	-21,015	644	59,467	-7,446	-131,616	-5,752	-144,814	**-13,198**
2034/35	29	12,026	15,188	943	6,829	23,891	4,712	4,564	68,152	81,650	(26,399)	4,564	-21,836	670	60,485	-7,667	-144,814	-6,318	-158,798	**-13,984**
2035/36	30	12,233	15,488	959	7,013	24,466	4,715	4,564	69,439	83,505	(27,241)	4,564	-22,677	697	61,524	-7,914	-158,798	-6,917	-173,630	**-14,831**
2036/37	31	12,444	15,793	976	7,202	25,058	4,719	4,564	70,756	85,401	(28,104)	4,564	-23,540	725	62,586	-8,170	-173,630	-7,553	-189,353	**-15,723**
2037/38	32	12,659	16,703	993	7,397	25,665	4,723	4,564	72,703	87,340	(28,989)	4,564	-24,425	754	63,670	-9,033	-189,353	-8,239	-206,625	**-17,272**

Assumptions:

Estate Sustainability		**15m**		
variable % - first 5 yrs		**70**		
variable % - thereafter		**70**		
rebasing	restruct	**0.2**	%	Current year 0.2%
post restruct	restruct	**0.4**	%	