

Derby Homes Ltd

Operating Statement: November 2008

External Management & Consultancy Services

		PERIOD			YEAR TO DATE		
		Budget	Actual	Variance	Budget	Actual	Variance
Note	<u>Contract 1 : Walbrook Housing</u>						
1	Rents	19,398	18,099	(1,299)	155,187	148,896	(6,291)
	Fee income	2,642	2,641	(1)	21,134	24,115	2,981
	Less:						
	Employee Costs	1,215	1,250	(35)	9,718	9,857	(139)
2	Other Expenditure	19,523	18,824	699	156,187	150,891	5,296
	Surplus/(Deficit)	<u>1,302</u>	<u>666</u>	<u>(636)</u>	<u>10,416</u>	<u>12,263</u>	<u>1,847</u>
	<u>Contract 2 : NCHA Bedford Street</u>						
	Income	667	666	(1)	5,333	5,333	(0)
	Less:						
	Employee Costs	0	0	0	0	0	0
	Other Expenditure	0	0	0	0	0	0
	Surplus/(Deficit)	<u>667</u>	<u>666</u>	<u>(1)</u>	<u>5,333</u>	<u>5,333</u>	<u>(0)</u>
	<u>Contract 3 : NCHA 199 Units</u>						
1	Income	0	0	0	0	0	0
	Less:						
	Employee Costs	0	0	0	0	0	0
2	Other Expenditure	0	0	0	0	0	0
	Surplus/(Deficit)	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
	<u>Green Hill Apartments</u>						
	Rents	0	713	713	0	5,949	5,949
	Fee income & Service charges	0	(2,070)	(2,070)	0	25,528	25,528
	Less:						
	Employee Costs	0	0	0	0	0	0
	Other Expenditure	0	319	(319)	0	30,014	(30,014)
	Surplus/(Deficit)	<u>0</u>	<u>(1,676)</u>	<u>(1,676)</u>	<u>0</u>	<u>1,463</u>	<u>1,463</u>
	<u>New Build</u>						
	Income	0	0	0	0	10,000	10,000
	Less:						
	Employee Costs	0	0	0	0	0	0
	Other Expenditure	0	0	0	0	16,956	(16,956)
	Surplus/(Deficit)	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>(6,956)</u>	<u>(6,956)</u>
	<u>Consultancy & Secondment</u>						
	Income	3,792	457	(3,335)	30,333	63,134	32,801
	Less:						
	Employee Costs	3,612	1,554	2,058	28,897	32,182	(3,285)
	Other Expenditure	83	0	83	667	18,406	(17,739)
	Surplus/(Deficit)	<u>96</u>	<u>(1,097)</u>	<u>(1,193)</u>	<u>770</u>	<u>12,546</u>	<u>11,776</u>

Total External Management & Consultancy

Rents (agreed to Operating Statement A)	19,398	18,812	(586)	155,187	154,845	(342)
Income (agreed to Operating Statement B)	7,101	1,694	(5,407)	56,801	128,110	71,309
Less:						
Employee Costs (included in Operating Statement C)	4,827	2,804	2,023	38,615	42,039	(3,424)
Expenses (included in operating statement)	19,605	19,143	462	156,853	216,267	(59,414)
Surplus/(Deficit)	<u>2,067</u>	<u>(1,441)</u>	<u>(3,508)</u>	<u>16,519</u>	<u>24,649</u>	<u>8,130</u>

Notes

- 1) Income includes rents collected for managed properties and management fees
2) Other expenditure includes payments of rents collected and other management costs

PLEASE NOTE: Our convention for presenting financial information is:

- Income will be shown without brackets
- Under achieved income variances will be shown with brackets
- Expenditure will be shown without brackets
- Overspent expenditure variances will be shown with brackets
- Surpluses will be shown without brackets
- Deficits will be shown with brackets

Other Council Services

	PERIOD			YEAR TO DATE		
	Budget	Actual	Variance	Budget	Actual	Variance
<u>Housing Options Homeless Initiative</u>						
Income	5,417	3,855	(1,562)	43,333	45,451	2,118
Less:						
Employee Costs	1,070	1,325	(255)	8,562	9,476	(914)
Other Expenditure	3,750	4,843	(1,093)	30,000	31,360	(1,360)
Surplus/(Deficit)	<u>596</u>	<u>(2,313)</u>	<u>(2,909)</u>	<u>4,771</u>	<u>4,615</u>	<u>(156)</u>
<u>London Road Homeless Accomodation</u>						
Income	2,447	2,447	(0)	19,579	19,576	(3)
Less:						
Employee Costs	1,070	1,037	33	8,562	8,532	30
Other Expenditure	794	793	1	6,353	7,176	(823)
Surplus/(Deficit)	<u>583</u>	<u>617</u>	<u>34</u>	<u>4,663</u>	<u>3,868</u>	<u>(795)</u>

Total Other Council Services

Income (agreed to Operating Statement D)	7,864	6,302	(1,562)	62,912	65,027	2,115
Less:						
Employee Costs (included in Operating Statement C)	2,141	2,362	(222)	17,124	18,008	(884)
Expenses (included in Operating Statement)	4,544	5,636	(1,092)	36,353	38,536	(2,183)
Surplus/(Deficit)	<u>1,179</u>	<u>(1,696)</u>	<u>(2,875)</u>	<u>9,435</u>	<u>8,483</u>	<u>(952)</u>

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