

Elderpark Housing Association Limited

Property Revenue Account

Year Ending 31st March 2020

	3 Months Ended 30th June 2019 £	3 Months Ended 30th September 2019 £	3 Months Ended 31st December 2019 £	3 Months Ended 31st March 2020 £	TOTAL £
<b>INCOME</b>					
Rent Receivable	1,264,378	1,264,378	1,264,378	1,264,378	5,057,511
Less: Voids	(11,888)	(11,888)	(11,888)	(11,888)	(47,553)
	1,252,489	1,252,489	1,252,489	1,252,489	5,009,958
Annual Amortisation of Grant	376,087	376,087	376,087	376,087	1,504,347
Service Charges Income	25,440	25,547	25,691	25,991	102,669
	1,654,016	1,654,123	1,654,267	1,654,567	6,616,974
<b>EXPENDITURE</b>					
Management Expenses:					
Employee & Admin Costs	438,829	386,466	384,935	389,927	1,600,157
Estate Costs:					
Repairs & Maintenance	160,821	160,821	160,821	157,237	639,700
Planned Maintenance	3,600	6,600	6,600	4,200	21,000
Cyclical Maintenance	84,741	127,241	36,241	27,777	276,000
Insurance	18,865	18,865	18,865	18,865	75,459
Legal Expenses	5,923	5,923	5,923	5,923	23,690
Service Expenses	23,832	23,918	24,182	22,068	93,999
Environmental Services	29,230	35,730	29,230	29,230	123,421
Tenant Services	14,260	14,760	13,510	14,262	56,793
Tenancy Sustainment	2,500	3,600	3,600	3,600	13,300
Other Council Tax - Voids	375	375	375	375	1,500
Bad Debts	15,000	15,000	15,000	15,000	60,000
Loan Interest	145,967	146,808	145,923	143,235	581,932
Depreciation on Properties	628,755	628,755	628,755	628,755	2,515,019
	1,572,697	1,574,861	1,473,960	1,460,453	6,081,971
<b>Surplus (Deficit)</b>	<b>81,319</b>	<b>79,263</b>	<b>180,307</b>	<b>194,114</b>	<b>535,003</b>