

COUNCIL HOUSING (HOUSING REVENUE ACCOUNT)
BUDGET FOR 2012/13

RENTS BELOW GOVERNMENT "RENT RESTRUCTURING" RENT ASSUMED TO RISE TO THAT LEVEL AS FAST AS POSSIBLE. RENTS ABOVE "RENT RESTRUCTURING" RENT ASSUMED TO MOVE ONE FOURTH OF THE WAY TOWARDS "RENT RESTRUCTURING" LEVEL.

A		B	C
	RENT CALCULATION	RENT NOW ABOVE GOVERNMENTS RENT RESTRUCTURING LEVEL 4 bed house Weekly rent £ p	RENT NOW BELOW GOVERNMENTS RENT RESTRUCTURING LEVEL 1 bed flat Weekly rent £ p
1	General Service Charge now	2.61	6.86
2	Rent now	127.45	61.32
3	ADD 6.1% (Inflation 5.6% plus 0.5% increase)	7.77	3.74
4	Rent before adjustment to Government rent	135.22	65.06
5	Government's "Rent Restructuring" rent	104.58	68.11
6	Rent is above Government Rent Restructuring Rent so moves one fourth of the way towards the Government's Formula rent	7.66	
7	Rent is below Government Formula Rent so moves all the way to Government's Formula rent		3.05
8	Rent before limits applied	127.56	68.11
9	New General Service Charge, say	2.61	7.24
10	Rent & General Service Charge before limits applied	130.17	75.35
11	Limit, cannot increase by more than inflation (5.6%) plus 0.5% plus £2 Maximum Rent & General Service Charge = limits	139.99	74.34
12	New Rent & General Service Charge after limits applied	130.17	74.34
13	New Rent 2012/13 before cap adjustment	127.56	67.10
14	Rent limited to 5% increase		64.39
15	Formula rent limitation	125.55	
16	Increase in rent (Line 14 - line 2)	(1.90)	3.07