

<b>Knowes Housing Association Ltd</b>		
<b>Budgets for year ending 31-3-20</b>		
<b>Approved by the Management Committee 5th February 2019</b>		
	<b>Projected amounts to 31.3.20</b>	<b>actual amounts to 31.3.19</b>
<b>Revenue Income</b>		
Income from Social Housing Rents	£ 4,192,423	£ 4,067,969
Service Charge income from close cleaning	£ 88,103	£ 85,953
Income from supported accomodation	£ 114,462	£ 111,631
Revenue grants	£ 20,000	£ 33,000
Amortisation of Capital Grants	£ 154,662	£ 155,070
Factoring fees	£ 26,515	£ 26,158
Community income and grants	£ 21,000	£ 75,640
interest received on bank balances	£ 20,500	£ 26,332
<b>Total income</b>	<b>£ 4,637,664</b>	<b>£ 4,581,754</b>
<b>Expenditure categories</b>		
<b>Revenue expenditure</b>		
Repairs and maintenance of housing stock	£ 1,367,612	£ 1,380,877
Depreciation of housing stock and components	£ 958,839	£ 782,280
Rent loss through voids and bad debts	£ 64,208	£ 31,607
Insurance costs	£ 51,000	£ 87,743
Salary costs	£ 1,092,034	£ 1,056,163
Staff expenses - travel and subsistence	£ 2,200	£ 4,876
Office overheads	£ 144,380	£ 155,442
Office premises and equipment depreciation	£ 83,830	£ 82,678
Staff training	£ 12,000	£ 12,187
Audit and legal fees	£ 32,372	£ 27,197
Bank charges	£ 13,860	£ 15,567
Tenant participation and community projects	£ 48,100	£ 78,907
Committee training	£ 4,500	£ 5,275
Committee expenses, travel and subsistence	£ 1,200	£ 1,011
Charitable donations	£ 1,200	£ 814
Interest payable on loan	£ 41,622	£ 37,165
<b>Total revenue expenditure</b>	<b>£ 3,918,956</b>	<b>£ 3,759,790</b>
<b>Capital expenditure</b>		
Purchase of properties for social rent	£ 350,000	£ 342,720
Purchase of office and computer equipment/software	£ 30,000	£ 35,070
Replacement of components in tenant properties	£ 617,203	£ 668,842
Repayment of housing loans	£ 597,000	£ 596,369
<b>total capital expenditure</b>	<b>£ 1,594,203</b>	<b>£ 1,643,001</b>