



Lewes District Council

Meeting:	Council
Date:	21 February 2022
Subject:	Housing Revenue Account (HRA) Revenue Budget and Rent Setting 2022/23 and HRA Capital Programme 2021-2025
Report of:	Councillor Zoe Nicholson on behalf of the Cabinet

The Council is asked to consider the minute and resolution of the **Cabinet** meeting held on **3 February 2022** as set out below.

The Council is recommended:-

- (1) To approve the HRA budget for 2022/23 and revised 2021/22 budget as set out at Appendix 1 to the Cabinet report.
 - (2) To approve that social and affordable rents (including Shared Ownership) be increased by 4.1% in line with government policy.
 - (3) To approve that private sector leased property rents are increased by 4.1% (CPI+1%).
 - (4) To approve that the revised service charges are implemented
 - (5) To approve that garage rents are increased by 4.86% (RPI).
 - (6) To approve the HRA Capital Programme as set out at Appendix 2 to the Cabinet report.
 - (7) To earmark £150k from the HRA reserve to create a Hardship fund to support households with their energy and cost of living pressures.
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Minute extract Cabinet – 7 February 2022.

The Cabinet considered the report of the Chief Finance Officer, asking it to recommend the Full Council, the detailed Housing Revenue Account budget proposals, rent levels, service charges for 2022/23 and the HRA Capital Programme 2021-25.

The Deputy Chief Executive and Director of Regeneration and Planning confirmed that positive consultation sessions were held with Tenants of Lewes District (TOLD) over the contents of the report.

Policy and Performance Advisory Committee (PPAC), held on 27 January 2022, considered the report and was supportive of the officer recommendations in full. Councillor Linington, Leader of the Opposition, was in attendance to present PPAC's discussion. Councillor Linington commented that the proposed increase in garage rents would potentially deter use and interest.

To reflect the announcement of the energy price cap rising by 54% and concerns over a fall in living standards, the Cabinet unanimously agreed to an additional recommendation (7), and this was detailed below.

Recommended to Full Council (Budget and policy framework):

- (1) The HRA budget for 2022/23 and revised 2021/22 budget as set out at Appendix 1 to the report.
- (2) That social and affordable rents (including Shared Ownership) are increased by 4.1% in line with government policy.
- (3) That private sector leased property rents are increased by 4.1% (CPI+1%).
- (4) That the revised service charges are implemented
- (5) That garage rents are increased by 4.86% (RPI).
- (6) The HRA Capital Programme as set out at Appendix 2 to the report.
- (7) To earmark £150k from the HRA reserve to create a Hardship fund to support households with their energy and cost of living pressures.

Reason for decisions:

The Cabinet has to recommend to Full Council the setting of the HRA revenue and capital budget and the level of social and affordable housing rents for the forthcoming year.

For a copy of the report please contact Democratic Services:

Tel. (01273) 471600.

E-mail: committees@lewes-eastbourne.gov.uk

A copy may be downloaded on the Council's website by following the link below:

<https://democracy.lewes-eastbourne.gov.uk/mgGeneric.aspx?MD=CommitteesLanding&bcr=1>