



Working in partnership with **Eastbourne Homes**

Meeting: Council

Date: 28 February 2024

Subject: Housing Revenue Account (HRA) Revenue Budget and Rent Setting 2024/25 and HRA Capital Programme 2023-28

Report of: Councillor Robin Maxted on behalf of the Cabinet

The Council is asked to consider the minute and resolution of the **Cabinet** meeting held on 7 February 2024 as set out below.

The Council is recommended to approve the following:-

- (1) The HRA budget for 2024/25 and revised 2023/24 budget as set out at Appendix 1 to the Cabinet report.
 - (2) That social and affordable rents (including Shared Ownership) are increased by 7.7% with effect from 1st April 2024 in line with government policy.
 - (3) That, with effect from 1 April 2024, when social-rented properties are relet to new tenants, the applicable rent will be increased by 5% above target rent.
 - (4) That the revised service charges as set out in paragraphs 2.3 to 2.6 of the Cabinet report are implemented with effect from 1st April 2024.
 - (5) That Garage rents are increased by 6.7%.
 - (6) To grant delegated authority to the Chief Executive, in consultation with the Cabinet Portfolio holder for Finance and Resources and the Chief Finance Officer to finalise Eastbourne Homes' Management Fees and Delivery Plans for both 2023/24 and 2024/25.
 - (7) The HRA Capital Programme as set out at Appendix 2 to the Cabinet report.
 - (8) To note that £871.5k of Major Works expenditure is shown in the Capital Programme in 2024/25 and 2025/26 to improve EPC ratings in HRA properties, this expenditure being the subject of a Government grant bid to secure 50% match-funding.
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Minute extract
Cabinet – 7 February 2024.

The Cabinet considered the report of the Director of Finance and Performance, asking it to agree and recommend to Full Council, the detailed Housing Revenue Account (HRA) budget proposals, rent levels, service charges and heating costs for 2024/25, and the HRA Capital Programme 2023-28.

In response to a question, officers advised that they would update Cabinet with regards to any impact on proposals as a result of the Government's announcement on Local Housing Allowance rates.

Recommended to Full Council (Budget and policy framework):

- (1) The HRA budget for 2024/25 and revised 2023/24 budget as set out at Appendix 1 to the report.
- (2) That social and affordable rents (including Shared Ownership) are increased by 7.7% with effect from 1st April 2024 in line with government policy.
- (3) That, with effect from 1 April 2024, when social-rented properties are relet to new tenants, the applicable rent will be increased by 5% above target rent.
- (4) That the revised service charges as set out in paragraphs 2.3 to 2.6 of the report are implemented with effect from 1st April 2024.
- (5) That Garage rents are increased by 6.7%.
- (6) To grant delegated authority to the Chief Executive, in consultation with the Cabinet Portfolio holder for Finance and Resources and the Chief Finance Officer to finalise Eastbourne Homes' Management Fees and Delivery Plans for both 2023/24 and 2024/25.
- (7) The HRA Capital Programme as set out at Appendix 2 to the report.
- (8) To note that £871.5k of Major Works expenditure is shown in the Capital Programme in 2024/25 and 2025/26 to improve EPC ratings in HRA properties, this expenditure being the subject of a Government grant bid to secure 50% match-funding.

Reason for decisions:

The Cabinet must 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. (01323) 410000.
E-mail: committees@lewes-eastbourne.gov.uk

A copy may be downloaded on the [Council's website](#).