

**Southampton City Council**  
**HRA Business Plan**  
**Operating Account**  
(expressed in money terms)

		Income				Expenditure																	
Year	Year	Net rent Income	Other income	Misc Income	Total Income	Managnt.	Depreciation	Responsive & Cyclical	Other Revenue spend	Misc expenses	Total expenses	Capital Charges	Net Operating (Expenditure)	Repayment of loans	Transfer to MRR	Transfer from / (to) Revenue Reserve	RCCO	Surplus (Deficit) for the Year	Surplus (Deficit) b/fwd	Interest	Surplus (Deficit) c/fwd		
		£'000	£'000	£'000	£'000	£'000	£'000	£'000	£'000	£'000	£'000	£'000	£'000	£'000	£'000	£'000	£'000	£'000	£'000	£'000	£'000		
1	2023.24	76,038	3,733	0	79,771	(24,258)	(22,574)	(21,531)	(1,600)	0	(69,963)	(5,806)	4,002	0	0	0	(4,002)	0	2,000	0	2,000		
2	2024.25	81,400	5,114	0	86,514	(25,582)	(23,749)	(21,726)	(1,609)	0	(72,666)	(7,287)	6,561	(738)	0	0	(5,822)	(0)	2,000	0	2,000		
3	2025.26	83,651	5,298	0	88,950	(26,356)	(24,643)	(22,362)	(1,539)	0	(74,900)	(9,105)	4,945	(738)	0	0	(4,207)	0	2,000	0	2,000		
4	2026.27	85,587	5,457	0	91,044	(27,028)	(25,302)	(22,893)	(1,464)	0	(76,686)	(10,069)	4,289	(738)	0	0	(3,551)	(0)	2,000	0	2,000		
5	2027.28	87,567	5,621	0	93,187	(27,717)	(26,047)	(23,438)	(1,393)	0	(78,594)	(9,982)	4,611	(2,585)	0	0	(2,026)	0	2,000	0	2,000		
6	2028.29	89,484	5,789	0	95,273	(28,416)	(26,743)	(22,898)	(1,327)	0	(79,383)	(10,035)	5,855	(3,834)	0	0	(2,021)	0	2,000	0	2,000		
7	2029.30	91,443	5,963	0	97,406	(29,133)	(27,458)	(23,268)	(1,264)	0	(81,122)	(10,441)	5,842	(1,238)	0	0	(4,605)	0	2,000	0	2,000		
8	2030.31	93,444	6,142	0	99,586	(29,867)	(28,191)	(23,642)	(1,205)	0	(82,906)	(10,911)	5,769	(1,238)	0	0	(1,939)	2,592	2,000	0	4,592		
9	2031.32	95,487	6,326	0	101,814	(30,621)	(28,944)	(24,019)	(1,150)	0	(84,733)	(11,408)	5,672	(1,723)	0	0	(2,902)	1,047	4,592	0	5,639		
10	2032.33	97,575	6,516	0	104,091	(31,393)	(29,716)	(24,399)	(1,174)	0	(86,683)	(11,909)	5,500	(2,936)	0	0	(2,411)	152	5,639	0	5,791		
11	2033.34	99,708	6,711	0	106,419	(32,185)	(30,509)	(24,782)	(1,199)	0	(88,675)	(11,868)	5,876	0	0	0	(2,281)	3,595	5,791	0	9,386		
12	2034.35	101,861	6,913	0	108,774	(32,996)	(31,323)	(25,440)	(1,225)	0	(90,984)	(11,119)	6,670	(10,621)	0	0	(2,397)	(6,348)	9,386	0	3,039		
13	2035.36	104,034	7,120	0	111,154	(33,829)	(32,148)	(26,116)	(1,251)	0	(93,343)	(10,446)	7,365	(5,612)	0	0	(2,501)	(748)	3,039	0	2,291		
14	2036.37	106,251	7,334	0	113,585	(34,682)	(32,994)	(26,809)	(1,277)	0	(95,762)	(10,123)	7,700	(2,530)	0	0	(2,608)	2,562	2,291	0	4,853		
15	2037.38	108,515	7,554	0	116,069	(35,557)	(33,861)	(27,520)	(1,304)	0	(98,243)	(9,836)	7,990	(4,475)	0	0	(2,718)	797	4,853	0	5,650		
16	2038.39	110,826	7,780	0	118,606	(36,454)	(34,752)	(28,250)	(1,332)	0	(100,787)	(9,404)	8,415	(2,312)	0	0	(2,976)	3,127	5,650	0	8,777		
17	2039.40	113,185	8,014	0	121,199	(37,373)	(35,665)	(28,999)	(1,360)	0	(103,397)	(9,099)	8,702	0	0	0	(3,110)	5,592	8,777	0	14,369		
18	2040.41	115,592	8,254	0	123,847	(38,316)	(36,601)	(29,767)	(1,389)	0	(106,074)	(8,850)	8,923	0	0	0	(3,247)	5,675	14,369	0	20,045		
19	2041.42	118,050	8,502	0	126,552	(39,282)	(37,562)	(30,556)	(1,419)	0	(108,819)	(8,593)	9,139	0	0	0	(3,390)	5,750	20,045	0	25,794		
20	2042.43	120,558	8,757	0	129,315	(40,273)	(38,547)	(31,365)	(1,449)	0	(111,634)	(8,304)	9,377	0	0	0	(3,536)	5,841	25,794	0	31,635		
21	2043.44	123,118	9,020	0	132,138	(41,289)	(39,558)	(32,195)	(1,480)	0	(114,521)	(7,757)	9,860	(7,416)	0	0	(3,776)	(1,332)	31,635	0	30,303		
22	2044.45	125,731	9,290	0	135,021	(42,330)	(40,595)	(33,046)	(1,511)	0	(117,482)	(7,104)	10,434	(6,373)	0	0	(3,940)	121	30,303	0	30,424		
23	2045.46	128,398	9,569	0	137,967	(43,398)	(41,658)	(33,920)	(1,544)	0	(120,519)	(6,350)	11,097	(12,878)	0	0	(4,109)	(5,891)	30,424	0	24,533		
24	2046.47	131,120	9,856	0	140,976	(44,493)	(42,748)	(34,816)	(1,576)	0	(123,634)	(5,583)	11,759	(4,621)	0	0	(4,284)	2,854	24,533	0	27,388		
25	2047.48	133,898	10,152	0	144,049	(45,615)	(43,867)	(35,736)	(1,610)	0	(126,828)	(5,030)	12,192	(3,388)	0	0	(4,463)	4,341	27,388	0	31,728		
26	2048.49	136,733	10,456	0	147,189	(46,765)	(45,014)	(36,679)	(1,644)	0	(130,103)	(4,734)	12,352	0	0	0	(3,488)	8,864	31,728	0	40,593		
27	2049.50	139,626	10,770	0	150,396	(47,945)	(46,190)	(37,647)	(1,679)	0	(133,462)	(4,682)	12,252	0	0	0	(3,585)	8,667	40,593	0	49,259		
28	2050.51	142,579	11,093	0	153,672	(49,154)	(47,397)	(38,640)	(1,715)	0	(136,907)	(3,970)	12,795	(12,401)	0	0	(3,684)	(3,290)	49,259	0	45,969		
29	2051.52	145,593	11,426	0	157,018	(50,394)	(48,634)	(39,659)	(1,752)	0	(140,439)	(3,756)	12,823	(5,183)	0	0	(3,782)	3,858	45,969	0	49,827		
30	2052.53	148,668	11,768	0	160,436	(51,665)	(49,903)	(40,704)	(1,789)	0	(144,062)	(3,448)	12,927	(5,210)	0	0	(3,881)	3,836	49,827	0	53,663		
31	2053.54	151,806	12,122	0	163,928	(52,969)	(51,204)	(41,776)	(1,828)	0	(147,776)	(3,096)	13,056	(8,349)	0	0	(3,356)	1,350	53,663	0	55,014		
32	2054.55	155,009	12,485	0	167,494	(54,305)	(52,538)	(42,875)	(1,867)	0	(151,586)	(2,823)	13,086	(8,324)	0	0	(3,412)	1,349	55,014	0	56,363		
33	2055.56	158,277	12,860	0	171,137	(55,538)	(53,907)	(44,004)	(1,907)	0	(155,355)	(2,371)	13,411	(13,650)	0	0	(3,466)	(3,705)	56,363	0	52,658		
34	2056.57	161,613	13,246	0	174,858	(57,079)	(55,310)	(45,161)	(1,948)	0	(159,497)	(1,942)	13,419	(8,670)	0	0	(3,666)	1,083	52,658	0	53,741		
35	2057.58	165,016	13,643	0	178,659	(58,519)	(56,749)	(46,348)	(1,990)	0	(163,605)	(1,663)	13,391	(8,500)	0	0	(3,895)	996	53,741	0	54,736		
36	2058.59	168,489	14,052	0	182,541	(59,995)	(58,224)	(47,565)	(2,032)	0	(167,816)	(1,357)	13,367	(3,787)	0	0	(4,898)	4,681	54,736	0	59,418		
37	2059.60	172,032	14,474	0	186,506	(61,508)	(59,737)	(48,814)	(2,076)	0	(172,135)	(903)	13,468	(15,878)	0	0	(5,020)	(7,431)	59,418	0	51,987		
38	2060.61	175,648	14,908	0	190,556	(63,060)	(61,288)	(50,095)	(2,120)	0	(176,564)	(257)	13,735	0	0	0	(5,142)	8,593	51,987	0	60,579		
39	2061.62	179,337	15,355	0	194,692	(64,651)	(62,879)	(51,409)	(2,166)	0	(181,104)	(51)	13,537	(5,981)	0	0	(5,263)	2,293	60,579	0	62,873		
40	2062.63	183,102	15,816	0	198,918	(66,281)	(64,510)	(52,757)	(2,213)	0	(185,760)	100	13,257	0	0	0	0	13,257	62,873	0	76,129		