

## Appendix E – Scenario Assumptions

	Scenario 1	Scenario 2	Scenario 3	Scenario 4 – Base 2016-17	Scenario 5
Assumptions	<ul style="list-style-type: none"> <li>-Rents -1% to 2019-20 then CPI</li> <li>-CPI – 2%</li> <li>-RPI – 2%</li> <li>-RTB – 200 per anum from Year 5</li> <li>-Supervision &amp; Management and Repairs Expenditure not linked to RTB sales</li> <li>- Capital expenditure will reduce by 10% until 2019-20 and by a further 10% for the remainder of the plan, except years 21 to 25 where there is a 50% reduction</li> <li>-Acquisitions until 2020-21</li> <li>-Capital funding shortfall £90m</li> <li>-Higher value property levy £2m per anum</li> </ul>	<ul style="list-style-type: none"> <li>-Rents -1% to 2019-20 then CPI</li> <li>-CPI – 2%</li> <li>-RPI – 2%</li> <li>-RTB – 200 per anum from Year 5</li> <li>-Supervision &amp; Management and Repairs Expenditure not linked to RTB sales</li> <li>- Capital expenditure will reduce by 10% until 2019-20 and by a further 10% for the remainder of the plan, except years 21 to 25 where there is a 50% reduction</li> <li>-Higher value property levy £2m per anum</li> <li>-Capital Funding shortfall £31.5m</li> <li>-Higher value property levy £2m per anum</li> </ul>	<ul style="list-style-type: none"> <li>-Rents -1% to 2019-20 then CPI</li> <li>-CPI – 2%</li> <li>-RPI – as CPI +0.25%</li> <li>-RTB – 200 per anum from Year 5</li> <li>-Supervision and Management expenditure flexed at 50%</li> <li>-Repairs and Maintenance expenditure (excluding disabled adaptation and garages) flexed at 100% in proportion to RTB sales.</li> <li>- Capital expenditure will reduce by 10% until 2019-20 and by a further 10% for the remainder of the plan, except years 21 to 25 where there is a 50% reduction</li> <li>-Acquisitions of £5.06m in 2017-18.</li> <li>-Capital Funding shortfall £3.7m</li> <li>-Higher value property levy £2m per anum</li> </ul>	<ul style="list-style-type: none"> <li>Rents -1% to 2019-20 then CPI</li> <li>-CPI – 2%</li> <li>-RPI – as CPI +0.25%</li> <li>-RTB – 200 per anum from Year 5</li> <li>-Supervision and Management expenditure flexed at 50%</li> <li>-Repairs and Maintenance expenditure (excluding disabled adaptation and garages) flexed at 75% in proportion to RTB sales.</li> <li>- Capital expenditure will reduce by 10% until 2019-20 and by a further 10% for the remainder of the plan, except years 21 to 25 where there is a 50% reduction</li> <li>-Acquisitions of £5.06m in 2017-18.</li> <li>-Capital Funding shortfall £13.6m</li> <li>-Higher value property levy £2m per anum</li> </ul>	<ul style="list-style-type: none"> <li>-Rents -1% to 2019-20 then CPI</li> <li>-CPI – 2%</li> <li>-RPI – 2%</li> <li>RTB – 200 per anum from Year 5</li> <li>-Supervision and Management expenditure flexed at 100%</li> <li>-Repairs and Maintenance expenditure (excluding disabled adaptation and garages) flexed at 100% in proportion to RTB sales.</li> <li>- Capital expenditure will reduce by 10% until 2019-20 and by a further 10% for the remainder of the plan, except years 21 to 25 where there is a 50% reduction</li> <li>-£48m spent on acquisitions until 2020-21.</li> <li>- £16m additional borrowing</li> <li>- Capital funding shortfall of £-Higher value property levy £2m per anum19.9m</li> </ul>
Year 30 Operating Surplus/ Deficit	-£28.9m	£154.5m	£75.3m	£35.3m	£79.6m