

**Committee Name and Date of Committee Meeting**

Council – 13 January 2021

**Report Title**

Recommendation from Cabinet – Housing Revenue Account Rents and Service Charges 2021/22

**Is this a Key Decision and has it been included on the Forward Plan?**

Yes

**Strategic Director Approving Submission of the Report**

Anne Marie Lubanski, Strategic Director of Adult Care, Housing and Public Health

**Report Author(s)**

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**Ward(s) Affected**

Borough-Wide

**Report Summary**

The purpose of the report is to seek approval for the proposed values of the housing rents, non-dwelling rents, District Heating and service charges and the draft Housing Revenue Account Budget for 2021/22.

**Recommendations**

That Council approve:-

1. That dwelling rents are increased by 1.5% in 2021/22 (Option 1) in line with the Government policy on rents for social housing which allows rents to increase by Consumer Price Index (CPI) (as at September) plus 1%.
2. That shared ownership rents are increased by 1.6% in 2021/22 (Option 1) in line with the Government policy on rents for social housing which allows rents to increase by Retail Price Index (RPI) (as at September) plus 0.5%.
3. That there is a 2% increase (Option 2) in charges for garages and parking spaces, communal facilities, cooking gas and use of laundry facilities, in line with the Council's policy on fees and charges.
4. That the unit charge per Kwh for District Heating Schemes remains the same level as agreed by the Council in December 2017.
5. To agree the draft Housing Revenue Account budget for 2021/22.

## **List of Appendices Included**

Appendix 1 Part A - Initial Equality Screening Assessment form

Appendix 2 – Part B – Equality Analysis form

Appendix 3 Draft Housing Revenue Account Budget 2021/22

## **Background Papers**

Ministry of Housing, Communities & Local Government – Policy Statement on rents for social housing (February 2019).

## **Consideration by any other Council Committee, Scrutiny or Advisory Panel**

Overview and Scrutiny Management Board – 16 December 2020

Cabinet – 21 December 2020

## **Council Approval Required**

Yes

## **Exempt from the Press and Public**

No