

Service Charge Review – Summary Table

	General Needs			Leasehold			Comments
	Combined	Units Impacted	Avg	Combined	Units Impacted	Avg	
20-21	£50,990	93	£548	£26,099	84	£311	<p>All residents had already been served these accounts and had their surplus/deficit positions individually charged. The figures in this table therefore represent extra surplus to be returned.</p> <p>The GN units were originally served and charged a total net deficit of -£87,533, or -£168 per unit on average. On review of accounts, this has now resolved into a net surplus position of £50.9k. Individual residents may receive surpluses or deficits depending on their circumstance. Some residents, whose positions have changed from deficit to surplus, will have their originally demanded deficit refunded and then receive the additional new surplus back. £50.9k represents the full refunds due (including previously collected deficits).</p> <p>The LH units were originally served and charged a total of -£10,225, or -£77 per unit on average. However, this review has found a further £26.1k of surpluses to be returned to some leaseholders depending on their circumstance.</p>
21-22	£6,687	584	£11	£10,590	72	£147	<p>The GN units have not previously been demanded, as they were served S20b notices in Sept 2022 for the combined total net surplus amount of £139,859, or an average of £265 per unit. On review of accounts, this surplus has reduced however an overall surplus of £6.6k remains. Individual residents may receive surpluses or deficits depending on their circumstance, once we are able to serve final accounts notices residents will be informed of their specific position.</p> <p>The LH units had already been served accounts, however this review has found a further £10.5k of surpluses to be returned to some leaseholders depending on their circumstance.</p>
22-23	£63,508	524	£121	£960	6	£160	<p>The GN units have not previously been demanded, as they were served S20b notices in Sept 2023 for the combined total net deficit amount of -£24,129, or an average of -£46 per unit. On review of accounts, this deficit has resolved into an overall surplus position of £63.5k. Individual residents may receive surpluses or deficits depending on their circumstance, once we are able to serve final accounts notices residents will be informed of their specific position.</p> <p>The LH units had already been served accounts, however this review has found a further £1k of surpluses to be returned to some leaseholders depending on their circumstance.</p>
Total	£121,185			£37,649			
Grand Total	£158,834						