

BM320 Benchmarking Club
Report for Period Ending March 2011

		HA Name	Barnsbury	BECHA	CHISEL	Co-op	Crown	Ducane	Keniston	KCHA	Lee	MGHA	Old Oak	PCHA	Teachers	WECH	bm320	SPBM	HouseMark
		Stock Owned and Managed	238	137	225	296	441	219	706	275	351	903	621	249	556	640			
		Turnover £000	1400	988	1050	2570	2656	1076	3742	1440	1300	4082	1629	1182	3179	2706			
PI Code	PI Group	PI Abbreviated Name																	
GNPI01	Rent	Ave weekly rent	114.00	93.34	88.59		122.66	139.31	112.06	105.33	60.83	100.00	90.53	94.86	103.19	94.89	101.51	89.08	76.36
SWBM 030		Average GN 2 bed net rent	119.00	89.38	87.40		113.90	199.10	94.75	107.07	91.34	94.49	91.45	91.98	102.77	88.44	105.47	86.63	
GNPI03	Costs & Efficiency	Wkly cost per dwelling mngt	20.00	22.58	22.25		19.08	26.74	15.56	16.34	15.66	16.70	12.69		29.69	83.29	25.05	17.14	15.11
G320010		Responsive repairs wkly cost	4.45	14.91	12.06		12.25	14.94	15.34	6.57	5.50	4.93	9.29		11.10	24.02	11.28	12.06	
G320020		Planned/cap repairs wkly cost	32.75	10.12	19.91		2.55	-	32.35	29.71	8.20	3.30	24.43		4.22	9.66	14.77	12.92	
LVC30	Vacant Dwellings & Lettings	No Lettings	11	5	14	6	36	64	39	14	167	104	21	16	87.00	39.00	44.50	35.00	
		No of lettings as % stock	4.62	3.65	6.22	2.03	8.16	29.22	5.52	5.09	47.58	11.52	3.38	6.43	15.65	6.09			
		% turnover	0.79	0.51	1.33	0.23	1.36	5.95	1.04	0.97	12.85	2.55	1.29	1.35					
BV212		Re-let time days ALL	44.00		50.50	8.00	38.30		29.00	17.00	41.00	56.00					35.48	25.00	
GNPI 36		Re-let time days GN only	44.00	35.00	50.50	8.00	37.60	10.00	31.00		41.00	57.00	47.00	20.00	61.00	33.00	36.55	25.70	24.5
GNPI33		% BME lettings	14.00	17.00	8.33		44.00	65.00	42.00	7.00	82.00	18.00	60.00	62.50	13.00	21.75	34.97	20.40	
BV 63	Stock Condition	Ave SAP rating (2005)		63.60			71.15	50.00			72.00		72.60	66.00		74.00	67.05	71.28	69
NI 158		% Decent Homes failures	-	-	-	-	-	36.00	0.30	3.64	-	-	-	-	0.40	1.70	3.23	-	0
SWBM200	Repairs Performance	No of responsive repairs	264	499	245	1,008	917	748	3,117	520	2,104	1,997	1,200	-	-	1,350			
		Ave repairs per property	1.11	3.64	1.09	3.41	2.08	3.42	4.42	1.89	5.99	2.21	1.93	-	-	2.11	2.40	2.38	
GNPI18		% emergency repairs in time	100.00	100.00	100.00	99.00	100.00	100.00	98.50	100.00	100.00	94.71	98.00	100.00	100.00	100.00	99.30	100.00	98.99
GNPI19		% urgent repairs in time	97.00	94.00	92.11	97.00	90.00	99.51	91.40	97.00	97.66	92.72	83.00	94.00	98.00	94.00	94.10	96.70	97.42
GNPI20		% routine repairs in time	97.00	88.00	95.80	97.00	86.00	100.00	93.80	98.00	100.00	94.00	93.00	92.00	98.00	98.00	95.04	97.00	97.21
HMPI 70		% ALL repairs in time	98.00	89.00	94.29		91.06	98.92	93.50	98.00	99.76	93.63	97.01	94.00	97.00	96.50	95.44	97.00	97.56
G15C0		% dwellings w valid gas safety cer	100.00	100.00	98.65	100.00	100.00		99.70	99.44	100.00	100.00	100.00	100.00	100.00	98.60	99.72	100.00	99.9
NI 160	Satisfaction	Overall service - GN	76.00	97.50	67.90			83.10			74.30		79.00				79.63	90.00	85
SP 160		Overall service - ALL	76.00	66.00	67.90		81.00	83.10	89.10	74.00	74.30	91.00		79.80	85.00		78.84	90.00	
SP 74b		Overall service - BME	77.00		68.00		73.00	83.00		60.00	71.00				79.00		73.00	78.00	
HMPI 340		Participation/Views taken into acco	59.00	66.00	51.40		71.00	73.80	71.40	67.00	71.50	85.00	85.00	78.80	61.00		70.08	75.00	67.6
HMPI200		Estate services	61.00				66.00	89.10		66.00	70.00	81.00	80.00				73.30	70.00	74
HMPI 80		Repairs & maintenance	65.00	98.00	60.60		71.00	89.10	87.30	71.00	81.00	79.00		77.50	80.18		78.15	90.00	84.9
GNPI25	Financial Performance	Weekly operating costs	76.00	43.49	60.99		94.99	81.60	89.62	67.71	72.16	56.00	52.05	69.48	104.21	83.29	73.20	64.22	57.68
GNPI26		Operating costs % turnover	83.00	91.60	68.98		82.03	74.03	81.50	63.51	85.60	47.80	50.23	76.00	97.90	84.10	75.87	77.76	75.72
GNPI27		Weekly investment per unit	37.51	25.03	31.98		19.91	14.94	47.69	36.28	12.33	12.25	25.31		14.87	33.69	25.98	26.52	24.29
		Check GNP 127	37.20	25.03	31.97	-	14.80	14.94	47.69	36.28	13.70	8.23	33.72	-			26.05	24.98	
HMPI 210	Rent Collection	% rent collected	95.60	97.70	101.60	101.30	99.30	100.28	95.01	98.30	92.36		101.50	101.35	99.53	107.00	99.29	99.53	99.84
BV69		% rent lost voids	1.40	0.62	0.92		0.55	10.00	0.50	1.70	5.51	1.30	1.20	0.41	2.73	1.74	2.20	1.03	1.12
HMPI 220		% rent arrears Y/E	4.40	4.20	7.91	6.00	2.72	1.79	3.05	3.60	7.48	4.16	4.60	2.58	3.04	7.10	4.47	3.60	2.68
HMPI 320		% rent written off	-	0.50	1.95		0.53	0.50	0.21	0.96	4.52	0.32	0.48	0.36	0.44	0.32	0.85	0.32	0.4