Cambridge Centre for Housing & Planning Research

Estimated net income distribution of working households by household type and locality

Example of Bromley in July 2014

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Summary

- Landlords in the social rented sector are currently in need of delivering more hybrid housing options – most notably the **Affordable Rent (AR)** Programme.

- The target of 80% of market rents implies prospective tenants will be on moderate, but not the lowest, incomes, and are thus less likely to be on Housing Benefit; an appropriate or optimal level of AR in each local market is still not settled, and is the subject of debate amongst housing providers.

- One of the bases for setting an **AR** is household income net of income-related benefits, such as Housing Benefit. Calculating this is not easy because lack of detailed information on household income components in local areas.

- For instance, the Family Resource Survey (FRS), commissioned by DWP, has critical data on household incomes but only at very limited geographical levels. [1] There is also a considerable time lag between data collection, publication and use in the planning context for housing provision.

- Cambridge Centre for Housing & Planning Research (CCHPR) has been approached by several housing associations and local authorities to provide estimates of the latest **net income distribution** of working households by type at or lower than local authority area level. Net income means income net of housing and other income-related benefits but includes non-income related benefits.

- As an example, CCHPR has estimated net income distribution for eight household types in the London Borough of Bromley at Mid-Super Output Area (MSOA) level, for July 2014, using micro-simulation models developed from our own experience and studies.

  Notes:

- The outputs are intended to be used for developing both affordable rent and shared ownership schemes.

- Estimates for other local areas and/or household types can be carried out for specified data points upon request. Contact Chihiro Udagawa for details (cu201@cam.ac.uk).

[1] The safeguard version of FRS. The controlled (i.e., highly restricted access) version has information at local authority (LA) level, but the sub-sample size for each LA become too small to construct a reliable local income distribution, when disaggregating the sampled households by type.

REPORT:

1. **The remaining part of this report contains:**

    - The definition of household (HH) types, notation and terminology
    - The results of the estimated income distribution for Bromley
    - An example of application of the estimate to AR planning practices
    - The results of the estimated income distribution for MSOAs in Bromley
    - Annex – Methodological notes

2. **Definitions**

- The Definition of a working household (HH) and HH types are:
    - A HH with at least one person in employment.
    - Reference person's age is <65 years.
    - HH types are as in Table 1.

- The estimated working household population for each type in Bromley as in 2014 is set out on the last column of the same table. For the estimation methodology, see Annex.

Table 1. Household type and household population

type	notation	estimated working HH population in Bromley: 2014
couple only	C0	18,080
couple with1 child	C1	8,810
couple with 2 children	C2	11,480
couple with 3 or more children	C3+	4,063
lone parent with 1 child	LP1	4,111
lone parent with 2 or more children	LP2+	2,424
single aged 16 to 34 years	Sy	4,798
single aged 35 to 64 years	Sm	13,010

- Income-related benefits excluded from "net income" are: Housing Benefit; Jobseeker's Allowance (income based element only); Income Support; Employment & Support Allowance (income based element only); Council Tax Benefit; Rates Rebase; In Work Credit Social Fund (Funeral Grant, Sure Start Maternity Grant, Community Care Grant); Return to Work Credit and Pension Credit.

- The categorisation of income-related or unrelated follows that in FRS.[2] Note that from October 2013 Universal Credit replaced six of the income-related benefits in the above list.

[2] DWP (2014) *Family Resources Survey 2012/13*. P.138.

3. Results of the estimation for Bromley

- Table 2 set out the five income levels (20th to 70th percentiles) and the average by HH type as in July 2014.

- Note that net income includes non-income related benefits which may explain why the 20th percentile income for *LP2+* (£410) appears relatively high compared with the equivalents of *LP1*, *Sy* and *Sm*.

- Looking at Couple households, *C0* showed the highest figures at all examined levels except the 70th percentile. The household type is, however, assigned to a one-bedroom property whose rent is generally smaller, according to the government's bedroom standard in the social rented sector.

Table 2. Key income levels by HH type (£s p.w.) in Bromley: July 2014

	C0	C1	C2	C3+	LP1	LP2+	Sy	Sm
20th	708	632	627	545	275	410	356	382
30th	867	836	773	646	335	436	404	510
40th	1,043	999	878	839	393	481	550	616
median	1,241	1,180	1,055	1,099	463	538	660	683
60th	1,356	1,335	1,189	1,173	644	691	749	794
70th	1,536	1,647	1,452	1,335	751	755	882	879
average	*1,429*	*1,510*	*1,498*	*1,252*	*757*	*826*	*802*	*880*

- Tables 3 and 4 set out the net income distribution by household population for specified income cohorts for Couples and LPs & Singles respectively.

- The distribution for Couple households had at least two peaks – for example, *C0* saw a peak in a range of £600-700 and another in £1,000-1,100.

- This may be due to differences in the number of earners in couple households.

Table 3. HH proportion & count by income band (£s p.w.) – couple: July 2014

	C0		C1		C2		C3+	
Income band	%	count	%	count	%	count	%	count
400 - 500	1.8	319	5.6	489	4.3	495	5.1	207
500 - 600	4.5	813	7.4	648	6.4	737	10.4	424
600 - 700	7.9	1,423	6.7	588	5.3	613	5.6	227
700 - 800	6.5	1,182	4.4	390	11.2	1,285	5.0	205
800 - 900	6.0	1,083	3.9	344	6.6	762	6.7	272
900 - 1,000	4.5	806	7.2	633	4.5	520	3.1	126
1,000 - 1,100	9.4	1,706	7.0	616	8.9	1,023	3.6	144
1,100 - 1,200	3.0	541	6.2	550	4.6	531	12.0	487
1,200 - 1,300	5.5	996	5.9	523	5.0	568	5.7	231
1,300 - 1,400	7.2	1,305	5.2	460	3.9	443	5.7	230
1,400 - 1,500	4.9	885	4.1	359	3.1	359	3.7	149
1,500 - 1,600	6.1	1,105	1.0	92	4.3	494	0.9	37
1,600 - 1,700	2.1	371	2.6	230	3.4	396	4.3	174

Note: Bands with the largest and second largest proportions are in light and dark shades respectively.

Table 4. HH proportion & count by income band (£s p.w.) - loan parent and single: July 2014

	LP1		LP 2+		Sy		Sm	
Income band	%	count	%	count	%	count	%	count
200 - 300	16.1	661	!	!	6.2	299	8.1	1,057
300 - 400	14.0	575	15.7	381	17.6	845	8.9	1,162
400 - 500	10.1	415	26.6	646	7.9	379	7.2	936
500 - 600	3.3	134	13.5	328	10.9	521	8.9	1,154
600 - 700	13.6	560	5.2	127	5.5	263	13.4	1,743
700 - 800	4.4	180	9.1	220	12.6	603	10.1	1,313
800 - 900	6.2	253	0.5	11	6.7	320	10.4	1,350
900 – 1,000	3.4	138	3.7	90	2.8	137	4.8	621

Note: ! indicates n.a. or unreliable estimate. Bands with the largest proportion are in shade.

4. An example of application of the estimated distribution to AR planning practices

- This part exemplifies how to use the net income distribution output as part of planning strategy.

- Figure 1 sets out the net income distribution curve of *Sy* in Bromley (the green line). The horizontal axis represents a weekly net income, and the vertical axis represents "cumulative" household population whose income was up to a specified level.

- Example of the interpretation of the distribution curve would be:

    - Assuming that households can allocate up to 35% of their income to a rent, the minimum income to afford the median private rent for one-bedroom properties in Bromley (£190) is £544 (= £190 / 0.35). [3]
    - On the horizontal axis, the level is at ***A***, and the corresponding point on the distribution curve is ***B***.
    - The cumulative population corresponding to ***B*** is at ***C*** on the vertical axis, which shows 1,725.
    - This indicates 1,725 young single working households could not afford the median private rent without income-related benefits.

    - Providing that an AR was set at 80% of the median private rent (i.e., £152), the minimum income to afford the AR would be £434 (***A'*** on the horizontal axis).
    - The population of households who cannot afford the AR is, thus, set out at ***C'*** (via ***B'***), which is 1,539.
    - The population difference between ***C*** and ***C'*** (186 = 1,725 – 1,539) indicates the number of young singles who could afford the AR but could not the median private rent – i.e. the size of the impact benefited from the AR programme.
    - The interpretation of the size can vary, but, for example, construction of a purpose built apartment block with 200 one-bedrooms with the AR targeting young working singles might face a risk of oversupply or attracting an untargeted group of applicants (although, for the detailed planning, other conditions must be examined).

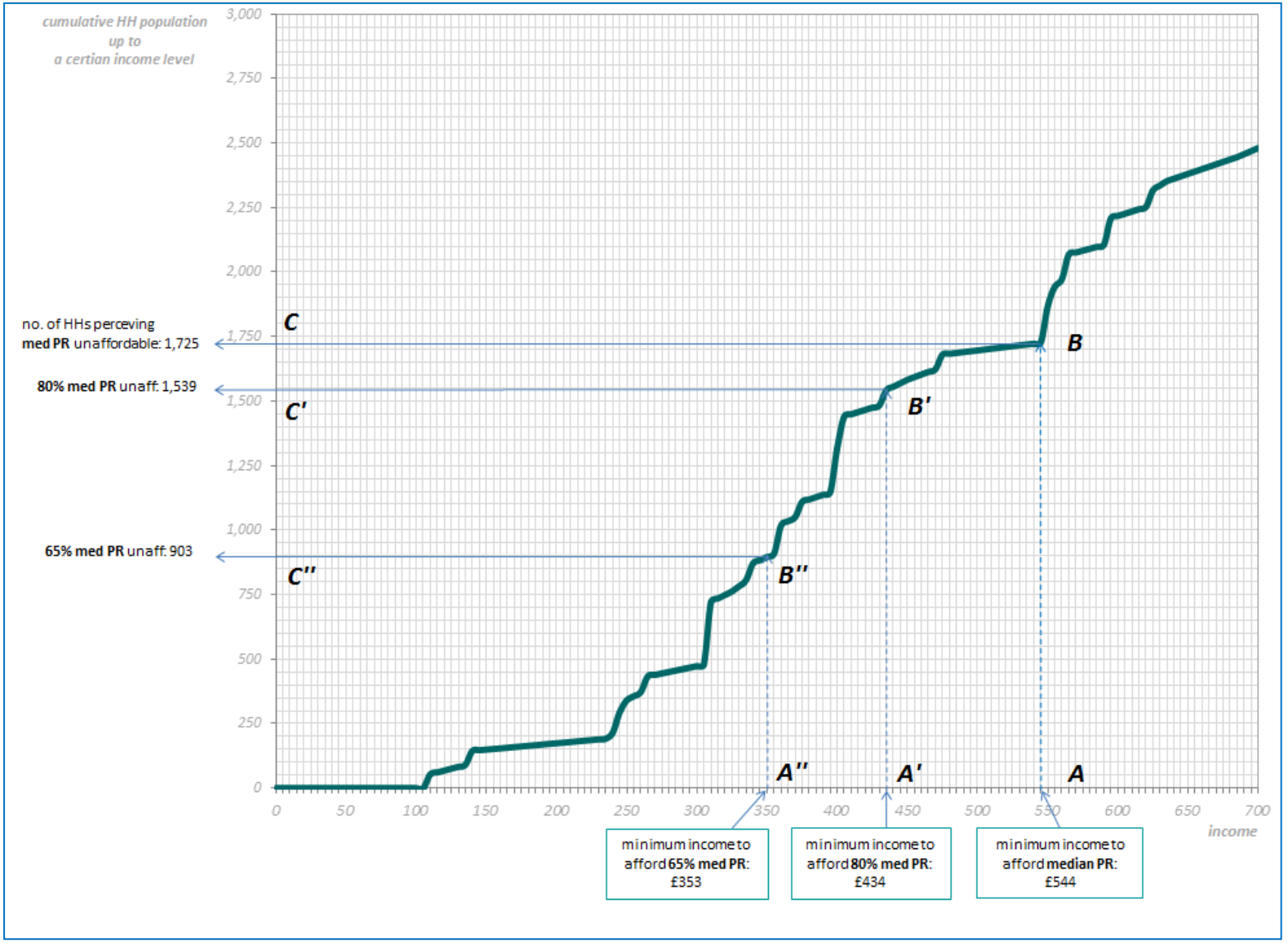
    - In the same way, given that the AR was revised to 65% of the median private rent, young singles who cannot afford the AR would amount to 903 (***C''***).
    - The population who could afford the revised AR but could not the previous AR increases to 636 (= 1,539 – 903).

    - The enlarged impact size owing to the slope angle of the distribution curve in the relevant income intervals - the curve between ***B*** and ***B'*** is relatively flat, while the equivalent between ***B'*** and ***B''*** is steep.

    - This suggests that AR planners expecting a certain impact size might need to observe the net income distribution curve in the concerned income region.

[3] Valuation Office Agency (VOA). Rents recorded between 1 Apr 2013 to 31 Mar 2014. Rents often remain unrevised for a year or so. For simplicity no inflationary adjustment has been made to VOA data.

Figure 1. Net income distribution curve (cumulative population by net income) – *Sy* in Bromley: July 2014



5. The results of the estimated distribution for MSOAs in Bromley

Table 5. Estimated working HH population by type: MSOA

	C0	C1	C2	C3+	LP1	LP2+	Sy	Sm
Bromley 001	392	214	232	WD	192	121	153	381
Bromley 002	437	221	319	WD	WD	WD	WD	259
Bromley 004	489	216	238	WD	131	WD	158	496
Bromley 005	655	229	186	WD	206	WD	454	899
Bromley 006	798	210	158	WD	124	WD	392	807
Bromley 007	634	324	381	121	WD	WD	102	344
Bromley 008	788	339	350	WD	176	WD	349	688
Bromley 009	393	191	208	WD	310	125	285	665
Bromley 010	263	137	194	WD	WD	WD	WD	168
Bromley 011	549	231	245	WD	WD	WD	200	501
Bromley 012	661	220	229	WD	WD	WD	244	571
Bromley 013	519	254	266	WD	WD	WD	169	412
Bromley 014	286	175	246	134	145	129	144	315
Bromley 015	397	202	220	WD	134	WD	180	413
Bromley 016	501	261	363	135	WD	WD	111	289
Bromley 018	570	288	353	WD	WD	WD	258	466
Bromley 019	362	202	209	121	196	129	126	343
Bromley 020	458	297	337	105	WD	WD	146	389
Bromley 021	433	197	390	159	WD	WD	WD	249
Bromley 022	385	191	311	WD	WD	WD	WD	159
Bromley 023	437	225	246	WD	129	WD	100	283
Bromley 024	347	257	409	137	WD	WD	WD	196
Bromley 025	496	220	384	WD	WD	WD	WD	141
Bromley 026	272	154	222	109	132	WD	WD	203
Bromley 027	368	217	429	131	WD	WD	WD	129
Bromley 028	472	221	299	105	110	WD	107	252
Bromley 029	424	180	189	WD	WD	WD	WD	274
Bromley 030	569	370	555	177	WD	WD	WD	278
Bromley 031	454	227	352	121	WD	WD	WD	195
Bromley 032	374	178	232	122	WD	WD	WD	183
Bromley 033	425	182	260	108	WD	WD	WD	166
Bromley 034	438	217	375	136	WD	WD	WD	175
Bromley 035	474	294	388	133	WD	WD	WD	262
Bromley 036	360	176	257	WD	WD	WD	WD	236
Bromley 037	490	217	305	106	WD	WD	WD	193
Bromley 039	466	225	269	113	WD	WD	WD	195
Bromley 040	388	196	243	WD	122	WD	WD	273
Bromley 041	415	249	370	109	WD	WD	WD	261
Bromley 042	466	169	202	WD	WD	WD	WD	173

Note: WD – withdrawn, because the relevant population appeared small (<100).

Table 6. Key income indicators (£s p.w.) by MSOA – couple: 0 and couple: 1

	C0			C1		
	lower quartile	median	average	lower quartile	median	average
Bromley 001	WD	1,090	1,326	WD	1,073	1,425
Bromley 002	762	1,202	1,404	WD	1,161	1,516
Bromley 004	762	1,202	1,397	WD	1,161	1,455
Bromley 005	760	1,176	1,331	WD	1,029	1,376
Bromley 006	799	1,202	1,385	WD	1,064	1,430
Bromley 007	821	1,279	1,503	WD	1,192	1,530
Bromley 008	780	1,221	1,399	WD	1,085	1,463
Bromley 009	WD	1,073	1,278	WD	WD	1,382
Bromley 010	WD	1,098	1,354	WD	WD	1,503
Bromley 011	815	1,257	1,443	WD	1,128	1,486
Bromley 012	801	1,202	1,409	WD	1,085	1,467
Bromley 013	804	1,273	1,437	WD	1,128	1,471
Bromley 014	WD	1,098	1,325	WD	WD	1,478
Bromley 015	WD	1,241	1,400	WD	1,085	1,438
Bromley 016	775	1,202	1,415	WD	1,161	1,518
Bromley 018	821	1,257	1,436	WD	1,098	1,464
Bromley 019	WD	1,177	1,351	WD	1,069	1,423
Bromley 020	799	1,252	1,423	WD	1,128	1,466
Bromley 021	777	1,202	1,439	WD	WD	1,525
Bromley 022	WD	1,252	1,452	WD	WD	1,509
Bromley 023	710	1,120	1,362	WD	1,121	1,485
Bromley 024	WD	1,257	1,447	WD	1,192	1,487
Bromley 025	780	1,252	1,439	WD	1,192	1,530
Bromley 026	WD	1,178	1,369	WD	WD	1,463
Bromley 027	WD	1,257	1,453	WD	1,196	1,505
Bromley 028	778	1,202	1,415	WD	1,180	1,487
Bromley 029	762	1,178	1,377	WD	WD	1,496
Bromley 030	774	1,257	1,447	WD	1,192	1,543
Bromley 031	801	1,279	1,470	WD	1,196	1,525
Bromley 032	WD	1,202	1,406	WD	WD	1,484
Bromley 033	710	1,096	1,390	WD	WD	1,499
Bromley 034	770	1,202	1,415	WD	1,180	1,498
Bromley 035	771	1,252	1,441	WD	1,192	1,520
Bromley 036	WD	1,100	1,371	WD	WD	1,507
Bromley 037	769	1,202	1,425	WD	1,189	1,513
Bromley 039	716	1,178	1,380	WD	1,189	1,552
Bromley 040	WD	1,190	1,403	WD	WD	1,481
Bromley 041	775	1,273	1,450	WD	1,194	1,504
Bromley 042	710	1,083	1,361	WD	WD	1,486

Note: As Table 5.

Table 7. Key income indicators (£s p.w.) by MSOA – couple: 2 and couple: 3+

	C2			C3+		
	lower quartile	median	average	lower quartile	median	average
Bromley 001	WD	878	1,355	WD	WD	WD
Bromley 002	WD	1,019	1,481	WD	WD	WD
Bromley 004	WD	1,048	1,490	WD	WD	WD
Bromley 005	WD	WD	1,460	WD	WD	WD
Bromley 006	WD	WD	1,482	WD	WD	WD
Bromley 007	WD	1,085	1,603	WD	WD	1,341
Bromley 008	WD	1,037	1,494	WD	WD	WD
Bromley 009	WD	818	1,330	WD	WD	WD
Bromley 010	WD	WD	1,431	WD	WD	WD
Bromley 011	WD	1,061	1,521	WD	WD	WD
Bromley 012	WD	1,061	1,565	WD	WD	WD
Bromley 013	WD	1,055	1,507	WD	WD	WD
Bromley 014	WD	824	1,266	WD	WD	992
Bromley 015	WD	1,017	1,431	WD	WD	WD
Bromley 016	WD	1,058	1,546	WD	WD	1,273
Bromley 018	WD	1,058	1,542	WD	WD	WD
Bromley 019	WD	835	1,265	WD	WD	1,017
Bromley 020	WD	1,055	1,509	WD	WD	1,270
Bromley 021	WD	1,063	1,577	WD	WD	1,285
Bromley 022	WD	1,051	1,474	WD	WD	WD
Bromley 023	WD	963	1,407	WD	WD	WD
Bromley 024	741	1,061	1,522	WD	WD	1,310
Bromley 025	WD	1,066	1,551	WD	WD	WD
Bromley 026	WD	972	1,388	WD	WD	1,089
Bromley 027	741	1,061	1,499	WD	WD	1,321
Bromley 028	WD	1,037	1,502	WD	WD	1,222
Bromley 029	WD	WD	1,443	WD	WD	WD
Bromley 030	757	1,061	1,511	WD	WD	1,315
Bromley 031	WD	1,065	1,515	WD	WD	1,317
Bromley 032	WD	987	1,415	WD	WD	1,177
Bromley 033	WD	1,048	1,527	WD	WD	1,238
Bromley 034	WD	1,037	1,497	WD	WD	1,241
Bromley 035	WD	1,058	1,490	WD	WD	1,314
Bromley 036	WD	1,048	1,477	WD	WD	WD
Bromley 037	WD	1,055	1,488	WD	WD	1,245
Bromley 039	WD	995	1,430	WD	WD	1,221
Bromley 040	WD	1,004	1,452	WD	WD	WD
Bromley 041	WD	1,058	1,493	WD	WD	1,313
Bromley 042	WD	1,037	1,520	WD	WD	WD

Note: As Table 5.

Table 8. key income indicators (£s p.w.) by MSOA – loan parent

	LP1			LP2+		
	lower quartile	median	average	lower quartile	median	average
Bromley 001	WD	WD	595	WD	WD	632
Bromley 002	WD	WD	WD	WD	WD	WD
Bromley 004	WD	WD	699	WD	WD	WD
Bromley 005	WD	417	621	WD	WD	WD
Bromley 006	WD	WD	674	WD	WD	WD
Bromley 007	WD	WD	WD	WD	WD	WD
Bromley 008	WD	WD	668	WD	WD	WD
Bromley 009	WD	380	547	WD	WD	589
Bromley 010	WD	WD	WD	WD	WD	WD
Bromley 011	WD	WD	WD	WD	WD	WD
Bromley 012	WD	WD	WD	WD	WD	WD
Bromley 013	WD	WD	WD	WD	WD	WD
Bromley 014	WD	WD	598	WD	WD	613
Bromley 015	WD	WD	747	WD	WD	WD
Bromley 016	WD	WD	WD	WD	WD	WD
Bromley 018	WD	WD	WD	WD	WD	WD
Bromley 019	WD	WD	588	WD	WD	616
Bromley 020	WD	WD	WD	WD	WD	WD
Bromley 021	WD	WD	WD	WD	WD	WD
Bromley 022	WD	WD	WD	WD	WD	WD
Bromley 023	WD	WD	649	WD	WD	WD
Bromley 024	WD	WD	WD	WD	WD	WD
Bromley 025	WD	WD	WD	WD	WD	WD
Bromley 026	WD	WD	655	WD	WD	WD
Bromley 027	WD	WD	WD	WD	WD	WD
Bromley 028	WD	WD	731	WD	WD	WD
Bromley 029	WD	WD	WD	WD	WD	WD
Bromley 030	WD	WD	WD	WD	WD	WD
Bromley 031	WD	WD	WD	WD	WD	WD
Bromley 032	WD	WD	WD	WD	WD	WD
Bromley 033	WD	WD	WD	WD	WD	WD
Bromley 034	WD	WD	WD	WD	WD	WD
Bromley 035	WD	WD	WD	WD	WD	WD
Bromley 036	WD	WD	WD	WD	WD	WD
Bromley 037	WD	WD	WD	WD	WD	WD
Bromley 039	WD	WD	WD	WD	WD	WD
Bromley 040	WD	WD	706	WD	WD	WD
Bromley 041	WD	WD	WD	WD	WD	WD
Bromley 042	WD	WD	WD	WD	WD	WD

Note: As Table 5.

Table 9. key income indicators (£s p.w.) by MSOA – single

	Sy			Sm		
	lower quartile	median	average	lower quartile	median	average
Bromley 001	WD	WD	673	WD	626	815
Bromley 002	WD	WD	WD	WD	677	857
Bromley 004	WD	WD	703	430	683	890
Bromley 005	337	560	666	389	660	874
Bromley 006	WD	594	727	419	677	883
Bromley 007	WD	WD	879	WD	711	944
Bromley 008	WD	621	760	422	677	902
Bromley 009	WD	474	608	333	564	785
Bromley 010	WD	WD	WD	WD	WD	824
Bromley 011	WD	634	797	468	700	899
Bromley 012	WD	634	779	458	703	909
Bromley 013	WD	WD	768	466	703	911
Bromley 014	WD	WD	642	WD	610	764
Bromley 015	WD	WD	730	437	680	851
Bromley 016	WD	WD	815	WD	683	905
Bromley 018	WD	686	814	467	707	904
Bromley 019	WD	WD	723	WD	614	767
Bromley 020	WD	WD	792	WD	707	907
Bromley 021	WD	WD	WD	WD	700	916
Bromley 022	WD	WD	WD	WD	WD	886
Bromley 023	WD	WD	746	WD	658	835
Bromley 024	WD	WD	WD	WD	WD	904
Bromley 025	WD	WD	WD	WD	WD	916
Bromley 026	WD	WD	WD	WD	638	801
Bromley 027	WD	WD	WD	WD	WD	910
Bromley 028	WD	WD	818	WD	677	866
Bromley 029	WD	WD	WD	WD	668	858
Bromley 030	WD	WD	WD	WD	707	876
Bromley 031	WD	WD	WD	WD	WD	910
Bromley 032	WD	WD	WD	WD	WD	853
Bromley 033	WD	WD	WD	WD	WD	871
Bromley 034	WD	WD	WD	WD	WD	855
Bromley 035	WD	WD	WD	WD	700	896
Bromley 036	WD	WD	WD	WD	668	860
Bromley 037	WD	WD	WD	WD	WD	865
Bromley 039	WD	WD	WD	WD	WD	858
Bromley 040	WD	WD	WD	WD	659	851
Bromley 041	WD	WD	WD	WD	707	914
Bromley 042	WD	WD	WD	WD	WD	870

Note: As Table 5.

Annex - Methodological notes

- No single dataset can provide all the detailed information required to create the net income distribution.

- Existing sample surveys, such as Family Resource Survey (FRS), Labour Force Survey (LFS) [4] and the Census each contribute to our model:

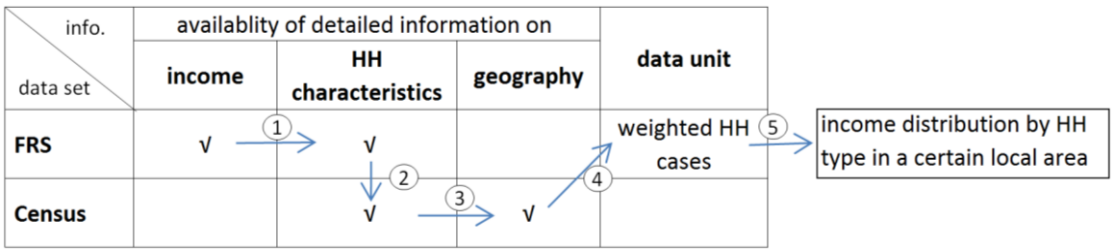
Table 10. Summary of information available from the public datasets

info. / data set	availablity of detailed information on			data unit
	income	**HH characteristics**	**geography**	
sample survey	√	√		sampled case (i.e., HH or individual)
census		√	√	count/proportion for a certain area

- The process of creating the output has five stages:

1. From FRS, identify a number of variables of HH characteristics significantly related to income (e.g. Age Band of a HH reference person). [5]
2. From the Census, identify the equivalent variables of the HH characteristics. Recall that the identified Census variables have the same categorisation as those in FRS (e.g. Age Band is measured by 5-year interval both in FRS and in Census).
3. Calculate a population and a proportion of HHs with each of the characteristics multi-dimensionally for a specified geographical area.
4. On a case by case basis use recognised statistical techniques to create logically similar weightings for the outputs from the various datasets (e.g. Iterative Proportional Fitting Method or Raking Method, Logistic Regression Method and Combinatorial Optimisation Method, according to relevance for any particular case).
5. With the validated weights in FRS, estimate the key net income statistics and a net income distribution for each of the eight household types in the specified area. Unlike some previous work in this area, our estimated distribution is not assumed to take a log-normal curve. Instead, each percentile of the net income is estimated.

Figure 2. Estimation procedures



[4] The safeguard versions of FRS and LFS. Unless specified, this definition is valid in any part of this paper.
[5] The process involves econometric tests which excluded variables causing a multi-collinearity problem.

- The validation of the weighted statistics is carried out in two ways – in terms of both demographics and incomes.
- The validated weighted sample is finally adjusted to match the latest local population and to incorporate price inflation from the FRS survey point to the estimation point.
    - The latest population by HH type at LA level is taken straightforwardly from DCLG 2012-based Sub-Regional Household Projections.
    - The population is then multiplied by the working HH proportion, estimated from two quarterly datasets from the Household LFS 2014 and the Census,.
    - Working populations for MSOAs are obtained through the same process and the re-adjustment in order that the sum of MSOAs' figures by HH type agrees with the LA equivalents.

- The survey point of incomes in the weighted sample varied over the fiscal year of 2012/13. Therefore, monthly inflationary adjustment to the estimation point (e.g., in this case, July 2014) is required. According to the three components of the net income (income from employment, income from investment and income-unrelated benefits), the inflationary adjustment factors are drawn from the difference sources as in Table 12.

Table 12 Inflationary adjustment sources

net income component	source	frequency	source body
from employment	Average Weekly Earnings Dataset by sector	monthly	ONS
from investment	various deposit rates for households	monthly	Bank of England
income-unrelated benefits	growth cap (currently 1%)	annually	DWP