

Small Business Rates Relief 2018 / 2019

Below is a table showing a sample of rates which will be payable from April 2018 by businesses claiming Small Business Rates Relief who occupy a single property having a Rateable Value between £12,000 and £15,000, for the financial year 2018 / 2019.

Since April 2017 businesses occupying only one property with a rateable value below £12,000 should be paying NO rates.

These figures are based on the Small Business non-domestic multiplier for 2018-19 which has been set at 0.48 in the pound.

Key: RV - Rateable Value

£ - Amount payable after claiming Small Business Rates Relief for financial year 2018 / 2019

N.B. These figures may vary by a few pence due to variations in decimal point calculations by different councils.

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RV	£	RV	£
12,050	96.40	13,550	3,360.36
12,100	193.58	13,600	3,481.58
12,150	291.60	13,650	3,603.60
12,200	390.36	13,700	3,726.36
12,250	489.98	13,750	3,849.98
12,300	590.40	13,800	3,974.40
12,350	691.56	13,850	4,099.56
12,400	793.58	13,900	4,225.58
12,450	896.40	13,950	4,352.40
12,500	999.96	14,000	4,479.96
12,550	1,104.38	14,050	4,608.38
12,600	1,209.60	14,100	4,737.60
12,650	1,315.56	14,150	4,867.55
12,700	1,422.38	14,200	4,998.38
12,750	1,530.00	14,250	5,130.00
12,800	1,638.36	14,300	5,262.35
12,850	1,747.58	14,350	5,395.58
12,900	1,857.60	14,400	5,529.60
12,950	1,968.36	14,450	5,664.35
13,000	2,079.98	14,500	5,799.98
13,050	2,192.40	14,550	5,936.40
13,100	2,305.56	14,600	6,073.55
13,150	2,419.58	14,650	6,211.58
13,200	2,534.40	14,700	6,350.40
13,250	2,649.96	14,750	6,489.95
13,300	2,766.38	14,800	6,630.38
13,350	2,883.60	14,850	6,771.60
13,400	3,001.56	14,900	6,913.55
13,450	3,120.38	14,950	7,056.38
13,500	3,240.00	15,000	7,200.00

It is still possible to re-claim Small Business Rates Relief (SBRR) from the 1st April 2012.

Example A: If a company has occupied just one property in England since 1st April 2012 with a rateable value of £6,000, and has not yet claimed any SBRR, the refund due will be the total rates paid for this period. This will total £2,700 (2012/2013) + £2,772 (2013/2014) + £2,826 (2014/2015) + £2,880 (2015/2016) + £2,904 (2016/2017) + £2,800 (2017/2018) giving a figure of £16,882, plus whatever has already been paid in this financial year.

Example B: If the property had a rateable value of £9,000, and no claim has yet been made, the total refund will be £12,661.20 plus whatever has already been paid this financial year.

BANKIER SLOAN encourages businesses to claim all relief as this scheme is financed by Central Government via a supplement on the rates for companies now having a rateable value of £51,000 or above.

Businesses that were receiving Small Business Rates Relief prior to April 2017, and are still eligible, did not need to reapply. There are some businesses that operate a single property with rateable values now below £15,000 that will not have been given relief automatically, they will need to make a claim to their council.

Example 1: Rateable Value prior to April 2017 : £12,100
Rates Payable : £5,856.40

If following the 2017 revaluation the rateable value stayed the same, and this has remained the occupiers only commercial property, the rates payable should be £187.95. As this property was not eligible for SBRR prior to April 2017 you will need to make a claim to receive the relief.

Example 2: Rateable Value prior to April 2017 : £12,500
Rates Payable : £6,050

If following the 2017 revaluation the rateable value reduced to £11,500 and this continues to remain the occupiers only commercial property, the rates payable should be zero. As this property was not eligible for SBRR prior to April 2017 you will need to make a claim to receive the relief.

Example 3: Rateable Value prior to April 2017 : £16,500
Rates Payable : £7,986

If following the 2017 revaluation the rateable value reduced to £14,000, the rates payable after claiming will be £4,349.33. If however the rateable value has reduced to below £12,000 the rates payable will now be zero. As this property was not eligible for SBRR prior to April 2017 you will need to make a claim to receive the relief.

Small Business Rates Relief 2018 / 2019

Percentage discount for Rateable Values between £12,000 and £15,000

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This page shows the percentage discounts available for those companies that qualify for Small Business Rates Relief as from 1st April 2018. In order to qualify you need to have just one * business property in England with a rateable value of less than £15,000.

Budget Announcement March 2017

The Chancellor's announcement in the 2017 March Budget, brought in additional assistance under a new scheme called Supporting Small Business Relief. Any business that was receiving SBRR prior to April 2017 saw a maximum increase in rates payable of £600, even if the rateable value has risen considerably following the April 2017 revaluation.

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Discretionary Business Rates Relief Scheme

Central Government last year provided councils with some additional funding for occupiers who had seen a substantial increase in rates payable but were not eligible for SBRR, and this relief has continued at a reduced rate this year. All businesses are encouraged to contact the Business Rates team at their local council or read

http://www.centre-p.co.uk/Discretionary_Revaluation_2017_Business_Rates_Relief.pdf

All companies with a rateable value between £15,000 and £50,999 are now charged-out at the rate of 48p in the £ for the financial year 2018/2019 on each property, whether they have just one or a number of premises from which they operate. The standard multiplier, which is 49.3p in the £ (from the 1st April 2018), is now only applied to business premises having a rateable value in excess of £50,999.

BANKIER SLOAN know that all councils will welcome applications for Small Business Rates Relief from all businesses as it is an important way to support enterprise and the local economy.

*If you have a second property with a rateable value below £2,900 you may still qualify.

If you believe you are entitled to any relief and you have not already been notified, please contact the Business Rates Department at your local council for free advice. Alternatively, if you would like further assistance you are welcome to contact Bankier Sloan. Our fee is usually a light lunch for two (myself & my assistant) or a TOKEN to be spend in a high street store. For further professional assistance, or for those agents representing clients, we charge £400 plus VAT.



Ian B Sloan FRICS

RV	%	RV	%
12,000	100.000	13,550	48.333
12,050	98.333	13,600	46.667
12,100	96.667	13,650	45.000
12,150	95.000	13,700	43.333
12,200	93.333	13,750	41.667
12,250	91.667	13,800	40.000
12,300	90.000	13,850	38.333
12,350	88.333	13,900	36.667
12,400	86.667	13,950	35.000
12,450	85.000	14,000	33.333
12,500	83.333	14,050	31.667
12,550	81.667	14,100	30.000
12,600	80.000	14,150	28.333
12,650	78.333	14,200	26.667
12,700	76.667	14,250	25.000
12,750	75.000	14,300	23.333
12,800	73.333	14,350	21.667
12,850	71.667	14,400	20.000
12,900	70.000	14,450	18.333
12,950	68.333	14,500	16.667
13,000	66.667	14,550	15.000
13,050	65.000	14,600	13.333
13,100	63.333	14,650	11.667
13,150	61.667	14,700	10.000
13,200	60.000	14,750	8.333
13,250	58.333	14,800	6.667
13,300	56.667	14,850	5.000
13,350	55.000	14,900	3.333
13,400	53.333	14,950	1.667
13,450	51.667	15,000	0.000
13,500	50.000		

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