

11. COUNCIL TAXBASE 2017/18

REPORT OF: Head of Corporate Resources
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Wards Affected: All
Key Decision: No
Report to: Council 14 December 2016

Purpose of Report

1. The purpose of this report is for the Council to formally determine the domestic taxbase for the district for 2017/18.

Summary

2. The report proposes that the domestic taxbase for next year is 59,012.1, an increase of 1.79%. The estimated collection rate is 99.4%.

Recommendations

3. **(a) Pursuant to the Head of Finance's report and in accordance with the Local Authorities (Calculation of Tax Base) (Amendment) (England) Regulations 2003, the amounts calculated by Mid Sussex District Council as its tax base for the whole area for the year 2017/18 shall be 59,012.1 and for each parish area for the year 2017/18 shall be:**

Albourne	307.2
Ansty & Staplefield	924.5
Ardingly	718.9
Ashurst Wood	740.1
Balcombe	820.8
Bolney	630.6
Burgess Hill	11,551.7
Cuckfield	1,649.6
East Grinstead	11,171.5
Fulking	145.5
Hassocks	3,348.0
Haywards Heath	11,545.8
Horsted Keynes	688.7
Hurstpierpoint & Sayers Common	2,892.3
Lindfield	2,842.8
Lindfield Rural	1,373.5
Newtimber	40.4
Poynings	134.8
Pyecombe	115.3
Slaugham	1,166.4
Turners Hill	600.2
Twineham	134.0
West Hoathly	926.3
Worth	4,543.2

Background

4. The tax base is the divisor used to convert the total net amount required for local authority spending in the area to a level of council tax due for a band D property.

5. A tax base is required to be calculated for each parish area in order to allocate Special Items, which for this Council comprise the precepts of the Parish and Town Councils.
6. It should be noted that setting the tax base is the sole responsibility of the District Council as the Billing Authority and we have given explanations of the individual parish taxbases where requested to the Town and Parish Councils.

Method of Calculation

7. The method of calculation is laid down in the Local Authorities (Calculation of Council Tax Base)(England) Regulations 2012.
8. The starting point is the actual number of properties within each tax band as shown on the Council's Valuation List as at 30 November 2016 (the "Relevant Day") less the actual number of exemptions and discounts at that time. The resulting figures are adjusted to take account of estimated movements within and between bands affecting 2017/18 (i.e. changes from 1 December 2016 to 31 March 2018) to arrive at the number of chargeable properties within each band for the year.
9. The numbers of chargeable properties within each tax band are expressed as band D equivalents. The aggregate of all bands is multiplied by the estimated collection rate to determine the tax base for the area. The collection rate represents the effect of losses on collection due to non-payment. For 2017/18 the estimated rate is adjusted to 99.4%.
10. The calculations referred to in the previous paragraphs are shown in Appendix 1.
11. The 2017/18 tax base so calculated for the whole district is 59,012.1 which represents an increase of 1,036.5 (1.79%) on the tax base for the current year. The effect at parish area level ranges from a decrease of -1.2 to an increase of 275.7 and in percentage terms from -0.9% to +5.5%.
12. The number of property equivalents included in the tax base has risen by 831.2 (1.4%), with an decrease in exemptions (-11; -1.6%), increase in 50% discounts (3, 4.1%) and increase in 25% discounts (172.0; 0.9%), decrease in council tax support discounts (-111.4, -2.9%), which has meant that the net number of band D equivalent chargeable dwellings has increased by 909.0 (1.7%).

Policy Context

13. It is a legal requirement to set a taxbase for each financial year.

Financial Implications

14. The financial implications are detailed within the body of the report.

Risk Management Implications

15. There is a risk that the projections within the report are not accurate to a significant degree although best endeavours have been used to research, quantify and extrapolate the data upon which the projections are based. This risk can be mitigated by the monitoring of both databases throughout the year, although corrective action can only be undertaken on a year to year basis rather than within the year.

Equality and Customer Service Implications

16. This report has no such implications.

Other Material Implications

17. There are no legal implications as a direct consequence of this report.

Background Papers

Local Authorities (Calculation of Council Tax Base)(England) Regulations 2012 and Council Tax (Exempt Dwellings) (England) (Amendment) Order 2012.

Technical Reforms to Council Tax Report and Council Tax Discount Scheme for Mid Sussex Report, Scrutiny Committee for Leader and Service Delivery, 16th August 2012.

The Town and Parish Councils have been provided with the tax base information.

Table 1: **Mid Sussex Tax Base 2017/18 - Analysed by chargeable dwellings**

	band A	band B	band C	band D	band E	band F	band G	band H	Total
No of dwellings									
Property equivalents*	2,060.42	6,427.09	13,359.77	16,630.78	10,940.57	8,089.72	4,336.84	377.88	62,223.07
Exemptions (various classes)	-116.00	-137.00	-127.00	-141.00	-69.00	-52.00	-24.00	0.00	-666.00
Disabled reductions	8.00	27.00	38.00	-26.00	-3.00	-13.00	-15.00	-16.00	0.00
Chargeable	1,952.42	6,317.09	13,270.77	16,463.78	10,868.57	8,024.72	4,297.84	361.88	61,557.07
Single discounts	1,108.00	3,757.00	4,923.00	4,527.00	2,350.00	1,227.00	559.00	40.00	18,491.00
Two discounts	4.00	5.00	9.00	6.00	4.00	15.00	22.00	11.00	76.00
Council Tax Support discounts **	303.77	1,160.36	1,283.46	721.60	165.35	42.96	17.08	0.29	3,694.87
Net chargeable	1,369.65	4,214.98	10,752.06	14,607.43	10,113.72	7,667.51	4,130.01	346.09	53,201.45
Ratio to Band D	6/9ths	7/9ths	8/9ths	9/9ths	11/9ths	13/9ths	15/9ths	18/9ths	
Band D equivalent	913.10	3,278.32	9,557.39	14,607.43	12,361.21	11,075.29	6,883.35	692.18	59,368.3
Total multiplied by Collection Rate of 99.4%									59,012.1

* Includes estimates of effect of new dwellings and other changes to the valuation list, and increases for local premiums for long-term empty dwellings.

** Reductions under the local council tax support reduction scheme.

Table 2: Mid Sussex Tax Base 2017/18 - Analysed by Parish Area

Parish area	band A	band B	band C	band D	band E	band F	band G	band H	Total
Albourne	3.3	7.6	33.1	71.0	38.9	41.3	100.6	11.4	307.2
Ansty & Staplefield	12.9	19.4	74.6	138.2	170.7	188.1	260.0	60.6	924.5
Ardingly	15.8	17.9	79.0	183.9	149.4	154.5	99.0	19.4	718.9
Ashurst Wood	7.3	16.4	90.4	179.2	151.9	132.7	160.2	2.0	740.1
Balcombe	11.5	40.3	75.8	137.6	118.4	226.7	192.6	17.9	820.8
Bolney	14.2	18.3	15.9	84.3	83.2	145.4	218.7	50.6	630.6
Burgess Hill	129.5	664.2	2,678.9	3,508.4	2,433.7	1,538.0	580.6	18.4	11,551.7
Cuckfield	15.1	37.2	185.7	213.2	404.7	296.6	456.4	40.7	1,649.6
East Grinstead	260.6	625.8	1,938.7	2,507.7	2,551.0	2,328.6	916.4	42.7	11,171.5
Fulking	3.1	5.1	15.3	15.9	24.6	18.7	51.4	11.4	145.5
Hassocks	22.8	191.7	401.6	943.4	979.7	455.8	329.7	23.3	3,348.0
Haywards Heath	126.7	1,056.4	2,414.2	3,027.9	1,699.7	2,091.8	1,089.3	39.8	11,545.8
Horsted Keynes	5.1	15.1	71.6	122.0	110.5	158.5	175.1	30.8	688.7
Hurstpierpoint and Sayers Common	42.8	112.6	370.0	675.7	776.8	412.8	463.3	38.3	2,892.3
Lindfield	7.3	142.8	201.2	557.9	539.0	777.6	571.3	45.7	2,842.8
Lindfield Rural	13.4	41.3	120.6	235.6	339.5	369.6	195.4	58.1	1,373.5
Newtimber	0.5	5.1	12.5	6.1	3.7	1.4	9.1	2.0	40.4
Poynings	4.5	14.2	27.6	13.9	20.3	15.3	31.1	7.9	134.8
Pyecombe	3.3	4.1	8.4	23.7	15.8	26.9	33.1	0.0	115.3
Slaugham	36.2	98.7	196.7	276.9	170.9	202.2	133.1	51.7	1,166.4
Turners Hill	130.6	26.8	103.6	109.8	74.3	83.8	63.4	7.9	600.2
Twineham	3.8	1.4	7.9	18.7	27.6	18.7	36.5	19.4	134.0
West Hoathly	16.2	21.4	103.3	180.5	219.3	167.7	171.2	46.7	926.3
Worth	21.1	74.8	273.5	1,288.5	1,183.5	1,156.1	504.5	41.2	4,543.2
Total	907.6	3,258.6	9,500.1	14,520.0	12,287.1	11,008.8	6,842.0	687.9	59,012.1