

Renfrewshire Valuation Joint Board

Summary of Performance Returns 2001 - 2008

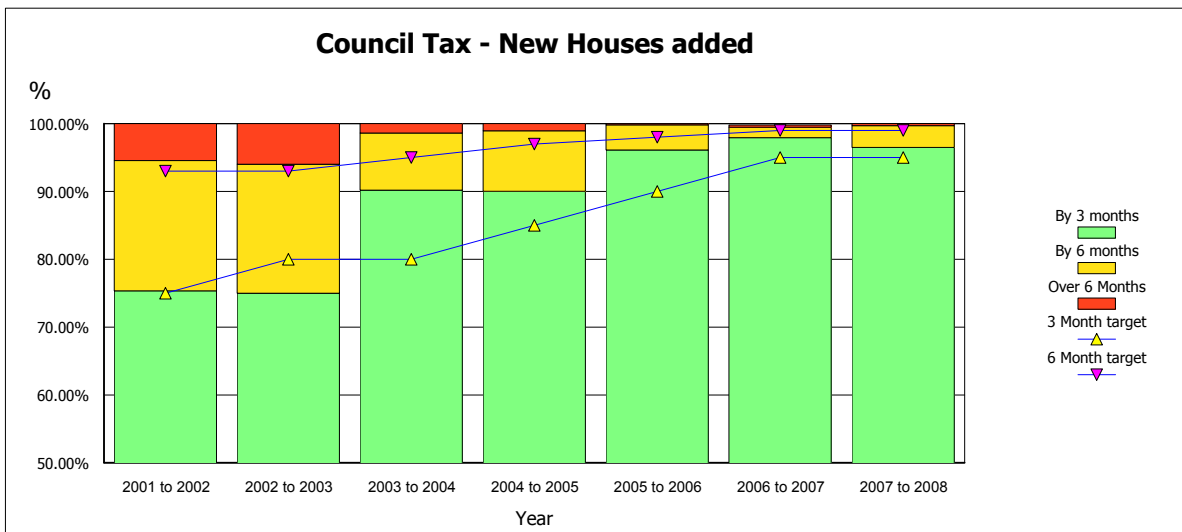
The following data and charts summarise the Assessor's performance in relation to targets set over the past 7 years:

1. Addition of New Houses to Council Tax List

The main, ongoing area of work in relation to Council Tax is the addition of new houses to the Council Tax List. The following table shows that there has been a continual improvement over the past 6 years. During this time the number of houses added within 6 months has exceeded targets and, with the exception of two years, the number added in 3 months has exceeded targets.

While we continue to exceed targets and the percentage within six months continues to increase, the proportion within three months has declined slightly. This reflects the additional workload brought about by an influx of Council Tax appeals resulting from a media campaign and an overall increase of 19% in the number of houses added.

Council Tax							
	2001 to 2002	2002 to 2003	2003 to 2004	2004 to 2005	2005 to 2006	2006 to 2007	2007 to 2008
Achievement:							
By 3 months	75.35%	75.00%	90.20%	90.02%	96.13%	97.94%	96.50%
By 6 months	94.55%	94.01%	98.61%	98.94%	99.83%	99.46%	99.70%
Over 6 Months	5.46%	6.00%	1.39%	1.06%	0.17%	0.35%	0.30%
Target:							
By 3 months	75.00%	80.00%	80.00%	85.00%	90.00%	95.00%	95.00%
By 6 months	93.00%	93.00%	95.00%	97.00%	98.00%	99.00%	99.00%
Variation:							
By 3 months	-0.35%	-5.00%	10.20%	5.02%	5.02%	2.94%	1.50%
By 6 months	1.55%	1.01%	3.61%	1.93%	1.93%	0.46%	0.70%



2. Amendments to Valuation Roll

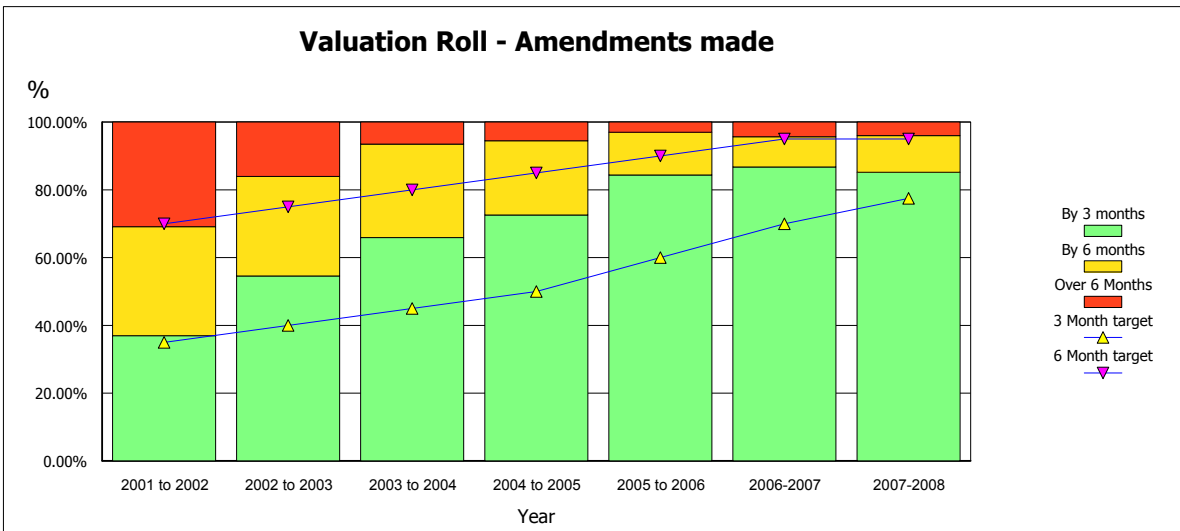
The following table provides a summary of how long it has taken to amend the Valuation Roll following changes to lands and heritages (excluding appeal settlements and changes to prescribed entries).

This is a key measure of performance in this area and it can be seen that there has been a continuous improvement and that targets have been exceeded in all but one instance.

The results for 2007-2008 show little change in terms of percentages although it should be noted that an additional 115 changes were made - a 16% increase over the previous year.

2007-2008 also saw an increase in the number of complex and time-consuming Revaluation Appeals under negotiation.

Valuation Roll							
	2001 to 2002	2002 to 2003	2003 to 2004	2004 to 2005	2005 to 2006	2006-2007	2007-2008
Achievement:							
By 3 months	36.95%	54.59%	65.90%	72.60%	84.40%	86.77%	85.20%
By 6 months	69.11%	83.97%	93.50%	94.50%	96.98%	95.68%	96.00%
Over 6 Months	30.89%	16.03%	6.50%	5.50%	3.02%	4.32%	4.00%
Target:							
By 3 months	35.00%	40.00%	45.00%	50.00%	60.00%	70.00%	77.50%
By 6 months	70.00%	75.00%	80.00%	85.00%	90.00%	95.00%	95.00%
Variation:							
By 3 months	1.95%	14.59%	20.90%	22.60%	24.40%	16.77%	7.70%
By 6 months	-0.89%	8.97%	13.50%	9.50%	6.98%	0.68%	1.00%



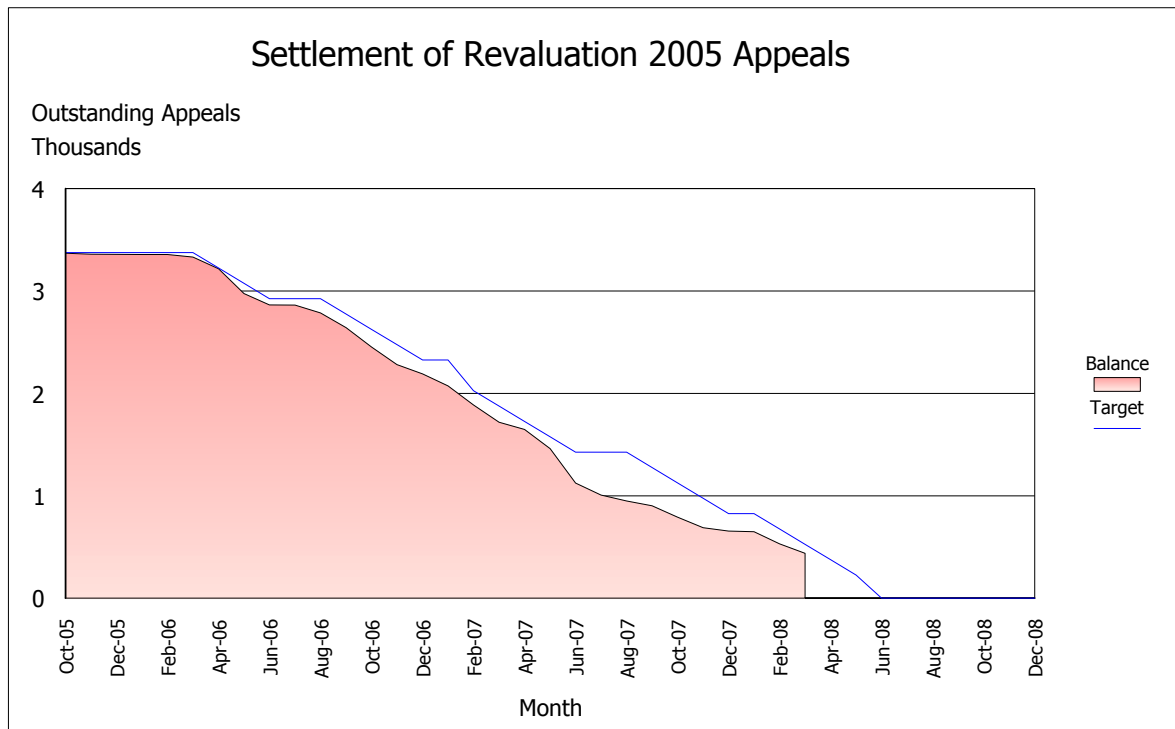
3. Settlement of Appeals lodged in respect of 2005 Revaluation

There are two measurements in relation to this function:

- 3.1 Time taken to dispose of appeals
- 3.2 Loss of Rateable Value on Appeal

3.1 Rate of Disposal of Appeals:

The disposal of appeals is governed by Regulation which states that all appeals be cited by 30 June 2008 and disposed of by 31 December 2008. While the citation of appeals is matter for the Valuation Appeal Panel, the anticipated rate of disposal is indicated by the blue line on the chart below.



3.2 Loss of Rateable Value on Appeal (to 31 March 2008)

Category	Total in Val'n Roll	Total Value	Number Appealed	Value Appealed	Appeal Reduction	RV Loss as % of Appeal RV	RV Loss as % of Total RV
Retail	3,105	£97,930,630	1,081	£74,970,130	£1,127,700	1.50%	1.15%
Offices	1,696	£28,355,465	536	£16,847,580	£571,625	3.39%	2.02%
Licensed/Hotels	254	9,468,050	144	6,845,900	273,300	3.99%	2.89%
Industrial	2,281	64,843,445	583	35,666,600	£1,670,350	4.68%	2.58%
Public Buildings	1,131	50,095,783	434	27,052,865	£234,050	0.87%	0.47%
Miscellaneous	1,190	19,274,591	376	10,397,900	172,975	1.66%	0.90%
Total	9,657	£269,967,964	3,154	£171,780,975	£4,050,000	2.36%	1.50%

The process of disposal of appeals is now nearing the end of the timetable for disposal.

The pace of settlement is on target and the outcome of appeal negotiation is very pleasing at an overall loss of 1.50% of total rateable value.

Alasdair MacTaggart

Assessor and Electoral Registration Officer