

Public Performance Report 2004/05

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Background

Dunbartonshire and Argyll & Bute Valuation Joint Board was established at local government reorganisation in 1996. The Assessor for Dunbartonshire and Argyll & Bute is an independent statutory official who is responsible in terms of the body of legislation known as the Lands Valuation Acts for the preparation and maintenance of the Valuation Rolls for the East and West Dunbartonshire and Argyll & Bute Council areas.

In terms of the Local Government Finance Act 1992 he is responsible for the compilation and maintenance of the Valuation (Council Tax) Lists for the three areas.

The Assessor has also been appointed as the Electoral Registration Officer for the three unitary authorities represented in the Valuation Joint Board's area and he is therefore required to prepare the Registers of Electors for the three areas.

The Assessor's service is conducted from two main offices located at the addresses shown. You can contact us by e-mail at 'assessor@dab-vjb.gov.uk'.

Council Tax List

The Council Tax List contains all domestic properties showing an allocated Council Tax band which is based on the market value of the property as at 1991. The bands shown are used by the local authorities within the Joint Board's boundaries as the basis for the production of domestic Council Tax bills.

As at 31st March, 2005, the Council Tax

Lists for Dunbartonshire and Argyll & Bute contained 138,022 subjects.

Of the 996 houses added to the List between 1st April, 2004 and 31st March, 2005, the time between the date of occupation and the issue of the banding notice was as follows:

	NUMBER	PERCENTAGE	TARGET WAS
NUMBER 91 DAYS OR LESS	911	91.47%	85%
NUMBER OVER 91 DAYS, LESS THAN 184	61	6.12%	12%
NUMBER OVER 183 DAYS	24	2.41%	3%
TOTAL	996	100.00%	100.00%

The targets set for 2005/2006 are 88% within 91 days and 9% between 91 days and 184 days.

Valuation Roll

The Valuation Roll contains the rateable values of all non-domestic properties within the area. The rateable values shown are used by the Joint Board's constituent local authorities as the basis for the production of non-domestic rates bills.

As at 31st March, 2005 the Valuation Rolls for Dunbartonshire and Argyll & Bute contained 12,244 subjects with a total rateable value of £184.5 million.

Of the 1131 amendments made to the Valuation Roll between 1st April, 2004 and 31st March, 2005, the time between the effective date of the alteration and the issue of the Val-

uation Notice was as follows:

	NUMBER	PERCENTAGE	TARGET WAS
NUMBER 91 DAYS OR LESS	752	66.49%	52%
NUMBER OVER 91 DAYS, LESS THAN 184	192	16.98%	25%
NUMBER OVER 183 DAYS	187	16.53%	23%
TOTAL	1131	100.00%	100.00%

The targets set for 2005/2006 are 66% within 91 days and 17% between 91 days and 184 days.

Electoral Registration

The annual canvass response rates for the register published on 1st December, 2004 were as follows:

Argyll & Bute	87.68%
Coatbridge & Chryston (part)	91.14%
Clydebank & Milngavie	83.17%
Dumbarton	88.06%
Strathkelvin & Bearsden	82.60%

In total 113,701 (85.53%) of 132,934 forms issued, were returned.

General Information

During the year April 2004 to March 2005, the Assessor had a full-time equivalent staff of 65.5, a staffing budget of £2.00M and during the last year a total of 474.5 days (3.32%) were lost through illness.

During the year, we also:

- implemented the recommendations of Audit Scotland in relation to our:
 - financial systems
 - transaction controls and corporate governance arrangements
 - Best Value commitment, by developing arrangements to meet the requirements of the Local Government in Scotland Act 2003.
 - completed Risk Register & Priority Action Plan
 - prepared a Service Plan and Calendar for the period from 2005-2008
 - participated in the successful launch of the Assessor's Portal, (saa.gov.uk) which provides on-line information relating to Valuation Roll and Council Tax entries throughout Scotland.
 - completed the first stage of the 2005 Non-Domestic Revaluation
 - revised our Freedom of Information Publication Schemes
 - completed a Race Equality Scheme
- A copy of the Assessor and Electoral Registration Officer's annual report is available on request from either of the Assessor's offices.

