

Notice of the Rent Assessment Committee Decision

Rent Act 1977 Schedule 11

Address of Premises

1 Keepers Cottage
The Heath
North Elmham
Dereham
Norfolk NR20 5EU

The Committee members were

C – Mr. Graham Sinclair
V – Mr. John B Shrive FRICS FAAV
L – Mr. Roger S Rehahn

Landlord

R S Don & Partners

Tenant

Mr. V G Bell

1. The fair rent is £52-00^{per} Per (excluding ~~water rates and~~ council tax but including any amounts in paras 3&4)

2. The effective date is

3. The amount for services is £5-00^{per} * Per ~~negligible/not applicable~~ ^{Anglia Water standard charge}

4. The amount for fuel charges (excluding heating and lighting of common parts) not counting for rent allowance is

£ N/A Per N/A
negligible/not applicable

5. The rent ~~is~~/is not to be registered as variable.

6. The capping provisions of the Rent Acts (Maximum Fair Rent) Order 1999 apply (please see calculation overleaf)/~~do not apply because 1st registration/15% exemption.~~

7. Details (other than rent) where different from Rent Register entry

8. For information only:

(a) ~~The fair rent to be registered is the maximum fair rent as prescribed by the Rent Acts (Maximum Fair Rent) Order 1999. The Rent that would otherwise have been registered was £..... per including £..... per for services (variable).~~

(b) The Fair rent to be registered is not limited by the Rent Acts (Maximum Fair Rent) Order 1999, because it is ~~the same as~~/below the maximum fair rent of £61-00^{per} ~~per~~ including £.....^{per} ~~per~~ for services (variable) prescribed by the Order

Chairman

h z
Mr. Graham Sinclair

Date of decision

08/11/2004

MAXIMUM FAIR RENT CALCULATION

LATEST RPI FIGURE x 188.1

PREVIOUS RPI FIGURE y 171.1

x 188.1 Minus y 171.1 = (A) 17

(A) 17 Divided by y 171.1 = (B) 0.0993571

First application for re-registration since 1 February 1999 YES/NO (delete as applicable)

If yes (B) plus 1.075 = (C)

If no (B) plus 1.05 = (C) 1.1493571

Last registered rent* 52 Multiplied by (C) = 59.766569

*(exclusive of any variable service charge)

Rounded up to nearest 50 pence = £60.00

Variable Service Charge NO

If YES add amount for services =

MAXIMUM FAIR RENT = £60.00 Per Week