



Department for Levelling Up,  
Housing & Communities

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**Department for Levelling Up, Housing  
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Kate Henderson  
Chief Executive  
National Housing Federation  
Lion Court  
25 Procter Street  
London  
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20 July 2022

Dear Ms Henderson,

### **HOME LOSS PAYMENTS UNDER THE LAND COMPENSATION ACT 1973: REVISION OF THRESHOLDS**

I am writing to advise you that The Home Loss Payments (Prescribed Amounts) (England) Regulations 2022 (Statutory Instrument 2022 No.793) ('2022 Regulations') were laid before Parliament on 15 July and come into force on 1 October 2022.

Home loss payments are payable under the terms of the Land Compensation Act 1973 ('the Act') to owner-occupiers and tenants of dwellings displaced by compulsory purchase or public redevelopment. The Act enables the maximum and minimum levels and the flat rate to be updated.

The thresholds are reviewed annually and as a result of the 2022 annual review, the Government has decided, in the 2022 Regulations, to raise the maximum and minimum payment thresholds for owner-occupiers from £71,000 and £7,100 to £78,000 and £7,800 respectively for displacements on or after 1 October 2022. The flat rate paid to tenants has also been raised from £7,100 to £7,800 for displacements on or after 1 October 2022.

The 2022 Regulations replace the [Home Loss Payments \(Prescribed Amounts\) \(England\) Regulations 2021](#) (SI 2011 No.841) ('2021 Regulations') although the payment thresholds and flat rate in the 2021 Regulations will continue to apply to displacements occurring before 1 October 2022.

A copy of the 2022 Regulations and Explanatory Memorandum can be found online at: <https://www.legislation.gov.uk/ukxi/2022/793/contents/made>.

**Yours sincerely,**

**Joanna Averley**  
**Chief Planner**