



Department for
Communities and
Local Government

Statistical Release

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NATIONAL NON-DOMESTIC RATES COLLECTED BY LOCAL AUTHORITIES IN ENGLAND 2012-13

- The net rate yield (after allowances for changes in respect of previous years and reliefs) increased by 3.7% to £21.8 billion in 2012-13.
- The contribution to the pool (net rate yield after allowances for collection costs including losses) grew by 3.4% over the figure for 2011-12. Although there was a 5.6% increase in the multiplier, and a small increase in the overall rateable value in England, there was a large increase in changes in respect of previous years coupled with the continuing growth in the amount of mandatory charity relief granted, a rise in the amount of empty property relief granted and a rise in the small business rate relief granted.
- Between 2008-09 and 2012-13 the contribution to the pool from the local lists increased by £2.6 billion or 14%.
- Local authorities granted a total of £2.4 billion of mandatory and discretionary reliefs in 2012-13, an increase of nearly 12% compared with 2011-12.
- Local authorities granted a total of £1.3 billion of mandatory charity relief in 2012-13, an increase of more than 13% when compared with the 2011-12 figure and an increase of 52% when compared with 2008-09.
- Local authorities granted a total of £956 million in empty property relief in 2012-13, an increase of more than 11% when compared with the 2011-12 figure.

This release provides updated information on national non-domestic rates and associated information for the financial year 2012-13, and changes over previous years. This information is derived from national non-domestic rates (NDR3) returns submitted on behalf of all 326 billing authorities. None of the returns for 2012-13 included in this release have been certified by auditors.

The release has been compiled by the Local Government Finance – Data Collection, Analysis and Accountancy division of the Department for Communities and Local Government.

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Web-link (non-domestic rates statistics)

<https://www.gov.uk/government/organisations/department-for-communities-and-local-government/series/national-non-domestic-rates-collected-by-councils>

National non-domestic rates collected by local authorities in England 2012-13

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This is the penultimate statistical release issued under the old national non-domestic rates system. The final release will be issued later this year and will be based on auditor certified copies of the returns used to produce this release.

The corresponding release next year will be based on the new Business Rates retention system which was introduced from April 2013.

National non-domestic rates collected by local authorities in England 2012-13

1. **Table 1** gives details of the yield from national non-domestic rates based on local lists, from 2008-09 to 2012-13.

- The net rate yield (after allowances for changes in respect of previous years and reliefs) increased by 3.7% to £21.8 billion in 2012-13.
- The contribution to the pool (net rate yield after allowances for collection costs including losses) increased by 3.4% to £21.4 billion in 2012-13.
- Between 2008-09 and 2012-13 the contribution to the pool increased by £2.6 billion or 14%.

Table 1: Outturn national non-domestic rate yield from local lists, in England, since 2008-09^(a)

	2008-09	2009-10	2010-11	2011-12	£ million 2012-13
Yield before reliefs in respect of current year	21,307	22,469	23,083	24,306	25,597
<i>add</i>					
Changes in respect of previous years	-670	-736	-873	-305	-665
Yield before reliefs	20,637	21,733	22,210	24,001	24,932
<i>less</i>					
Transitional Relief	-73	-148	531	372	58
Mandatory Relief	1,396	2,129	2,198	2,118	2,376
Discretionary Relief	42	47	43	47	45
Small Business Rate Relief	145	188	163	432	550
Schedule of Payment agreements ^(b)	59	8	0	-8	2
Deferments ^(c)	-	98	74
Relief granted under s47 to Enterprise zones	-	-	-	-	4
Net rate yield	19,068	19,412	19,276	21,039	21,823
<i>less</i>					
Collection costs including losses ^(d)	347	373	349	378	463
Contribution to the pool	18,722	19,039	18,927	20,661	21,360
	2008-09	2009-10	2010-11	2011-12	2011-12
Small business rate multiplier (pence) ^(e)	45.8	48.1	40.7	42.6	45.0
National non-domestic rates multiplier (pence) ^(e)	46.2	48.5	41.4	43.3	45.8
Number of hereditaments ('000) ^(f)	1,692	1,698	1,718	1,735	1,759
Rateable value ^(f)	46,888 ^(g)	46,721 ^(g)	56,337 ^(h)	56,846 ^(h)	57,178 ^(h)

Source: Data for 2008-09 to 2011-12 are from NNDR3 auditor certified returns. Data for 2012-13 are from NNDR3 returns that have not yet been certified by auditors.

(a) This excludes contributions from the central list and other contributions to the pool.

(b) See *Terminology used in this release* and Table 2d for further details.

(c) Repayments included in Changes in respect of previous years; see also *Terminology used in this release*

(d) Includes the City of London offset of £9.8 million in 2009-10, £10.0 million in 2010-11, £10.2 million in 2011-12 and £10.217 million in 2012-13.

(e) See *Terminology used in this release* and Table 2c for further details.

(f) As at 31 December in previous year.

(g) Based on the local list for use following April 2005 revaluation.

(h) Based on the local list for use following April 2010 revaluation.

2. In **Table 1** the figures for the yields before reliefs do not equal the rateable value multiplied by the multiplier, as the yield figures are outturn for the year as a whole but the rateable value is given as at 31 December of the previous year.
3. The figures for transitional relief shown in **Table 1** are net (i.e. the reduced yield due to the full increases in NNDR being deferred because of the transitional arrangements less the increased yield due to the full decreases in NNDR being deferred). For full details on transitional relief see **Table 2a**.
4. The contribution to the pool grew by 3.4% over the figure for 2011-12. Although there was a 5.6% increase in the multiplier, coupled with a small increase in the overall rateable value in England, this increase was offset by a large increase in changes in respect of previous years coupled with the continuing growth in the amount of mandatory charity relief granted (see **Table 2b**), a rise in the amount of empty property relief granted and a rise in the small business rate relief granted.
5. **Table 2a** gives figures for transitional relief applied to national non-domestic rates bills by billing authorities since 2008-09. Transitional relief is designed to phase in large increases in individual rate bills arising from the revaluation through caps on annual increases. This relief is funded by phasing in reductions in individual rate bills through caps on annual reductions. See *Terminology used in this release* for full details.

Table 2a: Transitional relief granted since 2008-09					
	£ million				
	2008-09	2009-10	2010-11	2011-12	2012-13
Transitional relief in respect of the current year					
Income received due to decrease in rates being delayed	-33.1	0.0	-708.2	-	-120.5
Relief granted due to increase in rates being delayed	99.3	0.0	1,358.8	724.4	346.2
Net transitional relief granted in respect of the current year	66.2	0.0	650.6	423.2	225.7
Transitional relief in respect of any previous year					
Income received due to decrease in rates being delayed	-4.1	-75.2	-51.2	-3.4	-65.1
Relief granted due to increase in rates being delayed	-134.9	-72.6	-68.6	-47.6	-102.8
Net transitional relief granted in respect of any previous year	-139.1	-147.8	-119.8	-51.1	-167.9
Net transitional relief granted irrespective of the year to which it relates	-72.9	-147.8	530.8	372.2	57.8

Source: Data for 2008-09 to 2011-12 are from NNDR3 auditor certified returns. Data for 2012-13 are from NNDR3 returns that have not yet been certified by auditors.
+ve figures indicate relief being granted
-ve figures indicate receipts

6. **Table 2b** gives figures for mandatory and discretionary reliefs applied to national non-domestic rates bills by billing authorities. Mandatory reliefs are automatic entitlements in any billing authority area whereas discretionary reliefs are granted at a billing authority's discretion and paid for partly by them. An example of these two types of relief is properties held by charities, which are automatically entitled to mandatory relief of 80% but where billing authorities have the discretion to "top up" the amount to 100%. In the case of charity relief, 25% of the discretionary relief granted may be offset against the authority's contribution to the pool figure and the remaining 75% of the discretionary relief granted must be funded by the local authority from their own resources. The amount of discretionary relief that can be offset against the local authority's contribution to the pool depends upon the relief granted.
7. In 2008-09, the rules governing empty property rate relief and partly occupied relief were reformed by the Rating (Empty Properties) Act 2007 and subsequent changes in legislation introduced further reforms. See *Terminology used in this release* for full details.

- Local authorities granted a total of £2.4 billion of mandatory and discretionary reliefs in 2012-13, an increase of nearly 12% compared with 2011-12.
- Total mandatory relief granted in 2012-13 increased by £258 million or 12% compared with 2011-12.
- Total discretionary relief granted in 2012-13 decreased by £2 million or 4.4% compared with 2011-12.
- Local authorities granted a total of £1.3 billion of mandatory charity relief in 2012-13, an increase of more than 13% when compared with 2011-12 and an increase of 52% when compared with 2008-09. In contrast discretionary charity relief fell by £0.3 million when compared with 2011-12.
- Local authorities granted a total of £956 million in empty property relief in 2012-13, an increase of more than 11% when compared with 2011-12.

Table 2b: Mandatory and discretionary reliefs granted since 2008-09

£ million

	2008-09	2009-10	2010-11	2011-12	2012-13
Mandatory reliefs in respect of the current year					
Charity	849.6	941.1	1,004.5	1,142.8	1,294.1
Rural village shop	5.9	6.2	5.3	5.6	5.9
Former agricultural premises ^(a)	-	-	-	-	-
Partly occupied	27.3	40.3	42.5	53.3	56.4
Empty property	606.3	1,125.3	1,130.3	859.7	956.0
Community amateur sports clubs	12.4	14.6	14.9	16.6	17.4
Total mandatory reliefs in respect of the current year	1,501.5	2,127.5	2,197.6	2,077.9	2,329.8
Mandatory reliefs in respect of any previous year					
Charity	4.2	4.0	-6.8	17.0	28.3
Rural village shop	0.2	0.2	0.2	0.2	0.1
Former agricultural premises ^(a)	0.0	0.0	0.0	0.0	0.0
Partly occupied	9.0	4.9	15.5	23.8	22.9
Empty property	-119.3	-8.2	-8.9	-1.5	-5.4
Community amateur sports clubs	0.3	0.4	0.7	0.5	0.3
Total mandatory reliefs in respect of previous years	-105.6	1.2	0.7	40.0	46.3
Total mandatory reliefs irrespective of the year to which they relate	1,395.9	2,128.7	2,198.2	2,117.9	2,376.1
Discretionary reliefs in respect of all years^(b)					
Charity	9.1	10.1	10.5	11.4	11.1
Non-profit making bodies	27.9	28.9	26.1	27.4	26.5
Rural village shop	2.1	2.3	2.0	2.1	2.3
Other small rural business	1.3	1.4	1.2	1.2	1.3
Former agricultural premises ^(a)	0.0	0.0	0.0	0.0	0.0
Hardship	1.3	3.7	3.3	4.7	3.5
Charges on property	0.1	0.1	0.0	0.0	0.1
Community amateur sports clubs	0.2	0.2	0.3	0.3	0.3
Total	41.9	46.8	43.3	47.2	45.1

Source: Data for 2008-09 to 2011-12 are from NNDR3 auditor certified returns. Data for 2012-13 are from NNDR3 returns that have not yet been certified by auditors.

(a) Relief for former agricultural premises ended in August 2006.

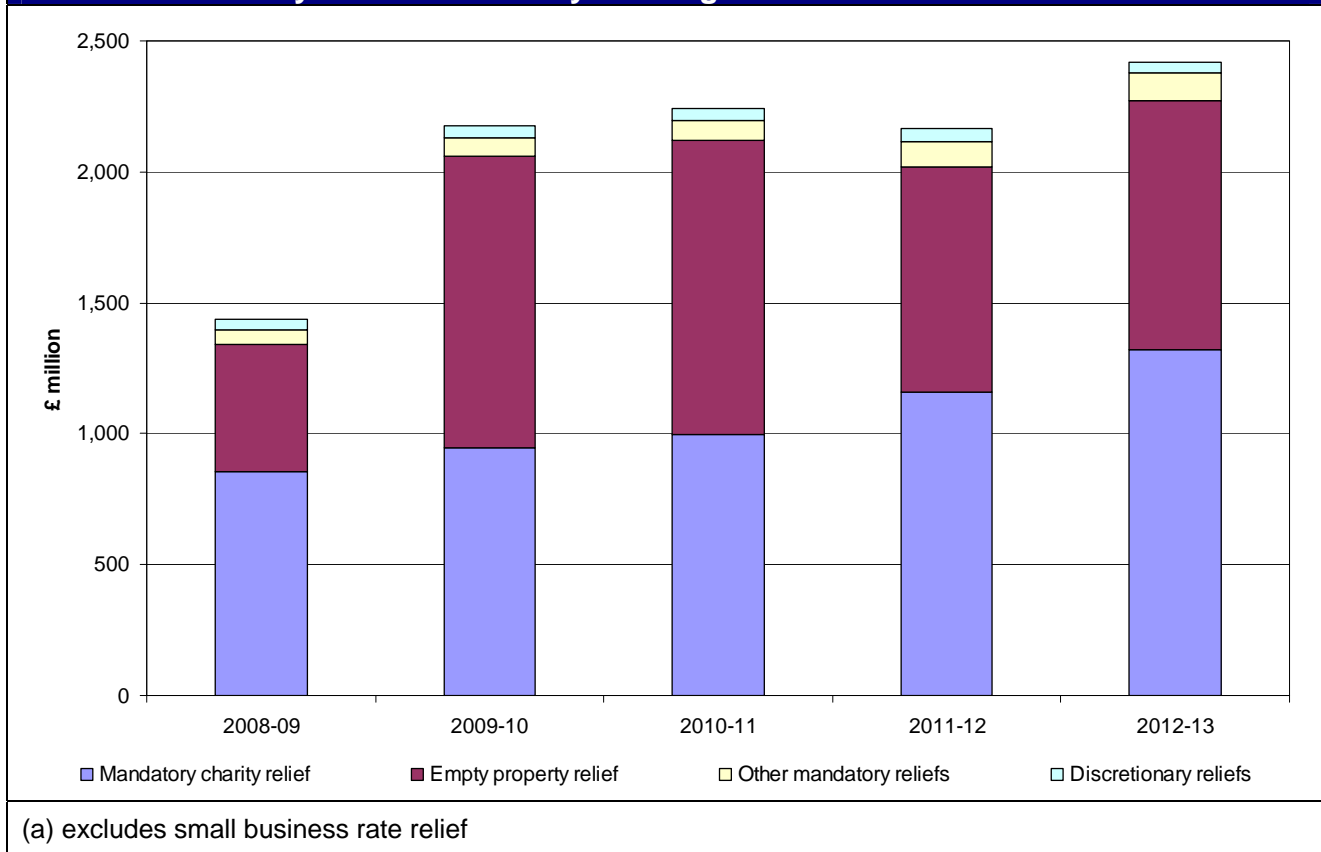
(b) The figures shown for discretionary relief are the amount offset against the contribution to the pool. They do not include the local authority contribution to the relief. See *Terminology used in this release* for more details.

+ve figures indicate relief being granted

-ve figures indicate receipts

8. **Chart A** shows graphically how the levels of mandatory charity relief, empty property relief, other mandatory reliefs and discretionary reliefs have changed over the period 2008-09 to 2012-13.

Chart A: Mandatory and discretionary reliefs granted since 2008-09 ^(a)



9. **Tables 2c** gives figures for small business rate relief (SBRR) applied to national non-domestic rates bills by billing authorities. The SBRR is designed to help small businesses meet the cost of their rates and is funded by those businesses not receiving benefit from the scheme through a supplement.
10. Since 1 October 2010 there have been a number of changes in the eligibility rules relating to the SBRR. The first change was to make the scheme more generous and was intended to remain in force until 30 September 2011 before returning to its previous levels. Further changes in the rules mean that the revised eligibility rules will remain in place until 31 March 2014. Further details can be found in *Terminology used in this release*.

- In 2012-13 the additional supplement charged to fund the small business rate scheme was increased from 0.7p to 0.8p (a 14% increase). However, in spite of this increase, the revenue collected to fund the small business rate relief scheme increased by only £24 million or 6.3% over that collected in 2011-12.
- In the same period, the amount of relief granted increased by nearly 15% which is due primarily to more businesses applying for the small business rate relief scheme as a result of the more generous levels of relief available compared with previous years.

- The net cost of the small business rate scheme in 2012-13 was £550 million, an increase of nearly £118 million or more than 27% over 2011-12.
- In the last 5 years the small business rate relief scheme has granted nearly £1,480 million more relief than the supplement has recouped.

Table 2c: Small business rate relief granted since 2008-09

	£ million				
	2008-09	2009-10	2010-11	2011-12	2012-13
Small business rate relief in respect of the current year					
Additional revenue to fund SBRR	-176.3	-176.6	-372.8	-375.6	-399.2
Cost of SBRR granted	298.2	333.2	506.5	784.3	900.3
Net small business rate relief granted in respect of the current year	121.9	156.6	133.7	408.6	501.1
Small business rate relief in respect of any previous year					
Additional revenue to fund SBRR	5.6	7.5	12.6	0.9	10.8
Cost of SBRR granted	17.4	23.8	16.3	22.6	38.1
Net small business rate relief granted in respect of any previous year	22.9	31.3	28.8	23.5	48.9
Net small business rate relief granted irrespective of the year to which it relates	144.8	187.9	162.5	432.1	550.0
Additional multiplier used to fund small business rate relief (pence)	0.4	0.4	0.7	0.7	0.8

Source: Data for 2008-09 to 2011-12 are from NNDR3 auditor certified returns. Data for 2012-13 are from NNDR3 returns that have not yet been certified by auditors.

+ve figures indicate relief being granted
-ve figures indicate receipts

11. **Tables 2d** gives figures for the value of the schedule of payment agreements reached, and the amount received of these delayed payments in the period 2008-09 to 2012-13. Further details can be found in *Terminology used in this release*.

Table 2d: Schedule of payment agreements granted since 2008-09

	£ million				
	2008-09	2009-10	2010-11	2011-12	2012-13
Schedule of payment agreements					
Reduction due to schedule of payment agreement	59.3	15.3	3.1	-5.4	0.0
Receipts as a result of schedule of payment agreement	0.0	-7.3	-3.3	0.0	1.8
Net cost of Schedule of payment agreements	59.3	8.0	-0.2	-5.4	1.8

Source: Data for 2008-09 to 2011-12 are from NNDR3 auditor certified returns. Data for 2012-13 are from NNDR3 returns that have not yet been certified by auditors.

+ve figures indicate relief being granted

-ve figures indicate receipts from the repayment where reliefs have been previously granted

Estimated number of empty non-domestic hereditaments in England as at 31 March

12. **Table 3** contains details of local authority estimates of the number of non-domestic hereditaments that were empty as at 31 March.

- At 31 March 2013, local authorities estimated there were 234 thousand empty non-domestic hereditaments in England which represents 13% of all hereditaments.
- Two thirds of authorities reported a drop in the number of empty non-domestic hereditaments in their area.

Table 3: Estimated number of empty hereditaments as at 31 March

	2009	2010	2011	2012	2013
Number of empty hereditaments (thousand)	237	267	269	246	234 *
The percentage of hereditaments that are empty ^(a)	14%	16%	16%	14%	13%

Source: NNDR returns

(a) For 2009 to 2012 the total stock was taken as at 31 December of the previous year (i.e. the 2012 data was compared with the stock level as at 31 December 2011). In 2013 the stock level was taken as at 30 September 2012.

* The figure for 2013 is based on the returns for 324 authorities plus estimates for the missing data

Additional Section 47 grants

Of the 326 local authorities in England, 39 reported they had granted relief under s47 of the Local Government Finance Act 1988; this does not include the Government funded use of the power in enterprise zones. The 39 authorities were made up of 25 shire districts, 7 unitary authorities, 4 metropolitan districts & 3 London boroughs.

Authorities reported the relief granted was nearly £4.5 million; this figure is not included in the tables above as it was funded by the authorities themselves and not funded by the pool as is the case with other discretionary reliefs. Authorities reported that the relief was granted on more than 5,400 occasions giving an average amount of relief of £825.

Additional table

An additional table has been published at local authority level that is not included in the printed version of this release. It can be found on the Department's website and at:

<https://www.gov.uk/government/organisations/department-for-communities-and-local-government/series/national-non-domestic-rates-collected-by-councils>

- **Table 4** shows details of the number of empty properties by billing authority as at 31 March 2013.

Local level data

Underlying local authority level data on non-domestic rates collected for 2012-13 have also been published. This can be found with the associated statistical releases:

<https://www.gov.uk/government/organisations/department-for-communities-and-local-government/series/national-non-domestic-rates-collected-by-councils>

Terminology used in this release

A list of terms relating to local government finance is given in the glossary of terms and acronyms to *Local Government Financial Statistics England No.23 2013*. This is accessible at

<https://www.gov.uk/government/organisations/department-for-communities-and-local-government/series/local-government-finance-statistics-england>

The most relevant terms for this release are explained below.

Billing authority - a local authority empowered to set and collect non-domestic rates, and manage the Collection Fund, on behalf of itself and other local authorities in its area. In England, shire and metropolitan districts, the Council of the Isles of Scilly, unitary authorities, London boroughs and the City of London are billing authorities.

Business rates - a tax on non-domestic property in England (and Scotland and Wales), based on the notional annual rent of a property known as the **Rateable Value**, also called **National non-domestic rates**.

Central list - Since 1990, a central rating list has existed for England containing large network properties which would not sit comfortably on local rating lists e.g. railways, light railways, utilities, communication facilities, pipelines and canals. The income from such properties is collected by central government and paid by them into the pool. In 2012-13 this amounted to £1,254 million. Further details of the size of the Central List can be found in Table 2.3c on page 52 of LGFS No 23 2013 which is on the DCLG website at

Charity relief - a relief within the business rates system to help charities meet the cost of their rates.

Community Amateur Sports Clubs (CASC) relief - a relief within the business rates system to help sports clubs meet the cost of their rates.

Deferment – in 2009-10 businesses were allowed to defer 60% of the increase in their bills arising from the change in the multiplier. 50% of the money deferred was to be paid in 2010-11 and 50% in 2011-12. A similar scheme operated in 2012-13 where authorities were allowed to defer 3.2% of their non-domestic rates bill. Again this is repayable over two years, 50% of the money deferred to be paid each year.

There is no separate figure shown in **Table 1** for the repayment of the amount deferred from 2009-10; this is included in the *Changes in respect of previous years* adjustments.

Discretionary relief - In addition to **mandatory reliefs**, local authorities have the power to award relief at their discretion provided the hereditaments meet locally set criteria. The current categories of discretionary relief are:

- Charity
- Non-profit making bodies
- Rural village shop
- Other small rural businesses
- Community & Amateur sports clubs
- Hardship
- Charges on property

A further relief for former agricultural properties ceased during August 2006 and is no longer available but may be applied retrospectively where applicable.

An example of these mandatory and discretionary reliefs is properties held by charities, which are automatically entitled to mandatory relief of 80% but where billing authorities have the discretion to “top up” the amount to 100%.

In the case of discretionary charity relief, 25% of the top up amount may be offset against the authority’s contribution to the pool figure and 75% of the top up amount must be funded by the local authority from their own resources. The amount of discretionary relief that can be offset against the local authority’s contribution to the pool depends upon the relief granted.

The figures shown in the release are only the amount of relief offset against authority’s contribution to the pool.

Distributable Amount - the estimated total amount in the national business rate pool that is available to be distributed to local authorities as part of the annual Local Government Finance Settlement. The business rates are collected by local authorities from the **Local list** and paid into a national pool and then, along with business rates collected by DCLG from the **Central list**, redistributed to all authorities.

Prior to 2006-07, business rates were distributed based on an amount per head depending on the services that the authority provided. From 2006-07 onwards, it has been distributed using the same formula as that for Revenue Support Grant.

Enterprise Zones - specific areas where a combination of financial incentives and reduced planning restrictions will apply. The zones are designed to encourage the creation of new businesses and jobs, thereby helping to support both local and national growth.

Enterprise Zones will benefit from:

- a business rate discount worth up to £275,000 per business over a five year period;
- all business rates growth within the zone for a period of at least 25 years will be retained by the local area, to support the Partnership's economic priorities and ensure that Enterprise Zone growth is reinvested locally;
- government help to develop radically simplified planning approaches for the zone using, for example, existing Local Development Order powers;
- government support to ensure that superfast broadband is rolled out throughout the zone, achieved through guaranteeing the most supportive regulatory environment and, if necessary, public funding;

Enterprise Zones have been awarded to, and are being driven by, Local Enterprise Partnerships.

Empty property rates - business rates charged on empty property – i.e. charge to the owner / occupier of a property which is on the rating list but which has no business tenant.

Empty Property Rate relief - a relief within the business rates system to help owners / occupiers of empty properties meet the cost of their **Empty Property Rates**.

Prior to 1 April 2008, after an initial 3 month rate-free period, industrial properties continued to receive 100% relief, while all other empty properties received 50% relief. During 2008-09 properties could only claim 100% relief for the first 3 months (or 6 months for industrial properties) of being empty, after which they were liable for full rates.

In 2009-10 additional Empty Property Rate relief was introduced for smaller properties. Following the initial rate-free period, properties below £15,000 in rateable value continued to receive 100% relief.

In 2010-11, following the 2010 revaluation, the measure of a small property was increased to those hereditaments with a rateable value of £18,000 or less. So for 2010-11, following the initial rate-free period, those properties with a rateable value of £18,000 or less continue to receive 100% relief.

In 2011-12, the measure of a small property was reduced to those hereditaments with a rateable value of £2,600 or less. So for 2011-12 onwards, following the initial rate-free period, those properties with a rateable value of £2,600 or less continue to receive 100% relief.

Hereditament - the legal name for the unit of non-domestic property that is, or may become, liable to national non-domestic rates, and thus appears on the rating list. The list is compiled and maintained by the Valuation Office Agency of HM Revenue and Customs (VOA). These can include pylons, telephone boxes, advertising hoardings as well as offices, shops, warehouses, factories, and public buildings like hospitals and schools. A hereditament may be several buildings together like a university campus or just one office in a block.

There are around 1.7million hereditaments in England.

Local Government Finance Act 1988 - the main legislation in respect of business rates; also called 'the 1988 Act' or 'LGFA 1988'.

Local list - local rating lists include not only non-domestic **hereditaments** but also Crown properties, such as central government hereditaments and Ministry of Defence establishments. The income from properties on local rating lists is collected by billing authorities and paid by them into the pool.

Mandatory relief - Hereditaments are automatically entitled to relief of all or part of their rates bill provided they meet the criteria set down in legislation. There are currently five categories of mandatory relief:

- Charity
- Rural village shop
- Community & Amateur sports clubs
- Partially empty properties
- Empty properties

A further relief for former agricultural properties ceased during August 2006 and is no longer available for the current year but may be applied retrospectively where applicable.

National multiplier - the figure used to calculate a non-domestic rates bill from the rateable value. The rateable value times the multiplier equals the notional rates liability.

This figure is set annually by the Government and reflects the change in the Retail Price Index in September the previous year. However, at revaluation, the multiplier is amended to ensure that nationally, no additional revenue other than that which would have been due allowing for inflation, is collected.

The multiplier for 2012-13 was £0.450

NNDR – national non-domestic rates - are a means by which local businesses or organisations contribute to the cost of local authority services. Liable properties include public buildings, pipelines and advertising hoardings, as well as businesses. Some non-domestic properties, such as agricultural land and associated buildings, and churches, are exempt however. On 1 April 1990 the rating of non-domestic (mainly commercial and industrial) properties was substantially reformed. Before 1990-91, rates were set individually by local authorities and varied from authority to authority. Since 1 April 1990, the national multiplier has been set by the Government.

ONS – the Office for National Statistics is the government agency responsible for compiling, analysing and disseminating many of the United Kingdom's economic, social

and demographic statistics including the Retail Price Index, trade figures and labour market data as well as the periodic census of the population and health statistics.

Rates liability - the basis of the rates bill. The liability is the **rateable value** times the multiplier, but this may be adjusted by any **transitional relief** in place, or by any **mandatory, discretionary** or **small business rate** relief applicable, to give the amount of rates payable.

Rateable value – RV - the legal term for the notional annual rent of a **hereditament**, assessed by the VOA. Every property has a rateable value that is based, broadly, on the annual rent that the property could have been let for on the open market at a particular date (for this release 1 April 2008, using a list compiled for 1 April 2010). The RV is used in determining the **rates liability**, and therefore the bill.

Revaluation - the rateable value of a property is re-assessed every five years, at revaluation, to ensure changes in property market rent values are taken into account. Rateable values go both up and down at revaluation, in comparison to the average.

The multiplier is amended to ensure that nationally, no additional revenue other than would have been due allowing for inflation, is collected as a result of revaluation.

Hereditaments were revalued from 1 April 2010 (based on property values as at 1 April 2008).

Rural rate relief - relief within the business rates system to help retain essential commercial services in rural areas.

Mandatory Rural rate relief is available for a sole shop, general store or post office in a defined rural area with a maximum RV of £7,000 or a sole petrol filling station or pub with a maximum RV of £10,500.

Discretionary Rural rate relief is also available for other businesses in a defined rural area with a maximum RV of £14,000.

Schedule of Payments – in 2008-09 there were several assessments made that were back dated for a number of years. To assist with the recovery of this money, agreements for a Schedule of Payments were drawn up between local authorities and the rate payer to allow the payment of this back dated liability over a maximum period of 8 years.

From June 2010 a moratorium was introduced by the Government on repayments of revenues to be paid over 8 years through a Schedule of Payments removing the need for local authorities to collect the backdated liability until 31 March 2012 reducing the expected repayments collected.

The figures for Schedule of Payment agreements in **Table 1** are net; the figures in **Table 2d** show the breakdown how the net figures are arrived at.

Small business rate relief scheme (SBRR) - a relief scheme within the business rates system to help small businesses meet the cost of their rates.

The SBRR is funded by those businesses not receiving benefit from the scheme through a supplement included in the National Multiplier.

An important change to the level of relief granted was introduced from 1 October 2010 and which will run until at least 31 March 2014. Those hereditaments with a rateable value of less than £6,000 who were eligible for relief at 50% of their rate liability now have 100% rate relief – they pay no rates at all. Those hereditaments with a rateable value of between £6,001 and £12,000 and were eligible for relief on a sliding scale between 50% and zero and now entitled to relief on a sliding scale between 100% and zero. The additional costs arising from this temporary change in the scheme will be met by the Government. There will be no adjustment to the multiplier to reflect the extension of the relief.

For the period 2005-06 to 2009-10

Rateable Value range	Multiplier payable	Relief granted	Note
Below £5,000	Small business rate multiplier 2005-06: 41.5p 2006-07: 42.6p 2007-08: 44.1p 2008-09: 45.8p 2009-10: 48.1p.	50% rate relief on liability	This relief is available for: - one property; - one main property and other additional properties, according to certain conditions.
Between £5,001 and £10,000		Relief is on a declining sliding scale from 50% to zero.	
Between £10,001 and £21,500 in London or £10,001 and £15,000 elsewhere		No relief granted	
Rest	National non-domestic rate multiplier 2005-06: 42.2p 2006-07: 43.3p 2007-08: 44.4p 2008-09: 46.2p 2009-10: 48.5p		The Small business rate relief scheme is funded by businesses that pay the national non-domestic rates multiplier.

For 1 April 2010 to 30 September 2010

Rateable Value Range	Multiplier payable	Relief Granted	Note
Below £5,000	Small business rate multiplier 2010-11: 40.7p	50% rate relief on liability	This relief is available for: - one property; - one main property and other additional properties, according to certain conditions.
Between £5,001 and £10,000		Relief is on a declining sliding scale from 50% to zero.	
Between £10,001 and £21,500 in London or £10,001 and £15,000 elsewhere		No relief granted	
Rest	National non-domestic rate multiplier 2010-11: 41.4p		The Small Business Rate Relief scheme is funded by businesses that pay the national non-domestic rates multiplier.

For 1 October 2010 to 31 March 2013

Rateable Value Range	Multiplier payable	Relief Granted	Note
Below £6,000	Small business rate multiplier 2010-11: 40.7p 2011-12: 42.6p 2012-13: 45.0p	100% rate relief on liability	This relief is available for: - one property; - one main property and other additional properties, according to certain conditions.
Between £6,001 and £12,000		Relief is on a declining sliding scale from 100% to zero.	
Between £12,001 and £25,500 in London or £12,001 and £18,000 elsewhere		No relief granted	
Rest	National non-domestic rate multiplier 2010-11: 41.4p 2011-12: 43.3p 2012-13: 45.8p		The Small Business Rate Relief scheme is funded by businesses that pay the national non-domestic rates multiplier.

Small business multiplier - the small business multiplier excludes the supplement which funds the SBRR scheme. The small business multiplier for 2012-13 was £0.450. The figure is set annually by the Government and reflects the change in the Retail Price Index in September of the previous year.

Transitional Relief - Properties are revalued every five years and transitional arrangements are in place which moderate significant increases and decreases in bills. The transitional scheme is designed to be broadly revenue neutral over the life of the scheme. This revenue neutrality is achieved by phasing in both the decreases in the rate bills of those who benefit from revaluation, and also the increases in the rates bills of those who face higher rates bills due to revaluation. The figures for Transitional Relief shown in **Table 1** are net (i.e. the reduced yield due to the full increases in NNDR being deferred because of the transitional arrangements less the increased yield due to the full decreases in NNDR being deferred); **Table 2a** gives a breakdown of how the net figures are arrived at.

The transitional relief scheme for the period 2005-06 to 2009-10 was designed to phase in significant changes in bills over a maximum of four years so that in 2009-10, the final year of the 2005 revaluation period, all hereditaments were expected to be paying their true rates liability. Although there was no transitional relief granted in respect of 2009-10, the figures shown in **Table 1** for that year relate to Transitional Relief granted in respect of previous years (see also **Table 2a**).

The transitional relief scheme for the period 2010-11 to 2014-15 is designed to phase in significant changes in bills over maximum of five years.

Data quality

The information in this release is based on data returned to the Department for Communities and Local Government by English billing authorities on National non-domestic rates (NNDR3) forms. Data have for 2008-09 to 2011-12 have been certified by the Audit Commission auditors; data for 2012-13 have not been subject to auditor certification.

The data collected includes local authorities' calculations of their contribution to the national non-domestic rates pool. These data are compared with data taken from either the authorities' NNDR1 or NNDR2 form. If an authority has over contributed to the pool they are reimbursed with the amount they have over contributed; if they have under contributed to the pool they are asked for an additional payment. This process forms a key part of the validation of the data that is then published as part of this statistical release.

Figures are subjected to rigorous pre-defined validation tests both within the form itself, while the form is being completed by the authority and also in the Department for Communities and Local Government as the data are received and stored.

Finally, the release document, once prepared, is also subject to intensive peer review before being cleared as fit for the purposes of publication.

Uses made of the data

The data in this Statistical Release are used to inform government policy on national non-domestic rates including specific details on both mandatory and discretionary rate reliefs. The national non-domestic rates figures for 2012-13 are also used to estimate accrued national non-domestic rates for the Office for National Statistics to use in the Public Sector Finances statistics and the National Accounts.

This information is required to calculate each local authority's final contribution to the national non-domestic rates pool. It updates forecast information and allows the exact amounts of outturn payments to be made either to local authorities or back to central government.

Background Notes

1. The NNDR3 data in this release are taken from returns that have been certified by auditors up to and including those for 2011-12. Data for 2012-13 have not been subject to auditor certification.
2. For press enquiries about this Statistical Release please contact the Local Government press desk on 0303 444 1201 or email press.office@communities.gsi.gov.uk. For other enquiries please telephone John Farrar on 0303 444 2116 or email ndr.statistics@communities.gsi.gov.uk.
3. The responsible statisticians for this release is Mike Young who can be contacted on ndr.statistics@communities.gsi.gov.uk
4. This Statistical Release can be found at the following web address <https://www.gov.uk/government/organisations/department-for-communities-and-local-government/series/national-non-domestic-rates-collected-by-councils>
5. Timings of future releases are regularly placed on the department's website, <https://www.gov.uk/government/organisations/department-for-communities-and-local-government/about/statistics#forthcoming-publications> and on the National Statistics website, www.statistics.gov.uk/hub/release-calendar/index.html
6. For a fuller picture of recent trends in local government finance, readers are directed to *Local Government Financial Statistics England No.23 2013* which is available in PDF format via the Department's web site: <https://www.gov.uk/government/organisations/department-for-communities-and-local-government/series/local-government-finance-statistics-england>

Revisions policy

This policy has been developed in accordance with the UK Statistics Authority Code of Practice for Official statistics and the Department for Communities and Local Government Revisions Policy which can be found at <https://www.gov.uk/government/publications/statistical-notice-dclg-revisions-policy> .

There are two types of revisions that the policy covers:

Non-Scheduled Revisions

Where a substantial error has occurred as a result of the compilation, imputation or dissemination process, the statistical release, live tables and other accompanying releases will be updated with a correction notice as soon as is practical.

Scheduled Revisions

A statistical release is planned for autumn 2013 which will be based on auditor certified copies of the NNDR3 returns that were used to produce this release.

Devolved administration statistics

Both the Scottish Government and the Welsh Assembly Government also collect non-domestic rates data. Their information can be found at the following websites:

Scotland:

www.scotland.gov.uk/Topics/Statistics/Browse/Local-Government-Finance/Publications

Wales:

In English:

new.wales.gov.uk/topics/statistics/theme/loc-gov/non-dom/?lang=en

In Welsh:

new.wales.gov.uk/topics/statistics/theme/loc-gov/non-dom/?lang=cy

Symbols and convention used in this release

...	=	not available
–	=	not relevant
-	=	Negative
0	=	Zero or negligible
	=	Discontinuity in data

Rounding

Where figures have been rounded, there may be a slight discrepancy between the total and the sum of constituent items

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