

Description

The Community Charge is an annual charge levied equally on all households at Lawley Village. The charge covers the costs incurred by BVT in running Long Term Stewardship (LTS) for the benefit of residents at Lawley Village. The Charge for 1 April 2014 - 31 March 2015 was £250.00 per household.

It should be noted that BVT is a non-profit making organisation, the Community Charge only contributes to the costs of running LTS at Lawley Village and building up a Wear and Tear Fund for future expenditure at Lawley Village.

These explanatory notes are to be read in conjunction with the financial statement.

Community Charge Income

This is the total income received by BVT from the various sources detailed below.

Community Charges Residents

The Community Charge is collected from all households regardless of tenure (i.e. owner occupier, shared ownership and rented). Those residents who moved in part way through the financial year pay an apportioned amount. All households pay the same amount.

Ground Rents

BVT are the Freeholder of the apartments blocks at Lawley Village. All of the leasehold ground rents received from those apartments are fed back into LTS.

Notice Fees

These are fees received by BVT for various legal notices. All fees received are put back into stewardship.

Bad Debt Recovery

This is the outstanding Community Charges and legal fees that have been recovered by BVT. Out of fairness to all residents, BVT actively pursue unpaid Community Charges and seek to recover the costs in doing so.

Community Charge Costs

These are the direct costs of running LTS for the benefit of the residents at Lawley Village.

Staffing Costs

The costs relating to the provision of the Estates Manager, Assistant Estates Officers and Administration Assistant.

The costs are a contribution towards the salary and all other associated costs (national insurance tax, expenses, etc.). More information on the roles of the staff are available from the BVT website (www.bvtlawleyvillage.org.uk).