THE VALUATION TRIBUNAL FOR ENGLAND

2017 Rating list appeal; challenge to entry in the compiled rating list; agreement reached by parties; appeal allowed

Re: Units 1B-1C & 2 Alpha Business Park, Deedmore Road, Coventry, CV2 1EQ

APPEAL NUMBER: CHG100069697

BETWEEN: Advanced Laminates Ltd Appellant

(represented by Altus Group)

and

Dal S Virk Respondent

(Valuation Officer)

PANEL: Mrs A E Fielder (Senior Member)

Mr C J Sanford

CLERK: Mrs A Sloan

REMOTE HEARING: 9 November 2020

ATTENDEES: Mr S Geary (Advocate for the Appellant)

Mr P Moore (representative for the Valuation Officer)

Introduction

1. The President of the Valuation Tribunal for England (VTE) is required to make sure arrangements are in place and make such statements and Directions so as to ensure that business before the Tribunal is conducted in accordance with The Local Government Finance Act 1988, Schedule 11, Part 1, paragraph A17(1) and The Valuation Tribunal for England (Council Tax and Rating Appeals) (Procedure) Regulations 2009. By virtue of Part 2 regulation (5)(arrangement for appeals) and regulation (6)(3)(g) (appeal management powers) the VTE may determine the form of any hearing.

2. Therefore, in pursuance of Regulation (6)(3)(g) the VTE has incorporated “remote hearings” as part of that definition and for the time being as the default option until it is safe to return to normal working. The Tribunal’s Consolidated Practice Statement has been amended to reflect this. This hearing was conducted via video conference using Microsoft Teams and the panel was satisfied that both parties were fully able to participate in the hearing.

3. This is not intended to be an exhaustive record of the proceedings, but the parties can be assured that all of the evidence presented was fully considered by the panel before coming

to its decision. Consequently, the absence of a reference to any statement, or evidence, should not be construed as it having been overlooked.

Issue

4. The parties explained that, following recent discussions, they had reached an agreement on the correct Rateable Value (RV) that should apply to the subject property. They therefore asked the panel to confirm the revised RV in order that the Rating List could be updated.

5. The RV under appeal in this case was £47,250 with effect from 1 April 2017. The parties agreed that the correct value should be £43,750 from the same date. The panel considered that, as the parties were in agreement, an order should be made to give effect to the alteration in the list.

Order

6. In accordance with Regulation 38 (4) and (9) of the Valuation Tribunal for England (Council Tax and Rating Appeals) (Procedure) Regulations 2009, the Valuation Officer is ordered to amend the entry for Units 1B-1C & 2 Alpha Business Park, Deedmore Road, Coventry, CV2 1EQ in the 2017 Rating List to £43,750 effective from 1 April 2017.

7. The Valuation Officer must comply with this Order within two weeks of its making.

8. The fee paid for the appeal will be refunded to the Appellant.

Date: 20 November 2020
Appeal number: CHG100069697