

THE VALUATION TRIBUNAL FOR ENGLAND



Non-Domestic Rating Appeal; Lotus and Delta v Culverwell (VO) and Leicester City Council [1976] RA 141; public house and premises; appeal allowed in part.

RE: The Cricketers, Aldershot Road, Guildford GU3 3AA

APPEAL NUMBER: CHG100861508

BETWEEN:	Mr K Young	Appellant
	and	
	Ms D Bunyan (Valuation Officer)	Respondent

PANEL: Dr H Freeman (Presiding Senior Member)
Mr P Blythe- Bartram (Senior Member)

CLERK: Mrs H Beresford

REMOTE HEARING: 12 February 2024

APPEARANCES: Mr B Buchkov of Altus Group (Appellant's representative)
Mr R Das (Valuation Officer's representative)

Summary of decision

1. Appeal allowed in part. The entry is reduced to Rateable Value (RV) £67,000 from 1 April 2017.

Introduction

2. This appeal has been brought in respect of The Cricketers, Aldershot Road, Guildford GU3 3AA, which was entered in the 2017 rating list as 'public house and premises' £75,300 RV, effective from 1 April 2017.
3. The proposal had been served on the Valuation Office Agency (VO) on 28 September 2022 seeking £29,750 RV effective from 1 April 2017.

Issue

4. The issue for determination was the rateable value of the appeal property.

Decision and reasons

5. Prior to the hearing, the parties reached verbal agreement of £67,000 RV.
6. As both parties agreed to this RV, the panel ratified this amount.

Order

7. Under the provisions of regulation 38(4) of the Valuation Tribunal for England (Council Tax and Rating Appeals) (Procedure) Regulations 2009, the Valuation Tribunal for England orders the Valuation Officer to reduce the entry in the rating list to rateable value £67,000 with effect from 1 April 2017.
8. Under regulation 38(9), the Valuation Officer must comply with this order within two weeks of the date of its making.

Refund of appeal fees

19. As the grounds of the appeal have been made out, a refund of the paid fee will now be arranged (Regulation 13E of the NDR Alteration of Lists & Appeals Regs) provided there is no review of the Tribunal's decision. The refund will take around six weeks to process.

Date: 14 February 2024

Appeal number: CHG100861508

Appeal rights: Any party who is aggrieved by the Tribunal's decision, and who appeared or was represented at the hearing, has the right of appeal to the Upper Tribunal (Lands Chamber). Any such appeal should be made within four weeks of the date of this decision notice