

Fee Description	2023/24 Charge (£)	2024/25 Charge (£)	Proposed Variation (%)	Total Estimated Income Stream for 2023/24 (£)	Total Estimated Income Stream for 2024/25 (£)	Reason For Variation Not At Standard Rate
Private Sector Leasing						
Private Sector Leasing Water Charges	Varies	Varies		£12,000	£12,000	The charge is determined by the annual increase set by the water companies. This is expected in January 2024.
Private Sector Leasing Rent (average per week)	£264.39	£262.95	↓ -0.5%	£12,657,200	£15,095,400	Since April 2012, the PSL rent threshold has been based on the January 2011 Local Housing Allowance (LHA). The threshold formula was 90% of LHA plus £40 and subject to a cap of £500 on Inner London and Outer South West London Broad Rental Market Areas (BRMA) and a cap of £375 on other BRMAs.
	£264.39 as at 28 October 2022	£262.95 as at 13 November 2023		£12.6m (2023/24 Estimates, based on 959 units with 4% void at the weekly rent of £264.39)	£15.1m (2024/25 Estimates, based on 1150 units with 4% void at the weekly rent of £262.95)	From April 2017, the £40 has been removed and replaced by MHCLG's flexible homelessness support grant. The new threshold is 90% of January 2011 LHA and subject to a cap of £460 on Central and Inner London and Outer South West London BRMA and a cap of £335 on the other BRMAs. PSL tenants living in a Universal Credit (UC) area have had their rent threshold based on 100% of the April 2015* LHA but since 11 April 2018, the housing cost element of UC has no longer been available to new claims from temporary accommodation. Those UC claimants already getting the UC housing cost element for their temporary accommodation must switch their claim to HB when there is a change in their rent liability after 11 April 2018. *By October 2023, 1.0% of the Council's PSL tenants are still claiming UC and their rents are set to the April 2015 LHA.

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Bed and Breakfast Temporary Accommodation						
	£225.34	£223.80	↓ -0.7%	£1,394,400	£1,803,800	
B & B Rent Single/Family (Average per week)	£225.34 as at 24 October 2022	£223.80 as at 13 November 2023		£1.4m (2023/24 Estimates, based on 119 tenants at a weekly rent of £225.34)	£1.8m (2024/25 Estimates, based on 155 tenants at a weekly rent of £223.80)	<p>Since April 2012, the B&B rent threshold has been based on the January 2011 Local Housing Allowance (LHA). From April 2017, the B&B rent threshold will be based on the April 2015 LHA for benefit claims made through Universal Credit(UC).</p> <p>Since 11 April 2018, the housing cost element of UC has no longer been available to new claims from temporary accommodation – UC claimants already getting the UC housing cost element for their temporary accommodation must switch their claim to HB when there is a change in their rent liability for such accommodation. The LHA varies according to changes in market rents, the location of the property and its bedroom size. This fee is the LHA threshold for one bedroom properties.</p>