

Committee(s) Barbican Residential Committee	Date(s): 17062019
Subject: Barbican Arrears	Public
Report of: Director of Community and Children's Services	For Information
Report author: Anne Mason	

Summary

This report, which is for information is to advise members of the current arrears in respect of tenants and leaseholders on the Barbican Estate.

Recommendation

Members are asked to note the report.

Main Report

Background

1. Leaseholders and tenants are billed quarterly in June, September, December and March. The charges raised include charges for car parking and baggage stores.
2. A further analysis of arrears cases is contained in Appendix 1 (Non-public).

Current Position

3. Leaseholders and freeholders

No of free/ leaseholders

Charges raised for period £10,430,507 2002

Target level of net arrears 1%

Actual level of net arrears
0.25%

<i>Age Analysis of Debt:</i>	March 18		Dec 18	
Value of debts				
3 - 6 months	£ 23,472.05	41	£ 30,299.62	52
6 – 12 months	£ 14,055.46	24	£ 15,582.32	19
12 - 24 months	£ 10,644.15	8	£ 10,564.33	8
Over 24 months	£ 23,759.41	8	£ 23,443.77	10
Total arrears outstanding	£ 71,931.07		£ 79,890.06	
<i>Action taken:</i>				
Amounts subject to arrangement	£ 7,985.50	2	£ 6,811.14	3
Amounts referred to Comptroller for recovery action	£ 38,362.51	5	£ 48,249.76	7
Net debt outstanding	£ 25,583.06		£ 24,829.16	

There is a total of 58 leaseholders in arrears.

Of the amounts owing for over 12 months (£34,403.56) £29,849.45 is included in the amounts referred to C&CS, £1,162.82 is in dispute, £2,168.56 is subject to arrangements. The remaining £1,222.73 relates to 6 cases.

The net debt outstanding comprises 51 accounts including 2 cases in dispute.

4. Tenants

		No of tenants	
Charges raised for period	£1,782,707	71	
Target level of net arrears 1%			
Actual level of net arrears 0%			
	March 18	Dec 18	
<i>Age Analysis of Debt:</i>			
Value of debts			
3 - 6 months	£ 11,521.33	3	£ 18,626.79 5
6 - 12 months	£ 21,658.38	2	£ 14,145.71 2
12 - 24 months	£ 3,248.64	2	£ 0.00 0
debts over 24 months	£ 0.00	1	£ 0.00 0
Total arrears outstanding	£ 36,428.38		£ 32,772.50
<i>Action taken:</i>			
Amounts subject to arrangement	£ 490.59	1	£ 1,369.91 2

Amounts referred to Comptroller for recovery action	£ 35,937.79	2	£ 0.00	0
Net debt outstanding	£ 0.00		£ 31,402.59	

There is a total of 3 tenants in arrears.

5. Former tenants' arrears

Charges raised for period to Target: as flats are surrendered infrequently the target is that action on arrears must be dealt with within 3 months	N/A	No of former tenants	1	
	March 18		Dec 18	
<i>Age Analysis of Debt:</i>				
Value of debts 3 - 6 months	£ 0.00	0	£ 0.00	0
Value of debts 6 - 12 months	£ 0.00	0	£ 0.00	0
debts between 12 - 24 months	£ 0.00	0	£ 0.00	0
debts over 24 months	£12,697.75	1	£12,697.75	1
Total arrears outstanding	£12,697.75		£12,697.75	
<i>Action taken:</i>				
Amounts subject to arrangement	£ 0.00		£ 0.00	
Amounts referred to Comptroller for recovery action/in dispute	£12,697.75		£12,697.75	
Awaiting write off	£ 0.00		£ 0.00	
Net debt outstanding	£ 0.00		£ 0.00	

There is 1 case in total.

This case is currently being dealt with by the Comptroller and City Solicitor.

Appendices

- Appendix 1 – Arrears Update (Non-Public)

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