



## CASE STUDY - RATES AUDIT

### EQUITIX MANAGEMENT SERVICES

Portfolio of 12 Solar Farms - 2010 and 2017 Rating Lists

**Dunlop Heywood Provided a rates audit service to EMS in respect of their portfolio of 12 Solar Farms totalling c.150MW of installed capacity and a total rateable value in the 2017 rating list of c.£950,000RV.**



**For more information, contact:**

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In April 2020 Dunlop Heywood were appointed by Equitix Management Services limited to review the rateable values on their portfolio of 12 Solar Farms.

It was found that the rateable values in the 2010 Rating List were excessive, but as this List was closed to appeals, other routes to obtain corrections were explored.

By September 2020, Dunlop Heywood delivered over £400,000 in savings to EMS through liability rebates.

#### **In carrying out this work we :**

- Liaised with representatives of Equitix to obtain full details of each asset.
- Independently valued each asset for the 2010 and 2017 Rating Lists and compared results with the List entries in order to identify inaccuracies.
- Where applicable, requested the Valuation Office Agency to serve (in accordance with the provisions of Regulation 20 of the Non-Domestic Rating (Chargeable Amounts) (England) Regulations 2016) a certificate stating what the level of rateable value should have been at 31 March 2017.
- Liaised with the relevant Local Authorities to ensure rebates were expedited and revised demands authorised.