

SUCCESS STORY

COLLIERS INTERNATIONAL RATING TEAM SCORES TOP MARKS IN THE EDUCATION SECTOR

TEAM – RATING BIRMINGHAM

Graham Ryall
Director
0121 265 7579
graham.ryall@colliers.com

STATISTICS

£220,000 Savings

SERVICES PROVIDED

Rating Valuation

www.colliers.com/uk

CHALLENGE

When a major university in the North West came to Colliers International to help reduce its rate liability. The university had a multi-campus site spread over a large geographical area and as a registered charity it was entitled to 80% charitable relief.

STRATEGY

Our rating experts were able to draw on their in-depth knowledge of the sector, having previously been actively involved in reaching a memorandum of agreement on exactly this class of property.

We developed a detailed knowledge of the university's various sites and a thorough understanding of the uses of particular buildings.

We were then able to use this to properly interpret the memorandum of agreement to maximise our client's savings.

We reached an agreement with the Specialist Rating Unit at the Valuation Office Agency on our client's thirteen major sites.

SERVICES

- Initial recommendation and advice from a professional rating surveyor with extensive market experience;
- Detailed measuring survey allowing instigation of procedures to ensure the lowest level of liability is being charged;
- Full analysis of subject property rental transaction, if applicable, and transactions based on comparable properties in the marketplace;
- Proactive lead in discussions with the Valuation Office to ensure best result for our client;
- Provision of additional advice and recommendations on Valuation Office forms of return, Small Business Rate Relief and applications to local authorities on vacant areas of commercial properties;
- Continued rating advice and support throughout the life of the rating list and beyond.

RESULTS

Our rating team was able to use its specialist knowledge of the education sector to generate savings of over £220,000 – almost a whole year's rate liability on its entire property portfolio.