

Supplementary Information:

Rent and Service Charge Consultation 2020/21

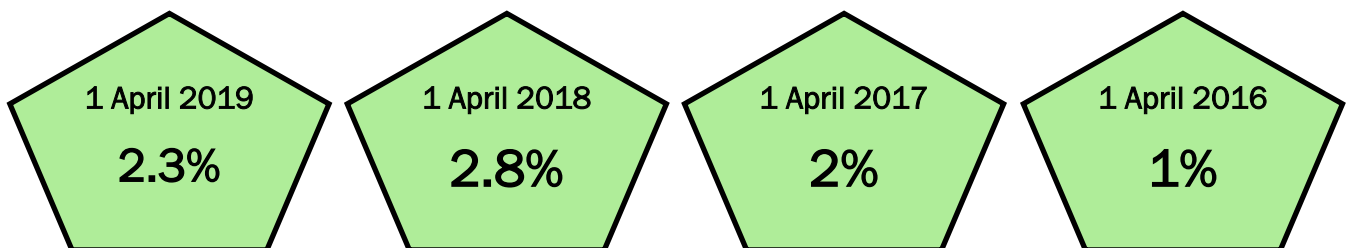
We are carrying out consultation on our rent and service charge proposals for 2020/21. We have sent out a leaflet with proposals however we are aware that some tenants may like additional information as part of this process. This includes how our rent and service charges are structured, how our rents compare with others and what our rent increases have been in recent years. We have provided this information below.

How our rents compare to other housing associations

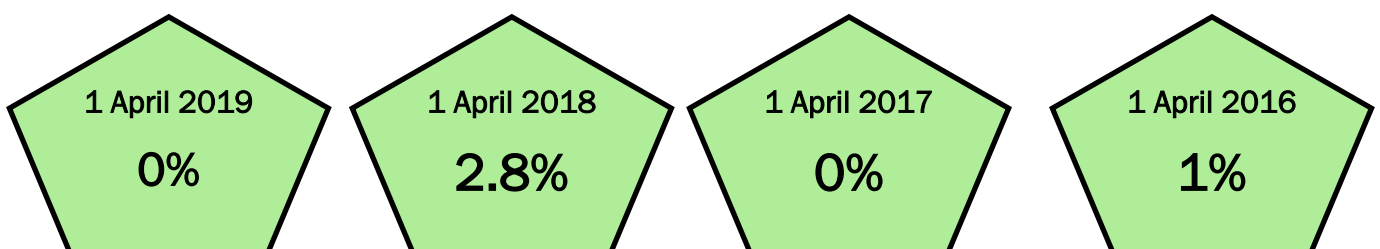
Number of bedrooms	Our average weekly rent	Peer group average weekly rent
Studio	£89.56	£116.34
1	£109.63	£127.74
2	£109.41 *	£119.50
3	£113.82	£107.49

Based on 2018/19 rent data. Viewpoint's peer group are Trust, Hanover and Bield Housing Associations. *The figure for a 2 bedroom property is lower than for a 1 bedroom property because the Association has a higher number of 1 bedroom properties in enhanced and sheltered housing which attract additional components in our rent structure.

Our rent increases over the last 4 years



Our service charge increases over the last 4 years



Service Charge Component	Size/Type	2019/20 charge	Proposed Change
Housing Support	Alarmed	£7	£7.14
	Sheltered	£22	£22.44
	Enhanced	£25	£25.50
Laundry Facilities	Where applicable	£4.22	£4.30
Common Area Expenses	Where applicable	£6.59	£8.03
Landscaping	Varies according to area you live in		2% Increase
Catering	Where provided		2% Increase
Central Heating Only	Studio	£25.79	£18.70
	1 Bed	£31.87	£23.98
	2 Bed	£43.18	£29.62
	3 Bed	£53.56	£38.05
Central Heating and Hot Water	Studio	N/A	£23.70
	1 Bed	N/A	£28.98
	2 Bed	N/A	£34.62
	3 Bed	N/A	£43.05