

Guide to Rent Reduction Policy as set out in the Welfare Reform and Work Bill as at November 2015

SOCIAL HOUSING (EXCLUDING AFFORDABLE RENTS)				
Tenancy Starts	Condition	Rent in Relevant Year 2016/17	2017/18 to 2019/20	Ref
prior to 8 th July 2015	prior social housing tenant	1% less than in the preceding twelve months	Less 1% each year	Para 21(1)
After 8 th July 2015	social housing tenant between 8 th July 2015 and the start of the tenancy	<i>Higher of:</i> Formula rent at 8 th July 2015 less 1% Actual rent at 8 th July 2015 less 1%	Less 1% each year Less 1% each year	Schedule Para 1
After 8 th July 2015	NOT social housing tenant before the tenancy	Formula rent at 8 th July 2015 (as if it had applied) less 1%	Less 1% each year	Schedule Para 2
AFFORDABLE RENTS				
Tenancy Starts	Condition	Rent in Relevant Year 2016/17	2017/18 to 2019/20	Ref
prior to 8 th July 2015		1% less than in the preceding twelve months	Less 1% each year	Para 21(1)
After 8 th July 2015	Tenancy begins prior to relevant year	80% of market rent at start of tenancy	Less 1% each year	Schedule Para 3(2)
	Tenancy begins after the start of the relevant year	80% of market rent in the relevant year	Less 1% each year	Schedule Para 3(3)