

CALCULATION OF RENT

The rents of dwellings let on differential rent shall be determined on the basis of the following scale of assessable income to which the principal earner’s allowances and rent fractions shown shall be applied:

Assessable weekly income of principal earner	Rent
Up to €140.00	€15.00
Over €140.00	€15.00 <i>plus</i> 20% of all additional assessable income <i>plus</i> 3% of total calculated rent

The resultant rent shall be reduced by an amount of €2.00 per week for:-

- Each child less than 18 years who has no income *or*
- Each adult resident in the household who is not in receipt of income

Where an adult dependent of 18 to 22 years is attending a full time course of education and is wholly or mainly maintained by the parents/guardians, letter to be obtained from School/College to confirm adult dependent is in full time education.

Note:

Principal Earner is the person (either the tenant or any other person normally resident in the household) who is in receipt of the highest assessable income within the household.

After the rent payable in respect of the principal earner has been determined, one-seventh of the income of each subsidiary earner which exceeds €23.50 should be added, subject to a maximum contribution of **€10.00** by each subsidiary earner. The amount of rent calculated in this way should not be less than the minimum rent set out in Paragraph 5.

Note:

Subsidiary Earner is a member of the household, other than the principal earner, who has an income.

Income from the following sources is disregarded for the purposes of calculation of rents:

- Children’s allowances, Orphan’s Allowances or Orphan’s Pensions payable under the Social Welfare (Consolidation) Act, 1981
- Scholarships/Higher Education Grants; (HEGS not exempt in NSW previously but exempt in other Las schemes)
- Allowances payable under the Boarding Out of Children Regulations, 1954
- Allowance for domiciliary care of handicapped children under the Health Act, 1970
- Family income supplement
- Carers Allowances – where a person is in receipt of Carers Allowance, the rent will be assessed on the basic relevant rate of Social Welfare
- Income of a person on a “Back to Work” Scheme is to be calculated on income from employment excluding the Back to Work Allowance or the maximum Social Welfare rate, whichever is the greater
- Income of a person on a “Community Employment” Scheme is to be calculated on the maximum Social Welfare rate
- Where the income details submitted are less than the minimum Social Welfare entitlement for a specific family composition, the rent will be assessed based on general social welfare entitlements
- Fuel allowance
- Payments to students attending an Outreach Programme
- Living Alone Allowance
- Vocational Training Opportunities Scheme (VTOS) training allowance – where a person is in VTOS, the rent will be assessed on the basic relevant rate of Social Welfare
- Other allowances that the Council may consider analogous to those listed above

Example 1:

Single person in receipt of a Social Welfare payment of €188.00

€188.00

- €140.00

€48.00 x 20% = €9.60

+ €15.00

€24.60

+ €0.74 (3% of total calculated rent)

€25.34 (rent rounded up to nearest €0.50 = €25.50)

Example 2:

One adult and 2 dependent children in receipt of a Social Welfare payment of €247.60

€247.60

- €140.00

€107.60 x 20% = €21.52

+ €15.00

€36.52

- €4.00 (€2.00 per each dependent child)

€32.52

+ €1.07 (3% of total calculated rent)

€33.59 (rent rounded up to nearest €0.50 = €34.00)

Example 3:

Two adults and 2 dependent children in receipt of a Social Welfare payment of €372.40

€372.40

- €140.00

€232.40 x 20% = €46.48

+ €15.00

€61.48

- €4.00 (€2.00 per each dependent child)

€57.48

+ €1.72 (3% of total calculated rent)

€59.20 (rent rounded up to nearest €0.50 = €59.50)