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Creating great homes and communities  
with the people of Barnsley.

[www.berneslaihomes.co.uk](http://www.berneslaihomes.co.uk)

Chief Executive, Amanda Garrard  
Barneslai Homes, P.O. Box 627, Barnsley S70 9FZ.

TCY\_NAME2  
HOUSENO\_STREET  
LOCALITY,  
TOWN  
POSTCODE

PAY\_REF  
26<sup>th</sup> February 2025

Dear

**Rent Increase Notice 2025-2026**

This letter is sent on behalf of Barnsley Metropolitan Borough Council for the rent at **FULL\_PROPERTY\_ADDRESS**.

Please acknowledge this letter as formal notice that from Monday 7 April 2025 the rent you pay for your home will be increased. This is in line with the Government's Policy on Rent Setting for Social Housing.

The rent increase will be 2.7%, which is in line with Government formula of the September 2024 Consumer Price Index (CPI) + 1%.

Services Charges are calculated separate to the rent, which vary depending on the cost of additional facilities and services to your property and communal areas. I can confirm that service charges will also increase by 2.7% for 2025/2026.

Please see the table below to review your current and new rent/service charge:

Description of Rent/Charge	Old Charge 2024-2025	New Charge 2025-2026
Rent	<b>OLD_RENT</b>	<b>NEW_RENT</b>
Service Charge	<b>OLD_SERVICE_CHARGE</b>	<b>NEW_SERVICE_CHARGE</b>
<b>Total Charge</b>	<b>OLD_GROSS_RENT</b>	<b>NEW_GROSS_RENT</b>

***What to do next?***

***Please read the important information overleaf.***

If you claim Universal Credit for full/partial rent

It's **your responsibility** to report the change in your rent to the Department of Work and Pensions (DWP) on or as soon as possible after Monday 7 April 2025. Please log onto your UC Online Account and report this change.

If you claim Housing Benefit for full/partial rent

You **don't** need to report the change to your rent to the Housing Benefit department. We'll do this for you. Barnsley Council will write to you after your new entitlement has been calculated.

If you pay the full/partial rent by Direct Debit

If you're already paying by Direct Debit you **don't** need to do anything. We'll amend your Direct Debit amount to reflect your new rent charge.

If you're considering setting up a Direct Debit for future payments, please phone us on **01226 787878** and we'll set this up for you over the phone. Alternatively, you can complete a Direct Debit mandate from the Income Section on our website at [www.berneslaihomes.co.uk/directdebitform](http://www.berneslaihomes.co.uk/directdebitform)

If you pay the full/partial rent by Standing Order

If you're already paying by Standing Order, please tell your bank about the new rent charge.

If you're considering setting up a Standing Order for future payments, please contact your bank and give them your 11-digit rent payment reference number and Barnsley Council's bank details which are: Barclays Bank: Sort Code 20-08-07, Account No: 83651142.

To pay using online services

A link to the council's website to pay your rent online is available at [www.berneslaihomes.co.uk/rent](http://www.berneslaihomes.co.uk/rent). You can pay using a debit or credit card and the service is available 7 days a week, 24 hours a day.

To pay using Barnsley Council's automated telephone payment line

Please phone **01226 775445**. This service is available 24 hours, 7 days a week. To make a payment you'll need your rent account reference number and your debit or credit card details.

To manage your rent account using our My Housing Online service

**MyRent** allows you to check your rent account balance, see your payment history, and make a payment. To register to use this service go to [www.berneslaihomes.co.uk/myhousingonline](http://www.berneslaihomes.co.uk/myhousingonline).

Yours sincerely,

*A. J. Garrard*

Amanda Garrard  
Chief Executive

