

COUNCIL – 15 NOVEMBER 2022

QUESTIONS FROM COUNCILLORS

QUESTION FROM COUNCILLOR S SHEAHAN TO COUNCILLOR A WOODMAN

“In October, the BBC published figures about hazardous faults in private rented properties. The BBC had asked Councils in England how many hazards (category 1 or 2) they had recorded in the last 5 years.

Of the 60% of councils analysed, a total of 135,687 hazards were recorded, including 42,654 category one hazards - deemed to pose an immediate risk to safety.

In the same period, formal action was only taken by councils on 25,243 occasions, while less than 1% of the registered faults led to a prosecution.

What are the corresponding figures for this Council?”

RESPONSE FROM COUNCILLOR A WOODMAN TO COUNCILLOR S SHEAHAN

“For the period between 1 April 2021 and the end of October 2022, I can confirm that there have been no formal notices served. However, I would highlight that during this period the Council received and investigated 172 housing standards' complaints, which have resulted in works being carried out by landlords of the properties, whilst others have resulted in advice to the tenants. All the investigations are carried out in accordance with the provisions of the Housing Act 2004 and the Council's General Enforcement Policy and follow a graduated approach to enforcement and engagement with landlords. The vast majority of cases are resolved informally through discussion and negotiation with the landlord. The rare exception to this is where officers find Category 1 hazards where there is imminent risk to life. In these circumstances, we would either serve an emergency prohibition notice or a normal prohibition notice.”