

Recommendations on private rented sector

We want to focus recommendations on three key areas

1. Better coordination of actions against criminal and poor landlords in the borough

- 1.1. Better internal coordination and awareness of the Private Rented sector in Islington for all teams working with the Private Rented Sector and for Housing staff, including Estate Management staff, and other Council staff such as Trading Standards and Environmental Health. All staff to be aware of the need for premises identified to be referred for inclusion on the register of licenced properties
- 1.2. Collaboration also take place with other London Boroughs to identify bad landlords, who may have properties across a number of different boroughs
- 1.3. Regular liaison take place between Council staff and the Police in relation to enforcement action to be taken against private landlords, and that the Council work with the police to prepare a short document for the Police as to the relevant action that needs to be taken in these cases, and encourages the police to ensure all officers are trained as to their responsibilities in relation to landlord tenant problems
- 1.4. Consideration to the licensing scheme being extended across the borough
- 1.5. Work with communications team to ensure publicity given to the civil penalty notices that the council can and does issue against poor landlords

2. Ensuring that all private tenants have effective access to help and advice

- 2.1. Recognising that private sector tenants may approach the council via a range of departments and services, and about many different problems, we should ensure that clear comprehensive information is available from all public facing services about the rights and options for private tenants, that staff are encouraged to get this information to all private tenants who contact them, and there is a simple referral route to specialist services in relation to harassment, illegal eviction and disrepair
- 2.2. That the council consider whether an external service provider might be a cost effective way to assist the Council by supporting tenants involved in difficult cases regarding private landlords
- 2.3. Recognising that private tenants often face significant disadvantages and discrimination the Council should continue to lobby against the Right to Rent legislation and the benefit cap.

3. Involving private tenants on our council estates

- 3.1. That the Council should engage with organisations on our estates, including TRAs and TMOs, to ensure that private tenants can be involved in them
- 3.2. That the council should ensure that information about organisations like the London Renters Union, London Tenants Rights and similar displayed on estate noticeboards and made available to estate residents
- 3.3. The council to work with TMOs and TRAs to ensure that when they identify problems with poor landlords on estates this is shared with relevant council staff so that action can be taken.