

# **NORTHAMPTON BOROUGH COUNCIL**

## **OVERVIEW AND SCRUTINY**



### **SCRUTINY PANEL 2 – MANAGEMENT AND REGULATION OF PRIVATE SECTOR HOUSING (INCLUDING HIMOS)**

#### **CORE QUESTIONS – EXPERT ADVISORS**

#### **NORTHAMPTON DIVERSE COMMUNITIES EQUALITY FORUM**

**– 23 JANUARY 2014**

The Scrutiny Panel is currently undertaking a Review investigating the regulation and management of private lettings, both by landlords and agencies.

The expected outcomes of this Scrutiny Review are:

- To agree the priorities for private sector housing towards achieving high quality, affordable private sector lettings
- To ensure that private lettings make a positive contribution to neighbourhoods
- To consider the options for licensing and make recommendations to Cabinet
- To consider the legislative options available to the Council and make recommendations to Cabinet
- To produce a best practice guide for Northampton's private sector landlords

#### **QUESTIONS:**

A series of key questions have been put together to inform the Panel's evidence base:

- 1 How can it be ensured that private let properties do not impact adversely on neighbourhoods, please provide examples.

- 2 What are your views regarding a Landlord Accreditation Scheme and should landlords be offered incentives to join such a scheme and become accredited?
- 3 There are a number of options for licensing of private sector lettings, including HIMOS, available to the Council; in your opinion which of these should be introduced in Northampton and why.
- 4 Do you feel a best practice guide for Northampton's private sector landlords would be useful tool, if so, please supply headlines of what this document should include.
- 5 How well do you consider the Student Housing provision in Northampton is working?
- 6 How well do you think the licensing of HIMO's and the Council's other work to engage with landlords is operating?
- 7 What is your overall perception of private rentals in Northampton?
- 8 Do you have any areas of concern regarding private sector lettings, including HIMO's, that you would like to inform the Scrutiny Panel of?