

TONBRIDGE & MALLING BOROUGH COUNCIL

RECORD OF DECISION

Decision Taken By: Cabinet Member for Finance and Housing

**Decision No:
D230052MEM**

Date: 07 June 2023

Decision(s) and Reason(s)

Housing Standards in Rented Properties in England

(Report of Director of Planning, Housing and Environmental Health)

Members were updated on the Government focus on improving housing standards in rented properties and how the Borough Council had responded to the requests of the Secretary of State for Levelling Up, Housing and Communities in respect of damp and mould issues affecting privately rented properties in the borough and enforcement of housing standards.

A copy of the Borough Council's initial response was attached at Annex 1 and a full response was subsequently submitted via online survey with a focus on Housing Health and Safety Rating Scheme. It was highlighted from both responses that the Borough Council already had a robust approach to dealing with damp and mould complaints/issues within the borough, however it was recognised that a jointly agreed formal approach to damp and mould complaints needed to be developed with Clarion Housing Group, being the main housing provider in the borough.

In addition, Members were updated on how Clarion Housing Group were responding on this important issue and noted the Borough Council's intention to work with them in a more formal manner to ensure social housing in the borough was of an acceptable standard and to develop a targeted repairs monitoring framework with them to ensure the Borough Council were regularly updated on the condition of their housing stock and could offer support when needed to.

Following consideration by the Housing and Planning Scrutiny Select Committee, the Cabinet Member for Finance and Housing resolved that:

- (1) a written request be sent from the Cabinet Member for Finance and Housing to Clarion Housing Group to seek their cooperation in agreeing a Memorandum of Understanding on how property condition complaints would be dealt with by both parties; and**
- (2) a monitoring framework be adopted and reported on regularly, including to the Housing Association Liaison Panel.**

Reasons: As set out in the report submitted to the Housing and Planning Scrutiny Select Committee of 7 June 2023.

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| Signed Cabinet Member for Finance and Housing | K Tanner |
| Signed Leader: | M Boughton |
| Signed Chief Executive: | J Beilby |
| Date of publication: | 9 June 2023 |

This decision will come into force and may then be implemented on the expiry of 5 working days after publication unless it is called in.