

# Landlord Licensing

## Newsletter

Issue 6 • May 2007

landlord.licensing@salford.gov.uk • 0161 793 3344

## Welcome!

To the sixth edition of Salford City Council's Landlord Licensing newsletter. It provides up-to-date information about mandatory and selective licensing, which are being introduced as part of the Housing Act 2004.

## Salford - number one for selective licensing!

We are delighted to announce that Salford City Council have been given formal approval from the Department for Communities and Local Government to make the Seedley and Langworthy regeneration area a selective licensing designated area - we are the first local authority in the UK to be given approval. This followed a programme of consultation undertaken in the Summer of 2006 and a formal application in December 2006. Selective licensing will come into force on **25 May 2007** and will last for five years, until 24 May 2012.

### What happens next?

In May, the Landlord Licensing team will be writing to all known landlords in the Seedley and Langworthy regeneration area, enclosing an application pack and all documents required to make an application for a selective licence.

If you are not sure if you will require a licence or if you have recently purchased a property to let in this area, please contact the Landlord Licensing team on 0161 793 3344 or email [landlord.licensing@salford.gov.uk](mailto:landlord.licensing@salford.gov.uk). For a map of the area and a list of street names visit [www.salford.gov.uk/landlordlicensing](http://www.salford.gov.uk/landlordlicensing)

### How much will a licence cost?

Fee for:	Landlord's first application	Landlord's subsequent application	Accredited landlord's first application	Accredited landlord's subsequent application
Selective Licence Phase 1 - Seedley and Langworthy	£353	£276	£318	£248

## Our progress so far...

Salford City Council is one of the first local authorities in Greater Manchester to issue a House in Multiple Occupation (HMO) licence. Since its introduction in April 2006, we have issued 40 licences, 5 temporary exemption notices and are currently handling 107 applications. We work with landlords throughout the application process, providing help and advice to make the process hassle free. To date, all applicants have been successful.

If you want to check the status of your HMO Licence application or you think your property may require one, contact the Landlord Licensing team on 0161 793 3344 or email [landlord.licensing@salford.gov.uk](mailto:landlord.licensing@salford.gov.uk)

## Contact us

The Landlord Licensing team are located at:

Housing Market Support, 4th Floor, Salford City Council, Civic Centre, Chorley Road, Swinton, M27 5BY.

Members of the team are:

**Katy Pemberton** - market support officer

**Gemma Lawrence** - market support officer

**Lisa Derbyshire** - market support officer

t: 0161 793 3344

e: [landlord.licensing@salford.gov.uk](mailto:landlord.licensing@salford.gov.uk)



## Services for landlords

### Anti-social behaviour (ASB) officer - now in post

We have now recruited a dedicated ASB officer to support landlords in meeting their licensing obligations and reduce ASB in the private rented sector. Landlords play a vital role in tackling anti-social behaviour and must take reasonable steps to address ASB where perpetrated by their tenant/s. For advice and support, contact Salford City Council's anti-social behaviour officer on 0161 793 3344.

### Landlord licensing advice

We will continue to provide advice and support to landlords around all aspects of licensing, from completing your application form to training on tenancy issues. We hope to provide training sessions for licensed landlords next year and we welcome any suggestions for these session, please contact the Landlord Licensing team on 0161 793 3344.

To find out more about accessing the services provided by the Landlord Licensing team, please telephone 0161 793 3344 or visit our website at [www.salford.gov.uk/landlordlicensing](http://www.salford.gov.uk/landlordlicensing)

## House in Multiple Occupation (HMO's) licence fees - 2007/2008

Applications for a HMO licence received on or after 1 April 2007 will be subject to the following fees:

Fee for:	Landlord's first application	Landlord's subsequent application	Accredited landlord's first application	Accredited landlord's subsequent application
Mandatory HMO licence - when received after 1 April 2007	£566	£452	£509	£407

This document can be provided in large print, audio, electronic or Braille formats. Please contact the Equalities team at Salford City Council, telephone number 0161 793 3536.

إذا احتجت للمساعدة في فهم هذه النشرة ، برجاء الاتصال بفريق المساواة في مجلس سالفورد، هاتف رقم 0161 793 3536

এই পুস্তিকাটি বোঝার জন্য যদি আপনার সাহায্যের প্রয়োজন হয় তাহলে সেলফোর্টে কাউন্সিলের ইকুয়ালিটি টিমের সঙ্গে যোগাযোগ করুন টেলিফোন নম্বর 0161 793 3536

如果您有關於本宣傳頁的任何問題，請聯繫 Salford 理事會的 Equalities 團隊，電話號碼為 0161 793 3536

જો આ લીફલેટ સમઝવા મોટ તમને મદદની જરૂરત હોય, કૃપો કરી ઇકવાલિટીજ ટીમ સલ્ફોર્ડ ડાઉસિલનો ટેલિફોન નમ્બર 0161 793 3536 પર સંપર્ક કરો.

ਜੇ ਤੁਹਾਨੂੰ ਇਸ ਲੀਫਲੈਟ ਨੂੰ ਸਮਝਣ ਵਿਚ ਸਹਾਇਤਾ ਦੀ ਜ਼ਰੂਰਤ ਹੈ, ਤਾਂ ਕਿਰਪਾ ਕਰਕੇ ਸਾਲਫੋਰਡ ਕੌਂਸਲ (Salford council) ਵਿਚ ਇਕੁਅਲਿਟੀ ਟੀਮ (Equalities Team) ਨਾਲ ਫੋਨ ਨੰਬਰ 0161 793 3536 'ਤੇ ਸੰਪਰਕ ਕਰੋ।

اگر آپ کو اس لیف لیٹ کے سمجھنے میں مدد کی ضرورت ہو تو براہ کرم اکیویٹی ٹیم کو سالفورد کونسل سے اس ٹیلی فون نمبر 0161 793 3536 پر رابطہ قائم کر سکتے ہیں۔

[www.odpm.gov.uk](http://www.odpm.gov.uk)  
[www.salford.gov.uk](http://www.salford.gov.uk)  
[www.manchester.gov.uk/housing/privatesector](http://www.manchester.gov.uk/housing/privatesector)  
[www.disclosurescotland.co.uk](http://www.disclosurescotland.co.uk)

## Dates for your diary

**Official launch of selective licensing - 1 June 2007, 10:00am until 1.00pm at the Digital World Conference Centre, 1 Lowry Plaza, The Quays, Salford.**

The event includes guest speakers, including the Rt. Hon Hazel Blears, a question and answer session and exhibitions. To confirm your attendance or to put a question to the panel, contact the Landlord Licensing team on 0161 793 3344 or email [landlord.licensing@salford.gov.uk](mailto:landlord.licensing@salford.gov.uk)

**Landlord Forum - 5 June 2007, 6.00pm until 8.00pm in the Council Chamber, Salford Civic Centre, Chorley Road, Swinton, Salford.**

Come along and meet the Landlord Licensing team. This is your opportunity to put your questions directly to us. We look forward to seeing you there!