Selective Licensing Consultation Barton and Eccles - Questionnaire

Salford City Council is consulting about the proposed introduction of selective licensing in parts of the Barton and Eccles area of Salford. Your views are important to us and we will inform you of any decisions we make about the proposal. Please respond to this consultation by completing the following questionnaire.

Name:............................................................ e-mail........................................................................
Address......................................................................................................................................................
Preferred Contact method: [ ] Email [ ] By post (Please tick)

Q1 Are you a:

- Owner Occupier in the area [ ] Owner Occupier in surrounding area [ ]
- Private Tenant in the area [ ] Private Tenant in surrounding area [ ]
- Social Housing tenant in the area [ ] Social Housing tenant in surrounding area [ ]
- Landlord in the area [ ] Landlord in surrounding area [ ]
- Managing Agent with properties in area [ ] Managing Agent with properties in surrounding area [ ]
- Other (please state) .................................................................................................................................

About the proposed Selective Licensing Area –

Do you agree or disagree with the following statements?

| Q2 | The value of properties in the proposed area is lower than those in the comparable area of Irlams O'th Height. | Agree [ ] | Disagree [ ] |
| Q3 | The demand for housing in the proposed area is low. | Agree [ ] | Disagree [ ] |
| Q4 | Poor property conditions are a problem in the proposed area. | Agree [ ] | Disagree [ ] |
| Q5 | The proportion of privately rented properties in the proposed area is higher than the proportion across Salford. | Agree [ ] | Disagree [ ] |
| Q6 | Rent levels within the proposed area are low when compared with the average level for Salford. | Agree [ ] | Disagree [ ] |
| Q7 | There is a high turnover of tenants (tenants not staying for long periods) in the proposed area. | Agree [ ] | Disagree [ ] |
| Q8 | Poorly maintained properties and/or ineffectively managed tenancies are a problem in the proposed area | Agree [ ] | Disagree [ ] |
| Q9 | Anti-social behaviour from the private rented sector is a problem in the proposed area. | Agree [ ] | Disagree [ ] |
| Q10 | Long term empty properties are a problem in the proposed area and are contributing to the decline of the area. | Agree [ ] | Disagree [ ] |
Q11 All the roads in the proposed area should be included within the designated area. □ □

Q12 Some streets should be removed from/included in (delete where necessary) the proposed area. □ □

(if you agree, please state which streets should be removed from/included in the proposed area below and give reasons why – please continue on separate sheet if necessary)

Street Name/s Reasons
                                                                                       

Proposed Fees and Licence Conditions

Q13 We would like to offer landlords who apply early a discount. Should landlords who submit their applications more than 6 months after the start date of the scheme, still receive a discount? 
Yes □ No □

Q14 Should landlords receive a discount when they have more than one property that requires a licence? 
Yes □ No □

Q15 Should landlords who renew their licence in a timely manner receive a discount? 
Yes □ No □

Q16 Should accredited landlords who renew their licence in a timely manner receive a discount? 
Yes □ No □

Q17 What payment instalment options should be offered to Landlords? 
12 months □ 18months □ 24 months □ other □ none □

Q18 Do you agree with the proposed conditions which a licence holder would have to comply with? 
Yes □ No □

(if No, please provide details below and continue on a separate sheet if necessary)

The Proposal

Q19 Do you agree with the proposal to introduce selective licensing in areas of Barton and Eccles? 
Yes □ No □

Q20 If you have any comments regarding any aspect of the licensing proposal, please provide them below and continue on a separate sheet if necessary.

Thank you for taking the time to complete this questionnaire. Please post this form back to us by: 25th August 2014 to the Landlord Licensing Team, Salford City Council, Civic Centre, Chorley Road, Swinton, M27 5BY or email it to landlord.licensing@salford.gov.uk