

Landlord Forum

17 May 2023

Agenda

- Welcome and introduction - Cllr Meric Apak
- Damp and Mould - Toby Deans
- Energy efficiency for landlords - Steph Hacker - Assoc for Decentralised Energy
- Q&A
- Break
- Landlord update - Richard Blanco - National Residential Landlords Association
- Shape of future landlord forums - Darren Wilsher
- Q&A

Finish 4:30pm



HMO Licensing

1-year licences

- Increase in number of 1-year licences being issued
- **NOT** something we want to do or see
- How to avoid:
 - Ensure that works detailed in licence have been completed prior to renewal. These conditions will have a time within which they should be completed.
 - Apply for licence renewal on time (reminder letters are sent) – any issues contact hmolicensing@camden.gov.uk

HMO Licensing

1-year licences

- Finally - **Electrical Inspection Condition Report (EICR)**
 - Electrical Safety Standards in the Private Rented Sector (England) Regulations 2020 – came into force 1 June 2020
 - The EICR needs to be obtained from a suitably qualified electrician. They must also be registered with a competent person scheme specifically for the purposes of undertaking inspections and testing.
 - Many EICR are found to be prepared by non-registered electricians
 - [Home \(electricalcompetentperson.co.uk\)](http://electricalcompetentperson.co.uk)

HMO Licensing

1-year licences

- There are other circumstances as set out in the council's enforcement policy:
 - Failure to comply with HMO management regulations
 - Unsatisfactory management arrangements in place to deal with repairs, hazards etc
 - Applications contain material omissions and inaccuracies, deliberately misleading information
 - History of substantial complaints in respect of property

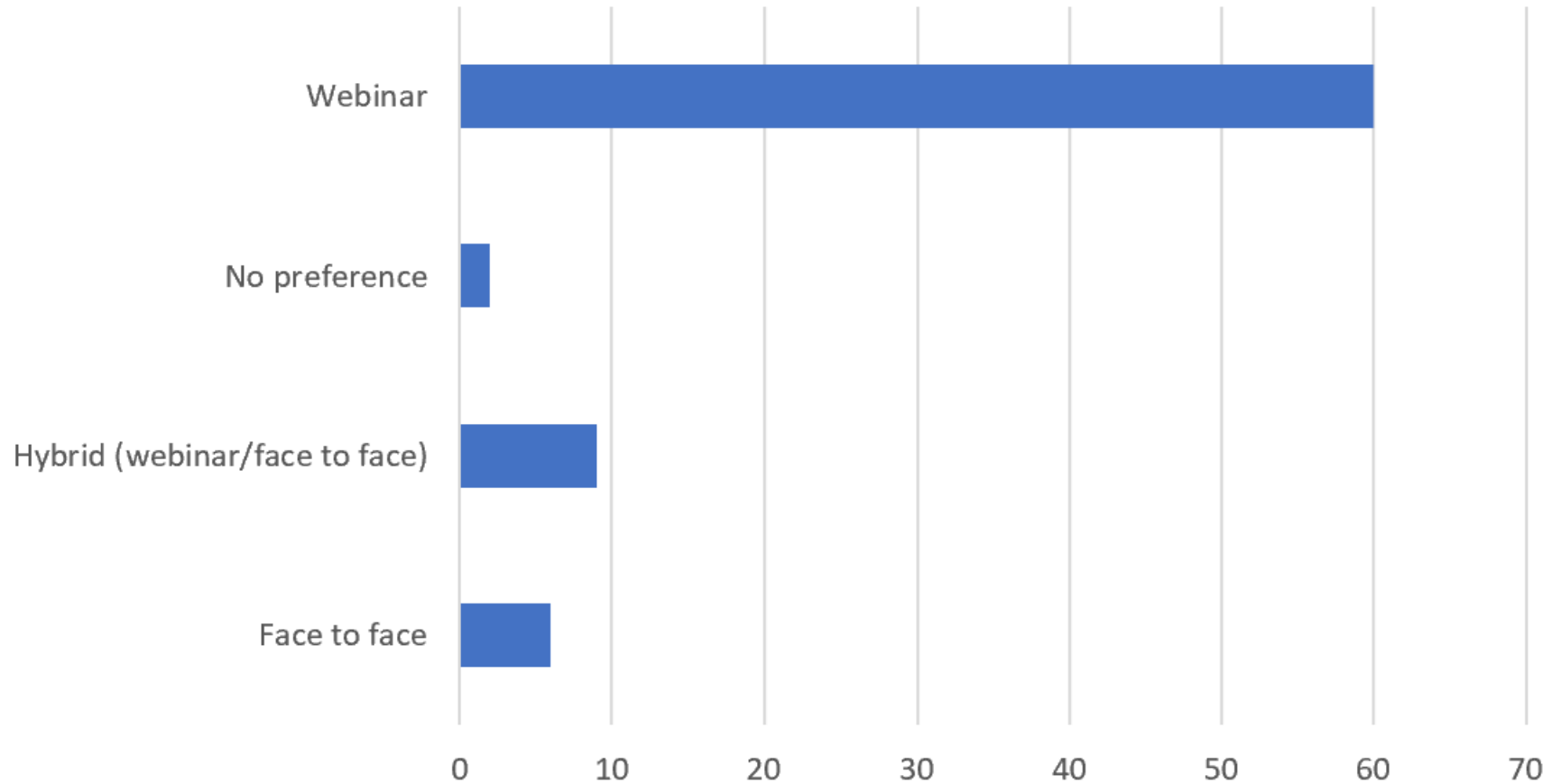
If you need support please contact hmolicensing@camden.gov.uk

Future landlord forums

Results of polls

Results

Forum format - what do you prefer?



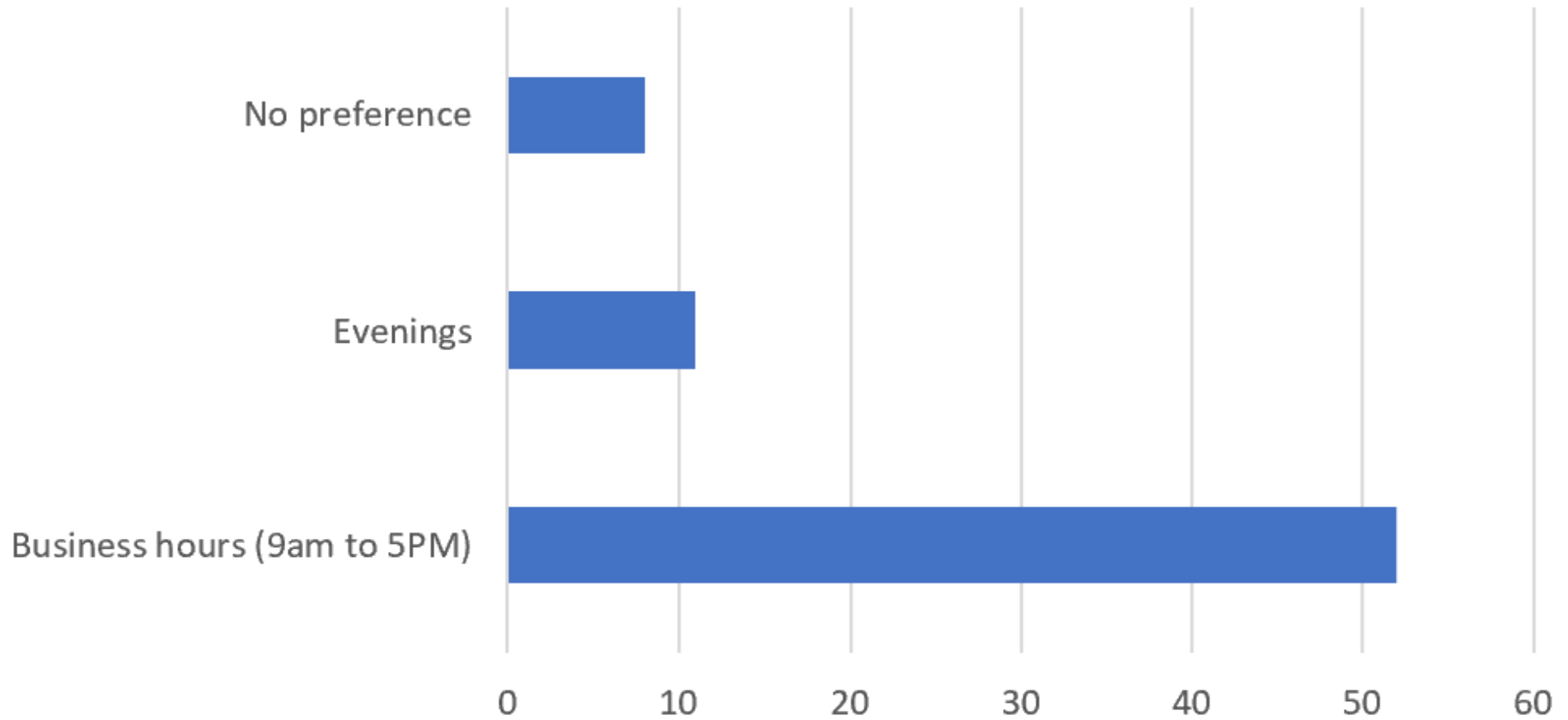
Results

How frequently?



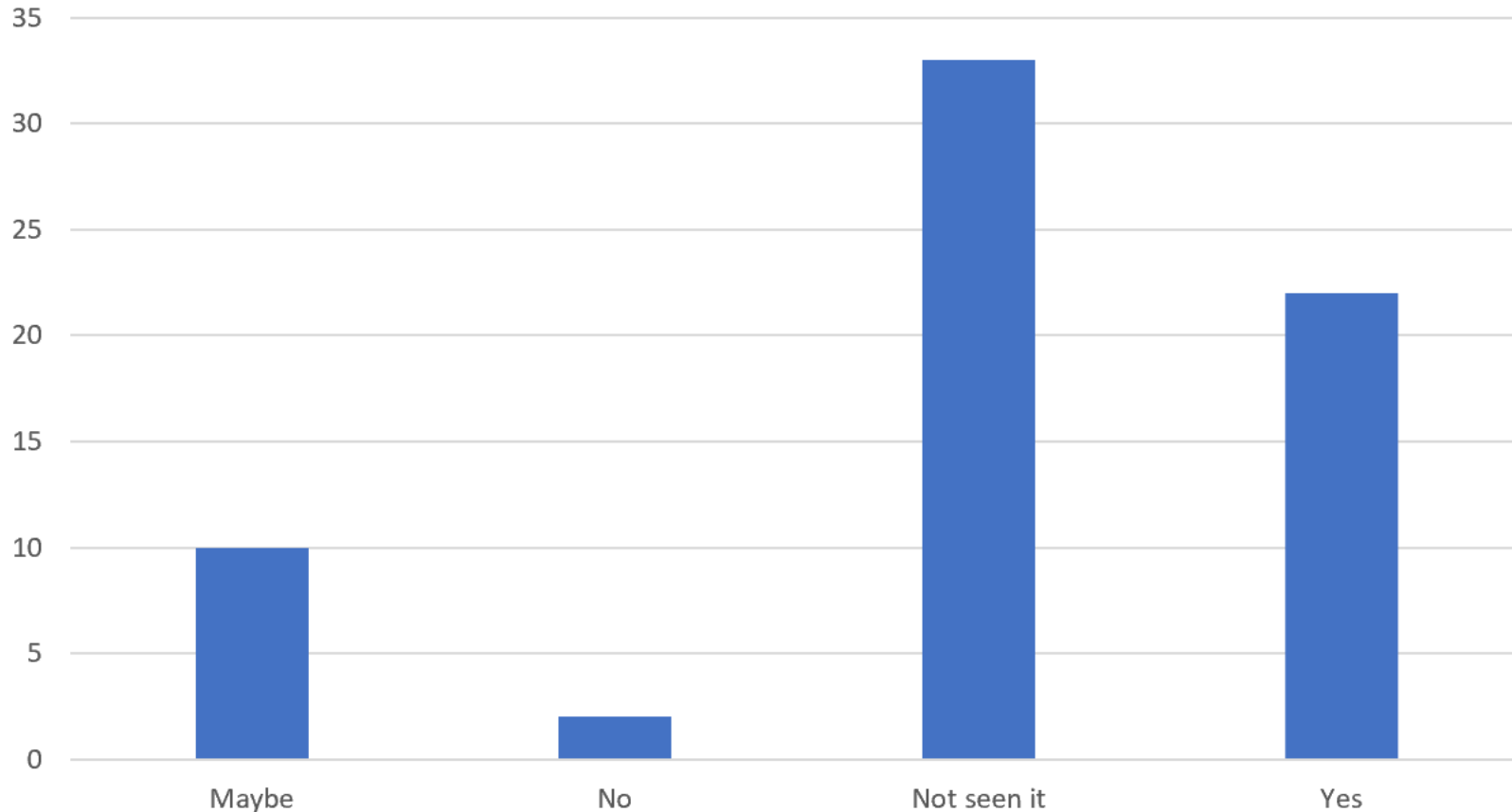
Results

When to hold forums



Results

Landlord newsletter - does it cover key issues?



Newsletters can be found at [Houses in multiple occupation \(HMO\) - Camden Council](#)

Results

Count of Are you considering pulling out of renting?

