

SWINDON BOROUGH COUNCIL

STATEMENT OF ARRANGMENTS FOR CONSULTATION PURSUANT TO SECTION 105 HOUSING ACT 1985 AND SECTION 137 HOUSING ACT 1996

Section 105 of the Housing Act 1985 sets out the legal obligations of a Local Housing Authority for consulting with secure tenants on “matters of housing management”. There are similar obligations under Section 137 of the Housing Act 1996 for consulting with Introductory Tenants. Secure tenants include flexible and demoted tenants for this purpose.

The obligation applies where any of the Council's secure or introductory tenants are likely to be substantially affected by a matter of housing management, including any changes to the management, maintenance, improvement or demolition of properties let by the Council or the provision of services in connection with those properties. This obligation is where in the opinion of the council it represents a new programme of maintenance, improvement or demolition, or there is a change in the practice or policy of the authority, and the secure or introductory tenants are likely to be substantially affected as a whole or a group of them.

These Arrangements are published in accordance with Section 105(5) of the 1985 Act and Section 137 (6) of the 1996 Act, and it sets out how the council will enable the secure and introductory tenants to be informed of the council's proposals and how the tenants can make their views known to the council within a specified period.

A copy of these arrangements is available on the council webpage and also can be inspected at Swindon Borough Council, Civic Offices, Swindon, SN1 2JH between 9.00am and 4.00pm Monday to Friday. If you have any questions about any consultation undertaken pursuant to these arrangements, please contact Andrew McDonald, Director of Housing almcdonald@swindon.gov.uk.

How tenants will be informed:

Swindon Borough Council is committed to ensuring all consultations are effective, adequate, accessible and are open and transparent. In all consultations the Council will take into account all representations made within the consultation before any final decisions are made on the proposals.

Sufficient information will be made available to all tenants which will outline the issues, proposals and various options being considered. A questionnaire/feedback form will be made available that can be completed. An Equalities Impact Assessment will be prepared for all proposals going to consultation.

By providing a dedicated webpage on the council's website for each consultation this will include the feedback form that can be completed online.

There may be a series of drop-in sessions (which will vary in frequency, venue and size depending on the individual proposals).

Consultation period: No less than 28 days from the beginning of the consultation period

How tenants can make their views known to the Council

Tenants can complete a feedback form both by sending it/delivering it to the Civic Offices or by completing it online, or by emailing or phoning the housing team. Tenants can also express their views at drop-in sessions, if held. Specific feedback arrangements will be shared for each consultation exercise.