

**CABINET
17 January 2012**

Reinvigorating the right to buy and one for one replacement - consultation

Minute of Landlord Services Committee (Cabinet Working Group) Held: 11 January 2012

62. REINVIGORATING THE RIGHT TO BUY AND ONE FOR ONE REPLACEMENT - CONSULTATION

The Working Group considered the consultation document as circulated on pages 1051 to 1100 of the Book of Reports and to refer agreed comments to Cabinet for consideration.

Comments and questions were raised in respect of the following:-

- The Working Group commented that this was quite a complicated document and the timescales involved were very tight for the document to be thoroughly considered
- Concerns were expressed with regard to self financing issues and the costs involved of this, the risks of tenancy fraud and subletting
- Anti social behaviour issues were raised
- The importance of making sure that tenants get the right professional advice in respect of buying their Council houses as tenant discounts attract them to buy the property
- It was agreed that mortgages were more difficult to obtain and that larger deposits were needed
- It was also discussed that tenants should be made aware of the condition of their property and the future of the area that they lived in with regard to plans for the surrounding estates in the future
- The setting up of a Tenant's Task and Finish Group was discussed for them to look at this document and report back, although it was noted that the timescales were very tight for this to be done
- It was noted that a report would be going to Cabinet on the 17 January 2012, followed by a report to Executive Overview and Scrutiny Committee on the 2 February 2012
- The importance of responding to the document to Government as our comments would be valued and the importance of the imminent visit of Ministers to Skelmersdale

RESOLVED: That the contents of the document be noted and referred to Tenants so that they could comment if they so wish.