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UK Government

Pathfinder Project - Coventry

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LEVELLING
— UP —

Agenda

Introduction

Objectives and Outcomes

- Objectives
- Outcomes

Scope of the project

Coventry Landlord Accreditation Scheme

What happens now?



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Introduction

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Regional initiative to trial proactive inspection and enforcement

- Across two high-ranking Lower Super Output Areas in each participating local authority

Aims to improve quality and management of PRS properties

- In areas of greatest need

Raise profile of successful enforcement

Develop evidence base of effective approaches

Funded by DLUHC and led by Birmingham City Council

- Involvement of Coventry, Sandwell, Solihull, Walsall, and City of Wolverhampton Councils

Project runs from July 2023 to March 2025

Objectives and Outcomes: Objectives

Desktop exercise to determine a full list of addresses in project areas

- Breakdown by tenure

Write to all tenants and landlords/agents in PRS properties

- Outline the project and provide estimated timescales for inspections

Arrange full HHSRS inspections

- Verify information against data held

Work with landlords and agents to bring properties to decent homes standard

- Ensure effective management

Take enforcement action where necessary

Signpost tenants to support services

Record property condition and enforcement activity for evaluation

Conclude project after all properties have been inspected and evaluated

Objectives and Outcomes: Outcomes

Improved property conditions and management standards

- All properties free from hazards and meeting Decent Homes Standard

Increased awareness and compliance among tenants, landlords and agents

- Consequences of non-compliance understood

Reduced transiency and improved visual amenity

- Stronger and more resilient communities in project areas

Enhanced data and understanding of PRS stock condition

- Inform future strategic interventions and investments

Shared best practice and learning across LAs and DLUHC

- Effective and efficient approaches to proactive enforcement

Increased financial sustainability and viability of enforcement regimes

- Generation of income from fines and reduction of costs from reactive complaints

Scope

Project scope covers two LSOAs in each participating LA

- Selected based on specific criteria

Criteria includes:

- Among the most deprived LSOAs according to IMD and Index of Housing Deprivation
- High proportion of PRS properties according to 2021 Census data on tenure
- Not subject to other special interventions





Scope

The 2 LSOAs chosen for this project sit within the Foleshill Ward and are:

15B:

Includes St Pauls Rd, Foleshill Rd, Broad St, Trafalgar Mews, Francis St, Morey St, Webster St, Holmsdale Rd, Station St E, Eld Rd

15H:

Includes: Hampton Rd, Oliver St, Mulliner St, Newdigate Rd, Newdigate Mews, Cromwell St, Cobden St, Red Ln, Henrietta St, Edward St, Stoney Stanton Rd, Ordnance Rd, Skybridge Cl, Paragon Wy, Warrington Ln,

Coventry Landlord Accreditation Scheme

Receive free training from us on a variety of areas of Housing law.

Advertise yourself as being accredited by Coventry City Council.

You may be eligible for a five-year licence for your licensable properties.

Fees for property licences are likely to be cheaper.

Please see www.coventry.gov.uk/CLAS

What happens now?



Inspections commenced January 2024

Contact: HousingEnforcement@coventry.gov.uk or via telephone on 02476 975 495

Please see our website for details www.coventry.gov.uk/pathfinder