

## **Local Lettings Policy**

### **Fairfax Lane, Lilburn Avenue and Cromwell Way, Royston**

The above new development comprises of 9 one-bedroom flats and four two bedroom units. settle recognises the need to develop stable, sustainable and harmonious communities and to achieve property allocations that best suit the needs of the individual and the neighbourhood, whilst ensuring equal access to accommodation. It is felt that this can be best achieved by changing the mix of tenants and introducing a local lettings policy. Such a scheme would run along side the Common Allocations Policy.

In order to provide a settled, secure living environment for resident's, the first allocation for the one bed units will be made to those who meet the following criteria;

- **Are either single or a couple with no drug or alcohol issues within the last 3 years.**
- **Are either single or a couple with no high levels of support.**
- **Are either single or a couple who have no history of anti- social behaviour.**

**Allocation to be split across the register to aim to achieve the following split;**

- Third homeless priority**
- Third Waiting list**
- Third transfer**

**There is S106 on this new development.**

Allocations will be made to a “qualifying person”. In the case of an affordable rent unit or a social rented unit this means a person accepted onto the North Hertfordshire Common Housing Register (from time to time) in accordance with the North Hertfordshire Common Housing Allocations Scheme (or any successor scheme approved in writing by the Council)

**Reviewed 27 January 2020**