

**LANDLORDS/LADIES
DO YOU HAVE
ACCOMMODATION TO LET?
WE NEED LANDLORDS WHO:**

- Offer at least a six month Assured Short-hold Tenancy
- Have property which conforms to Environmental Health and Safety Standards and have a safety certificate for gas appliances
- Are not resident in the property or providing B&B
- Are not convicted of, or being prosecuted for, harassment or illegal eviction
- Are willing to accept tenants in receipt of Local Housing Allowance
- Would consider renting at affordable rents, ideally in line with the LHA rates

**FREE
BENEFITS FOR LANDLORDS**

- Possible DG cover towards damage (scheme is exempt from tenancy deposit legislation)
- A Housing Needs Assessment is completed for each prospective tenant
- Move-in & move-out visits with digital photographs
- Periodic tenancy reviews
- Housing Benefit enquiries can be dealt with through Path
- Free problem-solving service

CONTACT DETAILS
Path Renting Support Scheme
Housing Options
Torbay Council
Town Hall
Castle Circus, Torquay
TQ1 3DR
Tel: 01803 208632
Email: torbayrss@plymouthpath.org

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Torbay

**RENTING
SUPPORT
SCHEME**

A scheme to help people at risk of homelessness to access accommodation in the private rented sector



Path in
association
with Torbay
Council



THE RENTING SUPPORT SCHEME

If you can answer YES to all of the following, this scheme may be for you

- Homeless or facing homelessness?
- On a low income or in receipt of benefits?
- Connected to the Torbay area?
- A good tenant, with no history of rent arrears, nuisance or of damaging property?
- Not have enough money to secure rented accommodation
- Aged 18+

HOW TO APPLY

You must first be interviewed at the agency below who may make a referral to Path.

Housing Options
Torbay Council
Town Hall
Torquay



HOW CAN WE HELP?

- Help applying for loans and grants to cover a deposit, rent in advance and agency/admin fees
- Offer a Deposit Guarantee for those who can't raise enough money to pay for a deposit
- Help identifying suitable properties
- Advice around affordable rents
- Referrals into other support services
- Help completing Housing Benefit forms

WHAT IS A DEPOSIT GUARANTEE?

A way of covering a deposit when you can't afford it yourself. It is a written agreement instead of a cash deposit.

A Deposit Guarantee lasts for a maximum of 12 months, giving you a year to save your own deposit.

The Deposit Guarantee would cover up to a month's rent in the event that any damage was caused at the property.

WHAT HAPPENS NEXT?

Once we have had a referral we will phone and book an appointment with you to look at the following:

- What help we can offer
- Assess your housing needs
- Identify support needs
- Discuss affordable rents

We will need references.

WHAT PROPERTY IS SUITABLE?

A property is suitable if:

- it is the right size for you
- it meets basic safety standards
- the rent is at an affordable level

Do not move in or sign anything until we have agreed to the tenancy.

We cannot help if you move into the property before we have agreed to help.

Funding

This service is funded by Crisis, the national charity for single homeless people.