

# Revised Conditions of Tenancy

## Frequently Asked Questions



### **Changes to Tenancy Conditions – FAQ**

Please make sure that you read all of the new conditions of tenancy carefully.

#### **1. Why are you doing this?**

We have decided to bring the conditions of tenancy up to date to ensure that our conditions allow us to manage our estates robustly. We hope that we will have more power to tackle tenants who are in breach of their tenancy and cause problems for other people.

The conditions were last revised 10 years ago, and there have been some legal changes since then which we want to include.

#### **2. When will this take effect from?**

The changes will take effect from the date shown on the letter you received. After this date, the new conditions of tenancy will apply to you and to us. This means from that date we can enforce any new conditions.

#### **3. Can I still pay my rent the same way?**

Yes. If you have a direct debit set up, pay monthly or have any other arrangement you can continue to pay in the same way.

Your tenancy reference number which you use to pay will not change.

If you have arrears and have an arrangement to repay these, you must continue to make your payments as usual.

#### **4. Can the conditions be backdated?**

No. We can only use the new terms from the date they are in force from.

Many of the conditions cover the same things as before, for example, you still must ask us permission to do an alteration and we have updated some other conditions to make them clearer.

We will act reasonably when enforcing any new condition and give you a chance to put things right before we take any enforcement action.

**5. Will I have to sign another tenancy agreement?**

No. You do not need to sign anything. The changes will come into force on the date shown on the letter

**6. Does this mean my tenancy has ended or will end?**

No. The date you started a tenancy with us will remain the same. Your tenancy will not end and will continue with new conditions.

**7. What about my rights?**

Your rights will not change.

**8. Who will this affect?**

All existing council tenants have received a copy of the letter and revised conditions. All new tenants will also sign up to the revised conditions

This means that all tenants of Leicester City Council are on exactly the same conditions and the clauses apply equally to each tenant.

**9. Can the Council take action against me where someone else has caused a nuisance?**

The tenant (or where there are two people, both tenants) are responsible for making sure all terms and conditions in the agreement are kept to. This means that the tenant is responsible for anyone else who lives in the property. This includes family members, friends and lodgers.

If a person causes a nuisance to others or breaks the condition in any other way, and that person lives with you, or was visiting your home, then yes, we can take action against you. This can include action to repossess the property or any other appropriate action.

**10. I don't agree with some or all of the proposed changes**

If you do not want to be a tenant with the new conditions, please refer to the letter we sent you. We also advise that you seek independent legal advice before you do anything.

**11. I don't understand some or all of the proposed changes**

Please contact us for more information. We can arrange for a member of our tenancy management team to speak to you.