

Minutes of The Scheme Landlords Forum
Meaux Room, Staff House, University of Hull
9.30a.m. 25th June, 2009

List of Attendees

Chris Baker – Executive KuHCC
Paul Ramsey – Executive HLA
Jason Coleman – Executive HLA
Reece Andrews – Chair Uof H
Jill Cooper – U of H
Carl Stubbs – Kingston Crown Accommodation
Paul Andrews – Head Leasing
Jason Jones – My Pad
Ian Clark – Glide
Julie Hilton – KuHCC
Bob Bousfield – Accommodation Warehouse
Jane Scolah – Kexgill
Simon Lee – Kexgill
David Wray
David Robson
Mr Burns
Mrs Burns
Margaret Stappard – Foxhill Properties
Kevin Stappard – Foxhill Properties
Annie Everitt
Sheba Begum
Andy Allen – Humberside Police
Gina Rayment – Advice Centre
Helen Gibson – Executive Student Union
Coralie Tringham – Executive Student Union
Ian –Premier Properties
Grace Wang
Carl – Unicom
James – Wardbright
Jennifer Barton – Wardbright

1. Introductions to the guest speakers which included Ian Clark from Glide, Andy Allen from the Police, Graham Varley from Planning and Gina Rayment from The Union Advice Centre. Reece Andrews Chair also apologised that he would be leaving early and that Chris Baker , the Vice Chair would be taking over when he left.

2. Gina Rayment from the Advice Centre gave a brief talk on the problems and complaints that students present to them regarding housing. A variety of issues are dealt with regarding repairs, contracts etc including problems between housemates which can include mild problems to very severe include harassment and bullying. There was much discussion over the clarity of contracts and also how to try and enable students who are required to pay their own bills are given the correct information at the point of signing contracts/taking keys. Gina is available to contact at the Advice Centre by any landlord who feels that they may be able to help with problems that their students are encountering.
3. Ian Clark from Glide a utilities company gave a brief presentation on what the company can provide both to landlords and to students and the benefits for both. There was much discussion on the intricacies of what they were providing. The costs work out to be approximately £12 per person per week over 12 months but this is negotiable as students are not normally in properties for this length of time. Ian left information for anyone to contact him.
4. Andy Allen from Humberside Police gave a presentation on student security, the amount of burglaries of student properties and types of deterrent i.e. uva pens, smartwater etc. One in three burglaries takes place as a result of a window or door being open and he is trying to prevent these types of burglaries by educating students. He works closely with the Union and has worked with the Scheme to look at ways of improving student safety. He is happy to visit properties where there have been several 'hits' on one property to look at the security already in place and recommend further improvements. He will be willing to send out literature and security items to landlords who would like to contact him.
5. The Scheme Administrator gave a brief presentation on The Scheme and talked about the good working relationship with the Union which has culminated in the joint Action Plan being reviewed and agreed to go forward in the future in supporting each other to benefit the Students. The University is looking at supplying information regarding student addresses which should enable all student properties to be identified and hopefully this will enable an increase in Scheme subscriptions without having to resort to putting the cost per property up for the following year. The Scheme has become a valuable part of recruitment for the University which has resulted in The Scheme being moved from the Welfare section to Recruitment. Working with landlords to find appropriate properties for the extra students which are now being accommodated in private accommodation including large numbers of 1st years has been seen as successful. Working in partnership with the Landlords, Hull City Council, The University and The Union has grown in strength particularly over the last couple of years. A feedback survey has been carried out of those students who were housed in the private sector in September 2008 to see what worked and what can be improved upon. The results will be available shortly.
6. The Lettings Policy - Prior to The Landlords Forum a pre meeting took place with the landlords of the Executive, The Scheme and the University to try and resolve the problem with the proposals by the University to be allowed to ask halls residents if they would like a student house. It was decided after discussions that this is not

appropriate as it was seen to disadvantage private landlords and the result is that the Lettings Policy will remain the same as last year subject to the dates being changed to the appropriate year and minor wording changes.

7. Letting Boards – Graham Varley from the planning department gave out information on the proposed policy which is based on the Leeds model to be put forward to the planning committee on the 24th July, Any thoughts however should be forwarded to Graham by the 6th July which is when he needs to submit his report. The proposed policy caused much discussion particularly the size and colour of the boards and the area which it covers. It was also noted that because of the area covered it would affect more than student properties. For Sale signs were not to be included at the present time. It was proposed that the matter could be submitted to a later planning committee to allow landlords the opportunity to look at the proposed policy in detail and forward comments to Graham or Belinda who will pass them on to Graham. Graham will ask if it can be delayed to a later date. Belinda can send any landlord out a copy of the Leeds Model policy if they would like to compare that against the one proposed. To date that has been sent to Executive members only.
8. Waste Management – Chris gave a brief presentation on some of the problems caused by student properties in relation to waste disposal. There was much discussion around the problems that permanent residents have with regards to students leaving. Coralie stated that Leeds have one day when all old students leave and new students arrive therefore minimising problems with old furniture, rubbish being around for a long period over the summer. This was not thought practical as it was pointed out that landlords will need a period of time to get a property ready for new students after the old ones have left. The ‘Bring out your Rubbish Days’ were discussed and it was noted that landlords need to be notified well in advance to be able to take advantage of it. It was felt by landlords that it would be beneficial for this to be done again but to include the whole of the student letting area as in 2008 this only covered a small area around Beresford Avenue, Haworth Street etc and excluded the Newland Avenue area. The subject of the Street cleaner for Newland Avenue was brought up – this person was employed by monies from different sources including the Humber Landlords Association and the person was employed to take out bins and put them back, pick up rubbish etc. It was seen as a success but was only funded for a short while.
9. September Intake – Jill Cooper of the Accommodation Office stated that the Scheme had housed around 450 students in September, 2008 and that the intake for this year was expected to be around the same 450 to 500 therefore the Scheme would be working closely with private landlords to secure accommodation for those students coming to the University. She stressed the importance of landlords letting The Scheme know of properties which may be available for those students. The date for the 1st year UK students was the 26th September and the International students would be the week before.