

Appendix D

Repurchase of Leasehold Flats on Hardship Grounds

Under delegated power 41/Housing 2000 it was resolved that;

- (1) that the criteria outlined in the report be approved for the re-purchase of leasehold flats sold under the Right to Buy;
- (2) that the Head of Housing be given delegated authority to spend the allocated budget within the HIP item 5 for the re-purchase of leasehold flats sold under the Right to Buy in accordance with the approved criteria (copy of the minutes attached)

The criteria set out in the report to committee states as follows;

- 4.1 In all cases where re-purchase of flats is to be considered SOCH staff will discuss the matter with the lessees and all alternatives will be looked at.
- 4.2 Re-purchase of any property will only be recommended where:
 - a refurbishment/improvement scheme could be stopped by the lessees
 - the financial circumstances of the lessees clearly shows that they cannot pay their service charges and meet their outgoings
 - the high cost of maintenance or improvements may lead to hardship for lessees over a protracted period
 - the lessees are under threat of possession because of financial hardship, and changes in their circumstances , such as poor health or inability to work, prevent them avoiding the possession
 - it is impossible to sell the flat on the open market because of mortgage restrictions or they are difficult to sell

Budget for 2012-2013 - £200,000.00

Jo Bennett – Leasehold and Commercial Services Manager 15.02.12