

POLICY ON THE USE OF SCOTTISH SECURE TENANCY AGREEMENTS

SEPTEMBER 2022



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(*Note Lanarkshire Housing Association, hereinafter referred to as LHA)

1.0 LEGISLATIVE AND REGULATORY FRAMEWORK

- 1.1 The legislation in relation to the use of Scottish Secure Tenancy (SST) Agreements is included in the Housing (Scotland) Act 2001 as amended by the Housing (Scotland) Act 2014.
- 1.2 As a general needs housing provider, LHA tenancies will always be an SST except in some limited exceptions which are detailed in section 4 below.
- 1.3 We will comply at all times with the legislation above and all relevant regulations.

2.0 SCOTTISH SOCIAL HOUSING CHARTER

- 2.1 LHA adopts the key aims and outcomes defined in the Scottish Social Housing Charter (the charter).
- 2.2 In compliance with the Charter, we aim to ensure that customers find it easy to contact us and we provide information in plain English. Tenants are provided with clear information on their Scottish Secure Tenancy when they sign it and are issued with a Tenants Handbook for future reference and guidance.

3.0 EQUALITIES

- 3.1 Our Equality Policy aims to positively promote equal opportunities for all our customers and this underpins all our policies, procedures, and processes. We embrace diversity and aim to eliminate any direct or indirect discrimination that we encounter.
- 3.2 We aim to ensure our tenants and customers have equal access to our services. Compliant with our equality strategy, we will treat every tenant and customer with respect, ensuring that their individual needs are recognised, and they are treated fairly and have equal access to housing services.
- 3.3 We aim to ensure that every customer receives accessible and inclusive service which positively assists people from all sections of the community to help them sustain their tenancies and live independently free from unlawful discrimination or harassment.
- 3.4 In supporting our equality commitment, we have adopted the 'Happy to Translate' service, which bridges communication gaps with service users

who struggle to communicate in English. This service will be utilised for new tenants where translation services are required to explain the SST.

- 3.5 We will provide a copy of our SST in different formats where required, including large print and audio format.

4.0 USE OF SHORT SST

4.1 The use of a Short SST is detailed within Schedule 6 of the Housing (Scotland) Act 2001 as amended by the Housing (Scotland) Act 2014.

4.2 In deciding how we use a short SST, Association staff will refer to: -

- SEDD Circular 6/2002 – Housing (Scotland) Act 2001 – Scottish Secure and Short Scottish Secure Tenancy
And
- Scottish Government – Statutory Guidance for Social Landlords, Housing (Scotland) Act 2001 & 2014 – Short Secure Tenancies for Anti-Social Behaviour and Other Miscellaneous Changes to Short SST's

4.3 We will monitor and report on the use of Short SSTs to Committee.

5.0 COMPLAINTS

5.1 Tenants or customers who wish to raise a complaint about any aspect of the conditions detailed in the SST have a right to raise a complaint through our Complaints Procedure.

6.0 MONITORING AND REVIEW OF POLICY

6.1 LHA will monitor tenancy agreements to ensure they comply with legislation and consult existing tenants on any non-legislative aspect of the tenancy which requires review.

6.2 This policy will be reviewed on a three yearly basis: with any further review arising as a result of changes in legislation.