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30 September 2015

Dear Resident,

Preliminary Notice of Variation

This letter is the 'Preliminary Notice of Variation' under Section 103(2) of the Housing Act 1985 and it sets out the changes we intend to make to Brent Council's secure, flexible and introductory tenancy agreement.

There are a number of reasons for making the changes:

- The current Tenancy Agreement has been in use for a number of years and we need to update it in line with new legislation.
- To take into account the new powers introduced by the Anti-social Behaviour, Crime and Policing Act 2014 which came into effect in October 2014.
- We need to make sure the agreement reflects up-to-date policy and practices.

The revised proposed Tenancy Agreement is intended to address these issues, bringing the Tenancy Agreement up to date.



Brent Housing Partnership Limited
Registered in England No. 4533752
Registered Office: Civic Centre,
Engineers Way, Wembley HA9 0FJ

How we have structured this Preliminary Notice of Variation

The documents outlining the changes to the Tenancy Agreement are attached to this Preliminary Notice of Variation. Our Pet, Antisocial Behaviour, Access and Leaving your home and ending your tenancy terms and conditions have been updated in line with changes in legislation, procedures and policies.

Any breach of the terms and conditions of the Tenancy Agreement could result in you being charged relevant costs, the withdrawal of any permissions, loss of tenancy security and legal action which could include possession proceedings resulting in the loss of your home.

Once the revised Tenancy Agreement takes effect (following the Council's consideration of feedback received on the proposed changes in the consultation process and the subsequent service of a Notice of Variation under Section 103(4) of the Housing Act 1985), it will become your new Tenancy Agreement. **You will not need to sign a new agreement with us.**

Additions and amendments to your Tenancy Agreement

All additions and amendments to the tenancy terms and conditions are in ***bold italics*** for ease of reference.

An addition has been made to the introductory paragraph to the tenancy terms and conditions.

A number of amendments have been made to the following sections within the tenancy terms and conditions. They are noted in sections; Part B (Notes, e, f), Part D (1), Part F, Part H, Part I, Part J (5, 6) and Part L.

Please carefully read the tenancy terms and conditions to familiarise yourself with the proposed changes and we would be very grateful for your comments.

How to respond

The various ways to communicate with us are outlined in the covering letter.

All comments must be received by the Council by **23 December 2015**. Any comments received after this date will not be considered.

If you require this document in a different format or need support in responding to the consultation please contact us on 020 8937 2400 and let us know by **22 October 2015**.

Upon closure of the consultation period, the Council will consider all comments received by the closing date and will take them into account before making a decision to vary your Tenancy Agreement and thereafter serve on you a Notice of Variation. The final decision will be made by the Council's Cabinet. It is proposed that any changes resulting from this process will come into effect during the spring of 2016.

Yours sincerely

A handwritten signature in black ink, appearing to be 'Mr Andrew Donald', with a stylized, cursive script.

Mr Andrew Donald

Strategic Director Regeneration and Growth