



Homes for Haringey

APPENDIX 1 – Sample consultation letter

Finance Team

4th Floor, 48 Station Road, London N22 2TY
t: 020 8489 1205 f: 020 8489 1144

Title First name Surname
Address
Town
Post Code

www.homesforharingey.org www.haringey.gov.uk

Date: 1 June 2015

Our ref: 0000

Direct dial: 020 8489 1205

Email: Andrew.Adegboye@HomesforHaringey.org

This matter is being dealt with by: Andrew Adegboye

Dear XXXXXX,

Consultation on proposed service charges

Homes for Haringey is consulting tenants in supported housing schemes on behalf of Haringey Council. The Council is proposing to charge tenants in supported housing schemes for services they receive, which are not currently charged. However, not all service charges apply to every scheme and tenants will only be charged for services they receive. The additional service charges would take effect, with four weeks notice, after the Council has agreed the proposal.

We would like to know your views on the Council's proposal. Your views will be passed to the Council before a decision is made.

Proposed charges

In addition to rents, some tenants pay service charges for extra services they receive which are not covered by the rent. Service charges are set to cover the estimated cost of providing services and are only charged where tenants receive the service.

The Council is proposing to charge for all current services received by tenants in supported housing schemes.



The proposed changes to your rent and service charges are as follows:

Property Charges	Existing amount	Proposed amount
Rent	£X	£X
Heating	£X	£X
Light & Power (Communal lighting)	£X	£X
Grounds Maintenance	£X	£X
Street Sweeping (Waste collection)	£X	£X
Digital TV (Integrated Reception Service)	£X	£X
Bin & Chute cleaning	£X	£X
Estates Road Maintenance	£X	£X
Water Rates	£X	£X
Total property charges	£XX	£XX
Individual Charges		
Community alarm	£X	£X
Good neighbour	£X	£X
Additional good neighbour	£X	£X
Sheltered housing charge	£X	£X
Total individual charges	£XX	£XX
GRAND TOTAL	£XXX	£XXX

Will housing benefit cover the proposed service charges?

The proposed charges are eligible for housing benefit. However, the amount of benefit you get will depend on your personal circumstances. If you want further advice on your entitlement to benefits, please visit Haringey Council's website: www.haringey.gov.uk or contact Housing Benefits as follows.

- Email: benefits@haringey.gov.uk
- Call Haringey Council on 020 8489 1000
- Write to: Benefits Service, PO Box 10505, Wood Green, N22 7WJ

What the Council will do next.

The Council will meet on 14 July 2015 to make a decision. Your views will be passed to the Council before a decision is made. Following this, tenants will be sent a letter giving them formal notice of their rent and new service charges, if the proposal is agreed.

What are your views on this proposal?

You can tell us what you think about the proposal by **5pm on Tuesday, 30 June 2015** by completing the form enclosed and send to: Rent Consultation, Freepost RXXB-SACU-YERY, Homes for Haringey, 4th Floor, 48 Station Road, London N22 7TY or email to finance@homesforharingey.org

Sessions will also be held at each of the sheltered housing schemes. These sessions will give you an opportunity to ask any further questions about the proposal, or discuss individual concerns. The Scheme Support managers will notify you when these sessions will be held in your locality.

Yours sincerely,

Astrid Kjellberg-Obst
Executive Director of Operations

