

# Tenancy Enforcement

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Tenancy Enforcement, Sustainment and Fraud Service  
(+ safeguarding)

Agenda Item 10



# What does our service do?

We sit within the Housing and Neighbourhoods Service. Work with the 6 Neighbourhood Teams to manage the most serious and complex housing cases where a **council tenant** is suspected of breaching their tenancy conditions.

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This includes:

- Anti-social behaviour & crime
- Fraud
- Various other serious breaches, such as unauthorised occupiers

# Anti-social behaviour & crime

Challenge anti-social behaviour and support tenants to make the changes needed to sustain their tenancy – we can also take appropriate action to protect tenants and the wider community

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Examples of issue we work on:

- Noise nuisance
- Harassment and intimidation
- Criminal damage
- Serious crime

# Case work

How we work cases:

- Sustainment (changing behaviours)
  - Evidence gathering
  - Enforcement action
  - Court action for possession / eviction
- ‘Equalities impact assessment’ and timescales

# Eviction for conviction of a serious offence: “Absolute grounds for possession”

Certain criminal offences can with us absolute grounds for possession:

- In the local area
- Outside the locality, but against either a person who lives, or has a right to occupy accommodation, in the locality
- Elsewhere against the landlord or someone employed (whether or not by the landlord) in connection with the landlord's housing management functions.

# Fraud

The housing stock we have is precious and not there for people to profit from, exploit or misuse.

Page 6 Common themes:

- Obtaining a tenancy by deception
- Sub-letting
- Right to buy
- Unauthorised mutual exchanges

# Other tenancy management

- Support and train Neighbourhood Teams to enable them to manage Sheffield City Council tenancies in accordance with Tenancy Conditions (You & Your Home).
- Manage cases of Unauthorised Occupiers – People who are in Sheffield City Council properties but do not have a tenancy. This could be due to the tenant quitting the property or on the death of the tenant.
- Take on other complex or serious cases including untidy Gardens, hoarding, permission refusals, denial of access and unauthorised occupation.

# Safeguarding

- 1000 employed in Housing, serving some of the most vulnerable people in the city
- Safeguarding Lead and Practice Development Coordinators
- Working with partners to make Sheffield safer



# Domestic abuse and cuckooing

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# Questions?