

Private Housing (Tenancies) (Scotland) Bill

Written submission to the Infrastructure and Capital investment Committee

The Living Rent Campaign – Supplementary Submission

Please find enclosed submissions from the Living Rent Campaign to the Infrastructure, Capital and Investment Committee's call for written evidence to the Private housing (Tenancies) (Scotland) Bill.

The Living Rent Campaign is a coalition of groups and individuals determined to improve the lot of private renters within Scotland. We were formed in 2014 to campaign for security, affordability and flexibility for Scotland's tenants. We have branches of the campaign in Edinburgh, Glasgow, Aberdeen, and Stirling, and our affiliates include trade unions, third sector organisations and community groups.

Signatures to the enclosed response have been collected from the general public over the past few months. The total number of signatories is 367.

Please do not publish any of the names of the signatories online, as signatories haven't been asked for consent to publicise their names in that format.

Many thanks, and please don't hesitate to get in touch should you require any more information.

We are calling on the Scottish Government to make four key changes in the Private housing (Tenancies) (Scotland) Bill to protect tenants from a failing housing market.

Affordability

Rent controls should be about making housing affordable, not just giving "predictability" to already unaffordable market rents. There should be no limit on how local authorities can set caps.

Protect all tenants

Rent controls should exist to protect all tenants, not just those lucky enough to never need to move. Limits in rent pressure zones should therefore apply to new tenancies as well as sitting tenants.

Flexibility

No tenants should be trapped in unsuitable or unsafe housing. There should be no initial period during which tenants cannot leave or, at the very least, it should not be possible for this period to extend beyond 6 months.

Security

Nobody should be evicted unfairly, and nobody should be forced into homelessness or poverty because of an eviction. Tenants should have recourse to a Hardship Defence which could postpone or prevent an eviction where it would cause the tenant undue hardship.

Signed by

*Note from the Infrastructure and Capital Investment Committee Clerk:
367 signatories' names removed by the Infrastructure and Capital Investment
Committee Clerks at the request of the Living Rent Campaign*

**The Living Rent Campaign
November 2015**