

KAMMA

Property licensing update

April 2021

The latest schemes and property
licensing news



kammadata.com

Latest schemes & announcements

April 2021

Recently started schemes

Harrow

What type of licensing?

Selective

When will the scheme run?

28th April 2021 - 27th April 2026

Recent announcements

Oxford

What type of licensing?

Additional

When will the scheme run?

10th June 2021 - 9th June 2026

Salford

What type of licensing?

Additional

When will the scheme run?

19th July 2021 - 18th July 2026

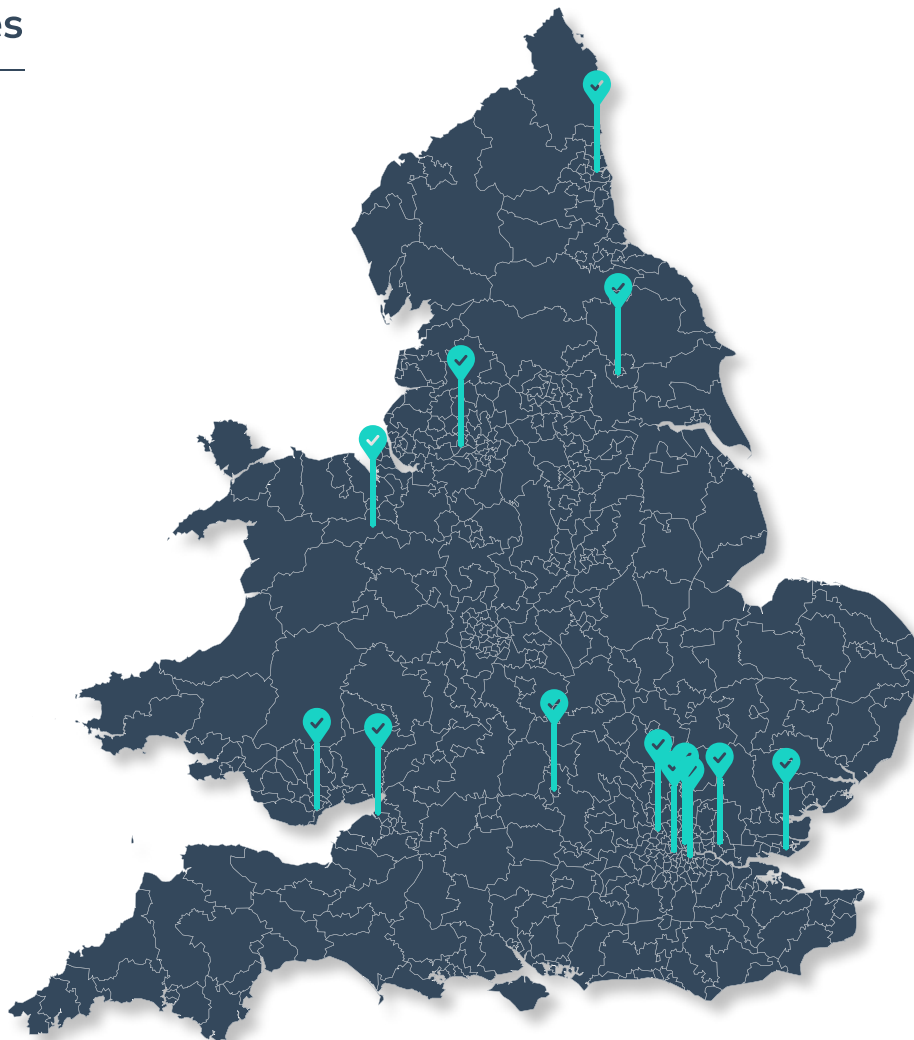
Southend

What type of licensing?

Selective

When will the scheme run?

1st Dec 2021 - 30th Nov 2026



Other councils with schemes started in the last 3 months:

- Islington
- Cardiff
- Havering

Areas with active consultations:

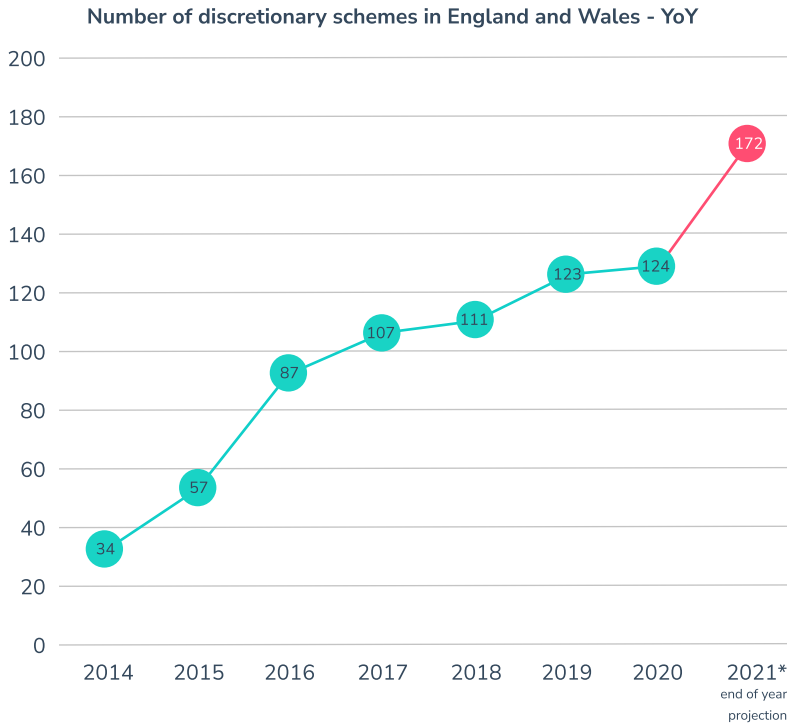
- Bristol
- Kensington & Chelsea
- Southwark
- Wrexham
- York

Has property licensing just been introduced in your area?

Read our guide "**5 ways agents can win when a property licence scheme is launched**" to learn more about thriving in a highly regulated market.

[Download now >](#)

Property licensing & Rogue Landlord Tracker



Property licensing continues its upward trend as councils look to recover budgets post-lockdown

With housing conditions under close scrutiny as a result of lockdown and Local Authority budget deficits continuing to rise, it is no surprise to see a sharp increase in the number of councils seeking consultations on property licensing.

Based on the number of recently closed and active consultations, Kamma's data suggest we could see a 39% in the number of discretionary licensing schemes by the end of the year.

[Read more about this >](#)

London Enforcement Tracker

*data correct as of 31st April 2021

The Mayor of London's office opened access to the rogue landlord and agent database, allowing individuals to search for enforcement action in the capital. We track and aggregate this dataset to discover enforcement trends.

£6,296,069
Total fines imposed across all London boroughs

£4,727,025
Total fines relating to property licensing and regulations

£167k
Largest single fine against an agent for failing to comply with regulations

£4,439
Average amount for fines imposed on agents for all types of offences

Top 10 London Local Authorities - highest level of enforcement

- 1st Newham
- 2nd Camden
- 3rd Southwark
- 4th Waltham Forest
- 5th Brent
- 6th Westminster
- 7th Greenwich
- 8th Tower Hamlets
- 9th Havering
- 10th Barking and Dagenham

Worried about fines?

[Click here](#) to learn more about how Kamma can help you passively protect your business from risk of fines



Compliance Matters

Your latest property licensing news

What are Rent Repayment Orders?

Earlier this month university student, Megan Cole, won a Rent Repayment Order (RRO) hearing against their landlord and managed to successfully claim back a whole year's worth of rent - a total of almost £35,000 shared amongst all 8 tenants.

Following the hearing, Megan drew from her experiences and even wrote her dissertation on the topic of power dynamics in the private rented sector. Her tweet, summarising her story, went viral in just a few days. So, what are Rent Repayment Orders and how are tenants using them?

What are RROs?

Rent Repayment Orders can be filed against landlords or agents by its tenants or the local council if a property has been operating without the proper license. RROs were introduced under the Housing and Planning Act of 2016 to address the lack of accountability for rogue landlords in the private rented sector. The best way for landlords and agents to avoid RROs is by ensuring that the property has the correct licensing, minimum safety standards and is kept up to date with improvement notices.

How Rent Repayment Orders work

In practice, local councils can inform tenants that their landlord lacks the relevant licence and encourage them to make an RRO application. RROs require the landlord or agent to refund up to 12 months' rent for its tenants if they can provide proof of them committing an offence. Since 2016, the landlord/agent no longer needs to be convicted, as long as a tribunal can be satisfied beyond reasonable doubt that at least one of the offences has been committed.

[Continue reading this article >](#)

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This student's victory tweet went viral

April 2021 - Top Rogue Landlord Stories

Landlord and property company faced with fines over £90,000

£10,000 fine for Barnet-based property company and director

Landlord hit with record fine of £48,000 in Buckinghamshire

Landlord forced to hand over management of 18 properties

[Read our full monthly round-up >](#)

Kamma - Property licensing solved. Updates and announcements

Latest Kamma Announcements

At Kamma, we strongly believe in the power of partnerships to drive change in the ever changing world of licensing and compliance, and have engaged in three major new partnerships since the new year.



Earlier this year, we engaged in a new partnership with **The Property Franchise Group**, the UK's largest multi-brand lettings and estate agency franchising group. The partnership offers the PFG access to the full range of Kamma's compliance solution and services.



April also marked the beginning of our commercial partnership with **Hunters**, who is currently undergoing a merger with the The Property Franchise Group. All the group's 200 franchisees will now be able to access Kamma's compliance service for any local selective or HMO licensing schemes.



In January we announced a new partnership with modular letting and CRM platform, **tecllet**, to help to reduce the burden of compliance for its users. The integration will enable automated licensing checks within tecllet and portfolio monitoring, alerting users immediately of any new licensing rules affecting their properties.

Get in touch now to turn risk to revenue



About Kamma

Kamma puts companies back in control of their compliance through data-driven technology solutions. They mine unstructured legislative information and harness AI to de-risk markets, deliver operational efficiencies, protect reputations and open up new revenue opportunities

Visit the site at
kammadata.com

Speak to the team:
hello@kammadata.com

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