

Property licensing update February 2023

The latest schemes and
property licensing news



Latest schemes and announcements

New schemes

Cardiff

What type of licensing?

Additional

When will it start?

1st Feb 2023 - 31st Jan 2028

Sefton

What type of licensing?

Selective & Additional

When will the scheme run?

1st Mar 2023 - 28th Feb 2028

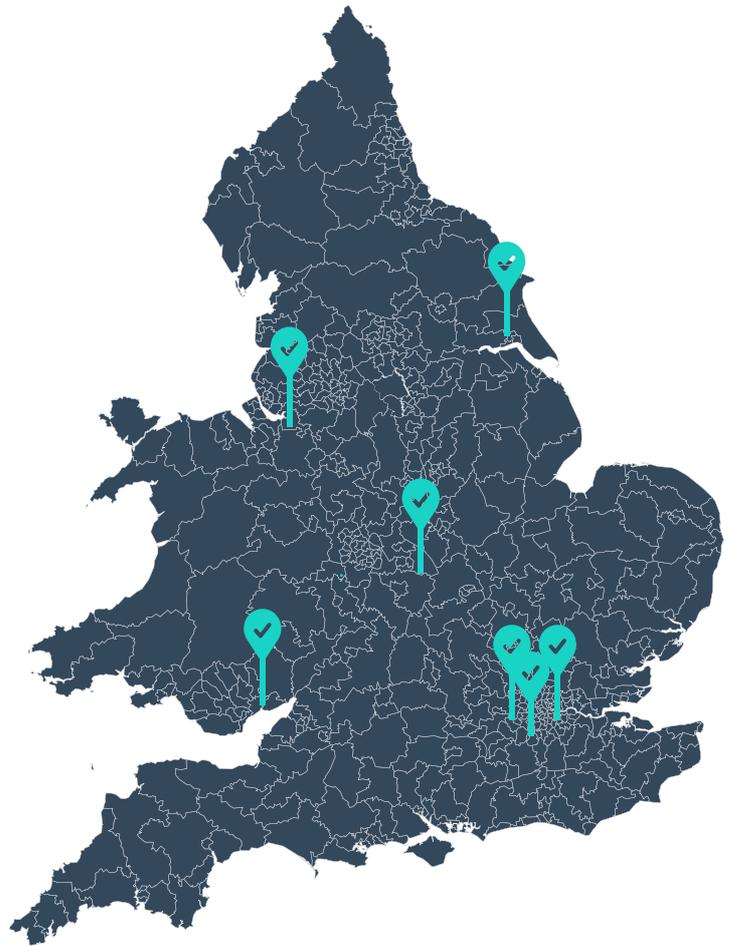
York

What type of licensing?

Additional

When will it start?

1st Apr 2023 - 31st Mar 2028



Recent announcements

Charnwood

What type of licensing?

Selective & Additional

When will it start?

1st Apr 2023 - 31st Mar 2028

Areas with active consultations:

- Middlesbrough
- Merton
- Warwick

Councils with schemes that started in the last 3 months:

- Newham
- Leicester
- Haringey

Has property licensing just been introduced in your area?

[Find out how we can help](#)

Rogue Landlord Tracker

The latest fines and top stories

London Enforcement Tracker

*data correct as of 6th February 2023

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. Earlier this year we saw a sharp increase in fines handed out to rogue landlords and agents, with the total in London now totalling almost **£8.5 million**.

Kamma's data shows that **Camden continues to be the most active local authority in London when it comes to enforcement**. However, Waltham Forest has recently surpassed Southwark in terms of enforcement levels.

£8,495,018

Total fines imposed across all London boroughs

£6,610,000

Total fines relating to property licensing and regulations

£167k

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

£4,649

Average amount for fines imposed on agents for all types of offences



Top 10 London Local Authorities - highest level of enforcement

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

Jan 2023 - Top Rogue Landlord Stories

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

Unlicensed HMO owner and operator gets £175,000 fine for 'squalid' home

Rogue landlord ordered to pay £52k for illegal extension and tiny rooms

Rogue landlord fined £12,000 for exploiting tenants in Bristol

Worried about fines?

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

Why letting agents need to be aware of new climate-related financial disclosures

In the UK, premium listed companies and financial institutions are now required to disclose on how they identify, assess, and manage climate-related risks and opportunities. This currently includes some letting and estate agents.



So what information needs to be disclosed?

Kamma recently published an ultimate guide about [Climate Disclosures](#) covering everything companies and financial institutions need to know about climate-related financial disclosures and how to overcome property data challenges. In this article we are looking at what the new regulations and disclosures mean for letting agents. So let's start with why it is important for letting agents to understand climate-related financial disclosures.

Calculating emissions for the purpose of disclosures means collecting more data on emissions, understanding weaknesses in data sets, and recalibrating for accuracy. It's therefore important that businesses are able to understand the risks involved and use accurate data to represent their property-assets truthfully and reach more informed decisions.

Who needs to comply with the new requirements?

Since April 2022, more than 1,300 of the country's largest private companies, LLPs, banks, and insurers incorporate TCFD-aligned disclosures into their annual reports. Under [guidance](#) of the Department for Business, Energy and Industrial (BEIS), these rules now apply to the UK's largest traded companies, banks and insurers, as well as private companies with over 500 employees and/or £500 million in turnover. So whilst it's true that most letting agencies will not need to comply with the new regulations yet, it is likely that more agencies will need to report on their financial emissions in a few years as the scope of disclosures widens. In the meantime, larger corporate agents with more than 500 staff will still need to comply with the new regulations and standards this year.

[Read the full story here >](#)

Want to know how much of your portfolio is unlicensed?

Property regulations are diverse, complex, and ever changing. We leverage data and tech to quickly provide lenders with clear and reliable answers. [Click here](#) to learn more.



Regulatory updates

The Planning For the Future Consultation

5th January 2023

The Planning for the future consultation proposes reforms of the planning system to streamline and modernise the planning process, bring a new focus to design and sustainability, improve the system of developer contributions to infrastructure, and ensure more land is available for development where it is needed.

The consultation concluded in 2022 but was recently updated.

[Read more](#)

What does the government say about the consultation?

The planning system is central to our most important national challenges: tackling head on the shortage of beautiful, high quality homes and places where people want to live and work; combating climate change; improving biodiversity; supporting sustainable growth in all parts of the country and rebalancing our economy; delivering opportunities for the construction sector, upon which millions of livelihoods depend; the ability of more people to own assets and have a stake in our society; and our capacity to house the homeless and provide security and dignity.

Energy Bill Relief Scheme (EBRS)

26th January 2023

On the 26th of January updated rules, guidance and scheme documents for energy suppliers, scheme administrators, and non-domestic energy customers was released in a policy paper.

The regulations were made under powers in the [Energy Prices Act 2022](#). This legislation provides government with the powers to establish the scheme, ensure benefits are passed on to consumers and provide for an effective compliance and enforcement regime.

The Pass Through Requirement Regulations ensure that intermediaries, such as landlords, who have received energy price support, including from the Energy Bill Relief Scheme, pass through the benefit obtained to end users - see the [Pass-through requirements guidance here.](#)

Kamma believes that the energy bill support that aims to support most of the country, could be better spent on improving the energy efficiency of those most at risk. Analysis run by Kamma shows that this would prevent **over three million of the poorest households from falling into fuel poverty, cutting the total in half.**

[Read more](#)

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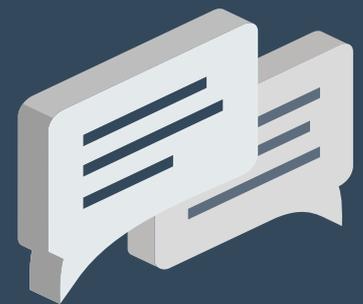
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revenue



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

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