

Public Notice



Designation of a Selective Licensing area

Notice is hereby given that on 1 October 2020 Islington Council ("the Council") designated a selective licensing scheme in respect of certain privately rented properties within Finsbury Park ward. The scheme will be known as the London Borough of Islington **Designation of an Area for Selective Licensing 2020** ("the Scheme").

The area affected covers the Finsbury Park ward of the London Borough of Islington ("the Designated Area.") This Designation falls within a description of designations for which the Secretary of State has issued a General Approval dated 26 March 2015 - The Housing Act 2004:Licensing of Houses in Multiple Occupation and Selective Licensing of Other Residential Accommodation (England) General Approval 2015..

The scheme will come into force on 1 February 2021 and unless revoked beforehand or extended will cease to have effect on 1 February 2026.

The Scheme applies to all privately rented properties occupied by the following person(s):

- A single person
- Two people sharing (regardless of any relationship to one another)
- Any number of persons forming a single household (family)

It does not apply to HMOs (whether covered by mandatory or additional licensing), owner occupied properties or properties within the social rented sector (e.g. local authority or housing association owned or managed.)

A person having control or managing a prescribed property in the Designated Area must apply to the London Borough of Islington for a licence. Failure to apply for a licence is an offence under section 95(1) of the Housing Act 2004 for which a person may be fined an unlimited amount or be served a Civil Penalty Notice of up to £30,000. In addition an application may be made to the Residential Property Tribunal Service to make a Rent Repayment Order requiring the repayment of rent collected whilst the property was unlicensed.

Any landlord, managing agent or tenant in the Designated Area is advised to contact the council for advice on whether their premises is affected by the Scheme by telephoning **020 7527 3083** during normal office hours, which are 9am to 5pm, Monday to Friday.

You can apply for a licence online at <https://propertylicensing.islington.gov.uk/>.

Full details of this notice and further information about the scheme can be found below:

Residential Environmental Health Service

Public Protection Division, Islington Council, 222 Upper Street, London, N1 1XR

Webpage: <https://www.islington.gov.uk/housing/landlords/houses-in-multiple-occupation-hmos>

Email: residential.envh@islington.gov.uk

The Designation may be inspected at the above address during normal office hours or on the webpage at any time.