

# **HOUSING ADVICE**

VERSION 1 - MAY 2023

This information sheet has been produced to respond to the increasing number of Housing issues presenting on Family Connect Forms. Unfortunately, we are not able to change families living situations but can offer advice on how families can access support.



## **BIRMINGHAM CITY COUNCIL HOUSING APPLICATIONS AND CHANGES TO HOUSING ALLOCATIONS POLICY**

There is currently a backlog of applications that are awaiting review/approval due to the volume of applications being made. We do not have a timeframe for application review, approval and rejections. The reality is the demand for social housing far exceeds stock available.

Unfortunately, whilst waiting for a Housing Application to be approved, families are unable to bid for properties.

When completing applications families need to ensure the form is being completed correctly. All relevant documentation/evidence need to be attached/included for example eviction notices and medical reports. Failure to do so could result in application rejection resulting in applicants will need to start the process again.

Families will receive confirmation of their housing application being approved via email or in writing with a bidding number so they can start to bid for properties.

To increase chances of finding a property Birmingham City Council advise families to expand their search areas.

It is important that families bid regularly and only on properties they are prepared to accept. Refusal of a property could incur an allocation of a lower banding in some cases, they will be removed from the housing register. Families will not be allocated housing on a first come first served basis, however it is important to bid regularly as this can positively impact on your position.

Three and four bedroom properties are the most sought after and families are waiting years. Birmingham City Council also advise to look at smaller bedroom properties which have two reception rooms, as one of these can be converted into a bedroom. Birmingham City Council will support in this process.

Should families need support in application completion, support organisations are listed below, this is not an exhaustive list.



## KING EDWARD VI SHELDON HEATH ACADEMY

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# Housing

Below are three organisations who specialise in supporting families experiencing housing difficulties.

### **[Birmingham Advice Aid | Birmingham City Council](#)**

Birmingham Advice Aid provides comprehensive advice around; Homelessness legislation, tenant rights, benefits, harassment, S21 notices, mortgage arrears, rights of occupation, welfare reform, illegal eviction, rent arrears, housing disrepair and much more.

### **<https://www.birmingham.gov.uk/housing>**

Birmingham city council offer advice around housing options, homelessness, repairs fire safety and much more click on link above for more advice

### **<http://england.shelter.org.uk>**

Shelter helps millions of people every year struggling with bad housing or homelessness – and we campaign to prevent it in the first place.

## TEMPORARY ACCOMMODATION

There have been changes to the Housing Allocation Policy and Band 1, now known as Band A, has the largest number applicants.

Families in temporary accommodation are regularly moved out of Birmingham. Families will be allocated a Housing Officer if they are Homeless / in Temporary Accommodation and will receive confirmation of who this is in writing, when they receive approval of their Housing Application.

Families will need to contact their Housing Officers / Temporary Accommodation Team themselves. Birmingham City Council will not speak to a third party. The Temporary Accommodation Team have interpreters available to liaise with families, if required. It is important that families build relationships with their Housing Officer.

Temporary Accommodation Enquiries - 0121 675 5531

Temporary Accommodation Enquiries - [TAEnquiries@birmingham.gov.uk](mailto:TAEnquiries@birmingham.gov.uk)

Repairs for Temporary Accommodation can be made with details above, for more information and "book a repair" form see [here](#).

## ACCOMMODATION FINDING SERVICE

Accommodation Finding Team (AFT) can support families in identifying an affordable private rental who work with Birmingham City Council families. Families need to contact the accommodation finding team directly.

When contacting the Accommodation Finding Team, families need to provide Homeless Reference Number, Housing Application Number, and any relevant documentation/evidence.

For more information, please email the Accommodation Finding Team [AFT@birmingham.gov.uk](mailto:AFT@birmingham.gov.uk) or call on 0121 675 4885. This team can provide advice/information regarding Discretionary Housing Payment (DHP) and Homeless Prevention Fund which may support with deposits or rent arrears.

