

## 5. CONSULTATION ON A STRATEGY FOR THE PRIVATE RENTED SECTOR

The Council Executive considered a report (copies of which had been circulated) by the Depute Chief Executive advising of the proposed response to the Scottish Government's consultation paper "Consultation on a Strategy for the Private Rented Sector".

The report recommended that the Council Executive approve the response to the consultation paper as outlined in appendix 1.

The report advised that on 17 April 2012 the Scottish Government launched a consultation on a Strategy for the Private Rented Sector. The intention was to set out a vision and strategic aims that would grow and improve the quality of the private rented sector in Scotland over the next decade.

The consultation document outlined the following three strategic aims:-

1. For growth and investment: to increase overall housing supply, and for more investment to develop and improve the existing sector;
2. For better quality: of property management, condition and energy efficiency; to be enabled by smarter more targeted regulation; and
3. For more informed choices: to support and encourage consumer driven improvement of the sector.

West Lothian Council was supportive of the key aims outlined in the consultation.

The council's response outlined the following areas of good practice that West Lothian had already adopted:-

- The development of the council's housing options service which included the home choice property portal.
- Provision of advice and assistance to tenants in the private rented sector.
- The emphasis on improving quality in the sector by promoting landlord accreditation.
- Encourage landlords and agents to work with the council in regard to landlord registration.
- Specifically target private landlords to access energy efficiency measures through the Universal Home Insulation Scheme.

### Decision

To approve the terms of the report.

