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| Title of Report: | Correspondence Report |
| Committee Report Submitted To: | Environmental Services Committee |
| Date of Meeting: | 11th June 2024 |
| For Decision or For Information | For Decision |
| To be discussed In Committee | No |

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| Linkage to Council Strategy (2021-25) | |
| Strategic Theme | Leader and Champion |
| Outcome | Establish key relationships with Government, agencies and potential strategic partners |
| Lead Officer | Director of Environmental Services |

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| Budgetary Considerations | |
| Cost of Proposal | N/A |
| Included in Current Year Estimates | N/A |
| Capital/Revenue | N/A |
| Code | N/A |
| Staffing Costs | N/A |

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| Legal Considerations | |
| Input of Legal Services Required | NO |
| Legal Opinion Obtained | NO |

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|--|--|--------------------------|-------|
| Screening Requirements | Required for new or revised Policies, Plans, Strategies or Service Delivery Proposals. | | |
| Section 75 Screening | Screening Completed: | Yes/No N/A | Date: |
| | EQIA Required and Completed: | Yes/No N/A | Date: |
| Rural Needs Assessment (RNA) | Screening Completed | Yes/No N/A | Date: |
| | RNA Required and Completed: | Yes/No N/A | Date: |
| Data Protection Impact Assessment (DPIA) | Screening Completed: | Yes/No N/A | Date: |
| | DPIA Required and Completed: | Yes/No N/A | Date: |

1.0 Purpose of Report

The purpose of this report is to present correspondence for Members' consideration.

2.0 The following correspondence has been received:

2.1 Department for Communities (DfC), dated 24th May 2024 (copy attached)

Summary

Re. Publication of Consultation Summary Report – Section 8 Regulations, Private Tenancies Act (NI) 2022

Correspondence from DfC dated 24th May 2024 to advise consultation period on Section 8 (Alarms) has ended and Summary Report detailing the findings has been published.

Recommendation

It is recommended that the Environmental Services Committee consider the correspondence.



Date: 24 May 2024

Dear Stakeholder

PUBLICATION OF THE CONSULTATION SUMMARY REPORT: SECTION 8 REGULATIONS, PRIVATE TENANCIES ACT (NI) 2022

This letter is to advise you that the 12-week consultation on Section 8 (Alarms) has now concluded by way of the publication of the Summary Report detailing the findings.

The Section 8 Regulations set the minimum standards required within private rental properties for smoke, heat, and carbon monoxide alarms (*which can be either battery or hardwired*).

The minimum standards for private rented properties have been set as a:

- At least one smoke alarm installed in the room most frequently used for daytime living and in every circulation space (hall/landing) on each storey;
- Heat alarm installed in every kitchen; and
- Carbon monoxide alarm installed in any room or circulation space which contains a fixed combustion appliance or a flue.

Section 8 Regulations will be made in May 2024.

New tenancies granted on or after 1st September 2024 must be compliant on the date the new tenancy is granted.

Existing tenancies granted before 1st September 2024 must comply by 1st December 2024.

I will write to you again to inform you when the Regulations become law.

The Section 8 post-consultation Summary Report can be accessed via the following link

<https://www.communities-ni.gov.uk/publications/summary-report-private-tenancies-act-northern-ireland-2022-section-8-smoke-heat-and-carbon-monoxide>

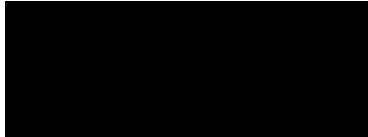


If required, the Summary Report can be made available on request in an alternative format via the following contact points:

1. ✉: [REDACTED]@communities-ni.gov.uk;
2. By telephone [REDACTED]; or
3. By written request to Audrey Fallon, Department for Communities, Private Rented Branch, Level 3 Causeway Exchange, 1-7 Bedford Street, BELFAST BT2 7EG.

Thank you to all who participated.

Yours sincerely



JULIE LAVERY
DfC Housing, Private Rented Branch