Downsizing Incentive Scheme *

Are you a council tenant who is living in a property too big for your needs?

And…

• are you concerned about expensive heating bills or managing your large home?, or

• do you want to live closer to friends and family?

If so, we may have the solution!

Our new Downsizing Incentive Scheme can offer you:

• priority on the Housing register, plus

• personal assistance and advice throughout your move

In addition, if you are of State Pension Credit age we can also offer you:

• £250 for every bedroom you surrender, plus

• £500 towards your removal costs.

Why has the Council introduced the Downsizing Incentive Scheme?

We understand that finding a new property that suits you can be difficult. We also understand that moving home can be expensive.

The Downsizing Incentive Scheme has been introduced by Havering Council to help by
offering you personal assistance to make it easier for you to find the home of choice. If you are of State Pension Credit age you will also benefit of a cash payment, for you to spend as you choose.

The Downsizing Incentive Scheme is designed to help larger families have more chance of moving into a home that meets their needs. Demand for council housing in Havering is higher than ever, so you could help another family get a property they need!

Why has the Council offered the scheme to me?

You have been given this information because you have been identified as a secure council tenant who:

- is living in a property that may be too big for your needs, and
- has joined the Housing Register because you want to move.

Of course, you do not have to move through the Downsizing Incentive Scheme and you may wish to stay where you are. Funding for the incentive scheme and the number of people we can help is limited, so if you are interested let us know as soon as you can.

What can we offer you?

Priority on the Housing Register

We will give you priority on the Housing Register by awarding you the Community Contribution Reward band, allowing you to register your interest in a smaller property more suitable for your needs. By accepting a smaller property you may be able to reduce your heating, rent, insurance costs and get a property which is easier to manage.

All the help and support you need

We will help you through every stage of the moving process, from when you express an interest in the scheme through to settling in to your new home.

The Housing Register Team will work with you and, if you wish, your family to give advice, support and practical assistance every step of the way. We can help you with:

- bidding for your new council or housing association home
- viewing the property
- notifying services such as gas, electricity, water and telephone that you are moving
- redirecting your mail
- disconnecting and reconnection of your appliances such as cookers and washing machines.
And, if you are secure council tenant who is of State Pension Credit age:

Cash incentives

If you move into a smaller property under the scheme, we can pay you a cash incentive which you can spend on anything you choose. The amount of incentive we can offer depends on the difference between the number of bedrooms in your current home and the number of bedrooms in the home you move to.

We will pay you £250 for each bedroom that you give up. The table below shows how much we will pay depending on the size of property you give up and the size of the property you move in to.

<table>
<thead>
<tr>
<th>Moving from a 4 bedroom home to a:</th>
<th>Moving from a 3 bedroom home to a:</th>
<th>Moving from a 2 bedroom home to a:</th>
</tr>
</thead>
<tbody>
<tr>
<td>1 bedroom 2 bedroom 3 bedroom</td>
<td>1 bedroom 2 bedroom</td>
<td>1 bedroom</td>
</tr>
<tr>
<td>£750 £500 £250</td>
<td>£500 £250</td>
<td>£250</td>
</tr>
</tbody>
</table>

Plus, help towards your moving costs

The Council will pay up to £500 towards the cost of moving in to your new home. This can include removal costs and any other associated costs involved with your move.

We will also make all the removal arrangements for you. We have Housing Register Team dedicated to making sure that your move is made as easy for you as possible.

*Downsizing Scheme differs for tenants who are affected by the Welfare Reform

How can I find out more?

Contact our Housing Register Team on:

Telephone: 01708 434130
Email: Housingneeds@Havering.gov.uk

or write to:

Housing Register Team
Housing Services
3rd Floor Mercury House
Mercury Gardens
Romford
RM1 3SL