



30 September 2024 - Amended Links



Dear Suzanne

- SHAC in The Independent and iPaper -
- SHAC Article: The Wild and Unregulated World of Britain's Almshouses -
- New Event Dates -



## SHAC in The Independent: Hundreds of millions owed in rental debts to councils and arrears on the rise, new data shows

The Independent invited SHAC to comment on an important article revealing the extent of rent arrears in social housing. The article mainly focuses on council arrears, but the same trend is visible within housing associations according to the Regulator of Social Housing's Global Accounts.

What really happens when social landlords can increase social rents above inflation is not that they suddenly start building loads of new low cost housing as they claim they will, but that loads of people fall into rent arrears. This is a bad policy by the new government and will have disastrous consequences. Read [here](#).

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**SHAC & Housing Sector in the iPaper:**  
Rent rise fears as builders plan to run



**Rent rise fears as builders plan to run thousands of affordable homes for profit**

**SHAC** in the news

## thousands of affordable homes for profit

Since 2010, housebuilders and (for-profit) private developers have been allowed to register with the Regulator of Social Housing in order to own and manage affordable and social rented homes.

Initially, very few private companies took on such projects but there is now a greatly increased level of interest as traditional housing associations claim they cannot afford to run social housing. If the transfer of council homes to housing associations represented the thin end of the wedge for the privatisation of public housing, this latest trend is the thick end.

This is absolutely heading in the wrong direction. Even housebuilder representatives acknowledge that 'for-profit' landlords will give less priority to decent and affordable housing than tenants and residents get from the current housing associations. Read [here](#).

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## SHAC Article



## The Wild and Unregulated World of Britain's Almshouses

Harold May writes for SHAC on the lack of legal and regulatory protections for those renting almshouses from charitable trusts. Such residents aren't even considered to be tenants because they rent their homes on a licence instead of tenancy agreement. Now a group of almshouse residents are fighting for their rights and want other almshouse tenants to join them. Read more [here](#).

**Social media shares:** [Twitter](#) ~ [Facebook](#) ~ [Instagram](#)

## New Meeting Dates

### Inside Government Tenant Engagement Conference 1pm, 3rd October 2024 - Online

We will be leading a session at the conference discussing in particular the lack of support for tenant and resident associations, and highlighting the absence of genuine engagement. Register and find out more [here](#).



## SHAC Themed Open Meetings

Three themed meetings have been scheduled for the autumn. Open to all. Please share with neighbours and contacts.

### End Service Charge Abuse

6.30pm, Tuesday 22nd October

[Zoom link](#) - ID: 841 9964 5076 - Passcode: 093680

[Add to calendar](#)

### Unfair and Uncapped: Freeze Rents, Cap Charges

6.30pm, Wednesday 30th October

[Zoom link](#) - ID: 823 4053 1196 - Passcode: 065835

[Add to calendar](#)

### Disability Visibility / Antisocial Behaviour

6.30pm, Thursday 7th November

[Zoom link](#) - ID: 879 4545 6852 - Passcode: 431034

[Add to calendar](#)

## Join our themed and landlord WhatsApp groups

[SHAC Campaigns](#) | [Tribunals Support](#) | [SHAC Leaseholders & Shared Owners](#)  
[Clarion](#) | [Hyde](#) | [MTVHA](#) | [Notting Hill Genesis](#) | [Riverside / One Housing](#) |  
[L&QSouthern](#) | [Peabody](#) | [Guinness](#) | [Home Group](#) | [Councils](#) | [THCH](#) | [A2 Dominion](#)

The Nextdoor logo, featuring the word "nextdoor" in white lowercase letters on a green square background.

Join  
Nextdoor

## Nextdoor Network

Posting a message on the Nextdoor app is one great way to encourage tenants and residents from your landlord (or other housing associations) to join SHAC and build critical strength.

Nextdoor is a Facebook-style social networking site that links people in the same locality. You can find out more and get set up [here](#).

Some of our members have been very successful in using it to raise awareness of SHAC's work, in one case getting 1,800 views for a single post, and recruiting neighbours who are also residents of her landlord.

## Missed an Update?

Previous issues of SHAC Action can be downloaded [here](#).

## Take Action

[Sign the Unfair & Uncapped Pledge](#) | [Make a Donation](#) | [Join an Event](#)

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