

Re: Brent Additional HMO Licensing Scheme - Help drive up standards for renters in Brent

Dear PRS Partner,

You may have seen first-hand the problems within the private rented housing sector in London, as many people struggle to find good quality, affordable homes. We know that more of our residents rely on this sector to provide a roof over their heads and those of their families. Some of these are our most vulnerable residents, who have limited options when choosing where to live and we frequently rely on the sector to house many of them.

The private rented housing sector in Brent accounts for 36 per cent of our housing stock. Sadly, we are increasingly uncovering private renters living in unsuitable Houses in Multiple Occupation (HMOs), including properties occupied by families with children living in temporary accommodation. We know that it has never been more important for the council to ensure that HMO properties provide safety and security to all residents.

In 2015, Brent council introduced an additional HMO licensing to improve property conditions, safety and management standards in smaller, shared houses that are occupied by three or four unrelated people, forming more than one household, sharing amenities, such as a bathroom and / or kitchen. These are shared houses that do not fall under the national mandatory HMO licensing scheme. This second five-year scheme was extended in February 2020 and ended in January 2025.

Since the introduction of the scheme, the council has seen improvements in the quality and safety of HMOs. However, there is still more to do and that is why we are consulting on proposals for further additional HMO licensing scheme from autumn this year.

We welcome your views and opinions on our plans. I therefore encourage you to [visit the consultation to view our evidence pack and proposals](#). If you agree, I kindly ask that you write a formal letter in support of our proposals.

The consultation will close on Tuesday 10 June 2025.

Please send a letter of support to Prslicensing@brent.gov.uk and if you require any further information, please do not hesitate to contact my office.

Thank you for your support.

Yours sincerely,

Councillor Fleur Donnelly-Jackson
Cabinet Member for Housing & Resident Services
Brent Council