

RH 38

Y Pwyllgor Cymunedau, Cydraddoldeb a Llywodraeth Leol/
Communities, Equality and Local Government Committee

Bil Rhentu Cartrefi (Cymru)/Renting Homes (Wales) Bill

Ymateb gan: Heather Douglas

Response from: Heather Douglas

When I was renting privately my address changed every six months. I rented each property on a Shorthold Tenancy, and always after four months I started to wonder if I should be looking for somewhere else, or if I was allowed to extend the tenancy for another six months, would the rent go up? Therefore I was constantly on the move, which is fine for a young person but not for a middle aged woman.

A six month tenancy is too short for anyone to get comfortable in a home and Shorthold Tenancies should be scrapped. A new tenant should provide references and rent statements. Then on completion of a satisfactory six month probation period, the tenant should be offered an Assured Tenancy so they can settle into a new home without the threat of having to look elsewhere every six months.