



Moving on

The main housing option for most people in emergency housing is to find a home in the private rented sector.



Benefits of private renting

- * More choice and greater flexibility
- * Family and friends can help you look
- * Quickest and simplest way to find a home
- * An opportunity to have a fresh start

Deposits and rent in advance

Most landlords will ask for a deposit and rent in advance. In most cases, we can help you with the cost of a deposit and rent in advance and reasonable agency fees. Please ask your advisor about the help available.

Housing Benefit

You can get help to pay your rent if you have a low income or claim benefits. The amount you get depends on your income, the size of your family and where you live. *The maximum you can get is limited to the Local Housing Allowance (LHA).* See www.voa.gov.uk

Moving out of London

Demand for housing is very high and not everyone will be able to find a home locally.

The quality of housing available to people receiving benefits or on low incomes is often very poor in London.

We can help you find better quality housing for less rent throughout the UK.

The council's Help2let service will help with all aspects of moving from choosing an area, finding a home, arranging transport and finding local schools.

Further information

housing.advice@harrow.gov.uk

☎ 020 8424 1093

Private renting

* www.gov.uk/private-renting

Housing Benefit

* www.gov.uk/housing-benefit/overview

* www.voa.gov.uk/corporate/RentOfficers/LHADirect.html

Help2Let

* www.Help2Let.co.uk

Benefits

* www.gov.uk/browse/benefits

* www.entitledto.co.uk



What is emergency housing?

A guide to emergency housing and help with moving on





About this guide

- * This guide is intended for households in need of emergency housing
- * It will help you understand what emergency housing is
- * It provides some practical advice on how to move on from emergency housing



Frequently asked questions

Why am I going into emergency housing?

You have not been able to find a place to live and you are about to lose your home. The council does not have available properties for everyone who becomes homeless. We therefore have to use emergency housing as a last resort.

What is emergency housing?

Emergency housing is provided to eligible, homeless households while we assess their homelessness and help them move on. It often consists of accommodation in a hotel or homeless hostel.

How many rooms will I get?

This will depend on your family size. You will have enough bed spaces for your family and this could be in one or more rooms.

Will I get breakfast?

It is unlikely that you will be provided with breakfast.

Will I have to share a kitchen or a bathroom?

It is very likely that you will have to share both with other homeless households.

Will I have to leave the emergency housing during the day?

No, but the housing providers may want to inspect your room(s) from time to time.

Can I stay away from the emergency housing?

You need permission from your housing officer to stay away from your emergency housing. If you don't have permission, your booking will be cancelled and your room will be let to another household.

Can I have people stay with me?

No, the booking is only for you and the household members on your application. Overnight guests are not permitted and your booking will be cancelled unless you have permission from your housing officer to allow a guest to occupy your room.

Where will I be accommodated?

We will take all reasonable steps to provide emergency housing locally. However, we cannot guarantee that this will be in Harrow, even if you have children attending schools in Harrow.

PLEASE NOTE THAT MOST PLACEMENTS ARE NOT IN HARROW, at least initially. In some instances, you may be offered emergency housing outside of London.

How long will I stay in emergency housing?

Usually until we give you a legal decision on your housing application, and sometimes much longer depending on your family size and the supply of housing available to us.

However, you can leave at any time by finding yourself somewhere to live that you can afford. If you find an affordable private rented property we can help you move straightaway.

We may have to move you at short notice to other emergency housing.

If we decide we do not have a legal duty to provide you with accommodation we will give you a written decision and a short period to find your own property.

How much will it cost?

Like normal housing, you will have to pay rent for your emergency housing. If you are working you must pay £100 up front before we book you in. You can apply for help from Housing Benefit if you get benefits or have a low income. There may be a shortfall between the rent and your Housing Benefit which you will have to pay. You can be evicted if you do not pay. Any money you owe us might affect your chances of getting another property.

Where can I store my belongings?

Ask your family and friends to help you store your belongings. You can only take your essential belongings into emergency housing. You should keep your important documents with you as you may need them e.g. passports, proof of income, bank statements. For more information on storage companies, please contact your advisor. There will be a charge for this.

Can I make my own arrangements?

You can make your own emergency arrangements with family or friends.

We will still assess your case and may help you with a deposit and rent in advance if you make your own arrangements.