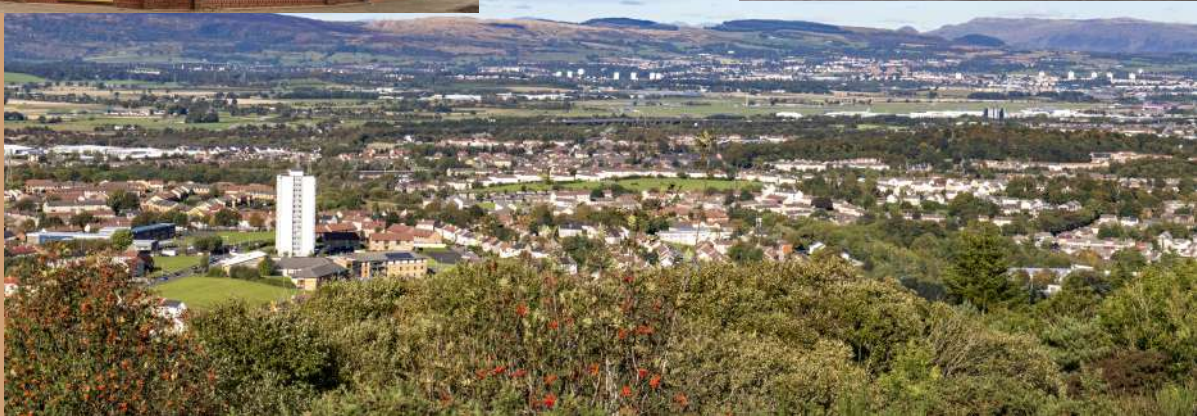


FEBRUARY 2023 BULLETIN



Welcome to the February edition of our bulletin, this is the second bulletin after our launch in December 22. We hope you will find this useful and informative.

We will continue to issue these bulletins every two months to try and give you useful information and details of our services, your communities and what we have been up to.

We know it has been a hard winter for all our tenants, particularly during the cold snap in December, but hopefully the colder weather is now behind us and we will be into Spring soon.

RECEIVING UNIVERSAL CREDIT? YOU COULD BE MISSING OUT ON ££ IF YOU HAVE AN EXTRA BEDROOM!

Your Universal Credit may be reduced if you have an extra bedroom, this will either be by 14% or 25% of your Housing Costs.

BUT you can get an extra payment to cover this. This is provided via Renfrewshire Council and is known as a Discretionary Housing Payment.

We have come across a number of examples where tenants have not been receiving this and we have worked with them to get it backdated giving them several hundred pounds!!

If we know that you receive Universal Credit and have an extra bedroom, we will liaise with Renfrewshire Council to make sure you receive this payment.

If however, if you get your Universal Credit payment paid to yourself or have a very low award of Universal Credit, you could be missing out!

So, if you receive Universal Credit and have an extra bedroom, please contact us and we can check if you are receiving a Discretionary Housing Payment. You can do this by calling us on 0141 583 4123 or email adviceteam@paisleyha.org.uk. We may ask for some additional information to help us check.

CAN YOU AFFORD TO REPLACE ALL YOUR BELONGINGS IF THE WORST WAS TO HAPPEN?

During the colder weather, we have dealt with a number of repairs for things like burst pipes, when this happens our buildings insurance will cover the fabric of the building and we will be able to repair this. However, like many landlords, our insurance does not cover your personal belongings such as your carpets, flooring, curtains and furniture as well as clothes and electrical devices.

This is why we encourage our tenants to get Contents Insurance. This kind of insurance is designed to help protect your possessions. No matter how careful you are, there's always a risk that your belongings could be broken, damaged or stolen so home contents insurance can help provide peace of mind.

To help you decide whether home contents insurance is right for you, you can contact Thistle Tenant Risks who provide specialist Tenants Contents Insurance policies, at reasonable prices. Other providers of Contents Insurance are available.

This home contents insurance scheme can offer you insurance for the contents of your home including cover for items such as furniture, carpets, curtains, clothes, bedding, electrical items, jewellery, pictures and ornaments.

How do I get further information?

- Call us on 0141 889 7105
- Call Thistle Tenant Risks on 0345 450 7288

Alternatively, please visit www.thistletenants-scotland.co.uk for more information or to request a call back.

Paisley HA is not an insurance broker nor insurance company and we do not receive any commission for promoting this service.

OLIPHANT COURT BATHROOM AND DOOR REPLACEMENT PROJECT PROGRESSING



Our bathroom and door replacement project at Oliphant Court is now progressing well. Our contractor Everwarm, is installing new bathrooms, with electric showers in all 52 flats and new front doors in all of the properties.

This is designed to keep the flats to a high standard, looking at their best and to the highest standards of fire safety.

Looking at the photos, I am sure you will agree that the finished product is looking great. This has been a big job, and we would like to thank our tenants at Oliphant Court for being understanding through the disruption.



YOU SAID, WE DID

YOU SAID – In our Rent Consultation our tenants told us that they would find the proposed rent increase hard to afford.

WE DID – Our board has listened to these concerns and lowered the rent increase from 6% to 5.5% (for properties at our standard rent) to make the rent more affordable.

YOU SAID – In our Tenant Satisfaction Survey, our tenants indicated that they wanted to be more involved in giving their views.

WE DID – We have asked tenants to tell us if they want to give their views on the communities they live in and our services, we have received expressions of interest from 30 tenants and we will be contacting them in March to discuss how they would like to give their views.

If you would like to get involved, to give us your views on your communities and our services, please contact Alan Graham- at alan.graham@paisleyha.org.uk or by phone on 0141 583 4103.

ANNUAL GARDEN COMPETITION - GET YOUR GREEN FINGERS READY

We are delighted to announce that after a gap of 3 years, we are relaunching our annual garden competition. The winners of the competition will be announced in our August Bulletin.

There are two categories for the competition:

- Garden competition
- Balcony and Window competition.

There will be prizes for first, second and third place in each category. Look out for further details in future bulletins.



THE NATIONAL LOTTERY FUND AWARDS PAISLEY HA £25,000



As a Community Anchor organisation we applied to The National Lottery Cost of Living Fund. We are delighted to say that this bid has been successful and we have been awarded £25,000.

This award will be used to operate a Crisis Fund, focussing on tenants left in crisis due to cost of living pressures. We hope this will go live by the end of March and this will compliment our current Fuel Bank Scheme.

Paisley HA is committed to supporting our tenants and the community at large. As part of this award we will also be supporting beneficiaries of Renfrewshire Foodbank and Renfrewshire Women's Aid with the Cost of Living.

RENFREWSHIRE COUNCIL HOUSING NEED AND DEMAND SURVEY

Renfrewshire Council has launched a survey about the housing needs and future aspirations of local households. The survey will allow the Council to better understand the housing circumstances and needs of local households so that a good range of housing options can be delivered in the future. The results will help the Council plan for new housing and housing services, making sure the needs of all residents and communities are met.

To make sure that the results are accurate, the council need to speak to residents across Renfrewshire, of all ages and living in all types of housing.

An online survey is open to all Renfrewshire residents and 500 telephone interviews will be carried out with households across the area. The survey is being carried out by a professional market research company, Research Resource.

Telephone interviews commenced on Monday 6th February and will continue over a period of 6 weeks. All survey responses will be for research purposes only and it will not be possible to identify individual tenants from the responses. Research Resource are registered under the Data Protection Act and all responses will be completely confidential.

The online survey can be found here <https://ResearchResource.welcomesyourfeedback.net/8ca3g> or by scanning the following QR code on your smart phone.



PAISLEY HA SUPPORTS THE WISE GROUP TO HELP PENSIONERS

The Wise Group, supports people into employment and does great work in helping people overcome barriers to work. As part of their community involvement they thought they should promote uptake of Attendance Allowance amongst pensioners. We thought this was a great idea, as an award of Attendance Allowance can increase entitlement to other benefits.

To support their campaign our Senior Projects Officer, Alan Graham, delivered training to their staff in January to help Wise Group staff to make applications on behalf of people they are supporting. Their campaign is ongoing and covers Renfrewshire and other neighbouring areas.

The Wise Group staff gave positive feedback on the training and they felt that it would help the campaign be a success. If you want to know more information about The Wise Group's main employability services you can call them on 0300 303 3381.

