

**WRITTEN QUESTION TO THE MINISTER FOR THE ENVIRONMENT
BY DEPUTY R.J. WARD OF ST. HELIER CENTRAL
QUESTION SUBMITTED ON TUESDAY 30th MAY 2023
ANSWER TO BE TABLED ON TUESDAY 6th JUNE 2023**

Question

“Will the Minister advise what work, if any, has been or is being undertaken to ascertain the extent of the occurrence of damp and mould in the following –

- (a) private rental properties;
- (b) social housing properties rented from Andium Homes; and
- (c) social housing properties rented from other social housing providers?”

Answer

The Housing and Nuisance team within Environmental and Consumer Protection undertakes inspections of rented dwellings for a variety of reasons. Damp and mould growth is one of the 29 hazards (Public Health and Safety (Rented Dwellings – Minimum Standards and Prescribed Hazards) (Jersey) Order 2018) which officers look for during inspections.

The types of inspections include, but are not limited to:

- investigating complaints or requests for advice in relation to the Public Health and Safety (Rented Dwellings) (Jersey) Law 2018 (minimum standards and prescribed hazards) in relation to private rental and social housing properties
- the registration, renewal and inspection provisions contained within the Lodging Houses (Registration) (Jersey) Law 1962, relating to private rental properties
- applications to join the Rent Safe scheme for private rental and social housing properties
- investigating complaints or requests for advice in relation to the Residential Tenancy (Jersey) Law 2011 and subordinate legislation, for example, in respect to the condition reports produced at the start or end of a tenancy for private rental and social housing properties
- investigating complaints or requests for advice in relation to the Statutory Nuisances (Jersey) Law 1999, specifically relating to premises prejudicial to health, for example, the condition of private rental and/or social housing properties
- multi-agency safeguarding work, where there are concerns for a tenant or neighbours due to the condition of private rental and social housing properties.

Where officers identify damp and mould within a rental property, advice is given to landlords/agents and/or tenants in relation to steps that could be taken to resolve matters. As part of this, when there is a defect in the dwelling responsible at least in part for the damp and mould, officers will provide a report to the landlord on recommended and required steps.