

APPENDIX 7 – Stated reasons for eviction by the temporary accommodation providers

Case 1

Evicted for entering another residents room and threatening to shoot them.

No warnings given, incident was severe enough for immediate eviction.

Client admitted losing his temper with other resident.

Housing duty discharged

Case 2

Evicted for allowing his partner into his room. Had been warned about this the previous day, but was found to be in the property again.

Housing duty discharged

Case 3

Evicted for aggressive, intimidating and threatening behaviour to staff.

No warnings given, incident was severe enough for immediate eviction.

Housing duty discharged

Case 4

Evicted for setting off fire alarm, removing key so it couldn't be reset and threatening to stab other residents. Police were called.

Mental health and substance misuse issues.

Housing duty discharged

Case 5

Evicted following an incident where another resident was threatened (other resident alleged that this had happened before)

Housing duty not discharged as actions not considered a deliberate act due to client's mental health issues

Case 6

Housing contacted and advised that client's behaviour is erratic, is using substances and allowing visitors in, and that this needs addressing. Mental health services subsequently contacted by Housing for further info.

Negative decision on homeless application had already been made, client not re-accommodated

Case 7

Neglect of property, damage. Had not allowed access to flat for contractors.

Housing duty not discharged, as actions not considered a deliberate act due to client's mental health issues

Case 8

Evicted from emergency accomm or damage to property, abusive language and threats of harm. Police escorted her from property. Ran up service charge arrears of £100. Was advised would be evicted if these not cleared.

Issued with warning letter by Baron Homes due to letting visitors in, noisy and disruptive behaviour.

Housing duty not discharged as actions not considered a deliberate act due to client's mental health issues

Case 9

Evicted for his part in filming a vulnerable resident self harming. Replaced in alternative emergency accommodation, with a final written warning. Duty not discharged due to clients vulnerabilities – evicted due to having friends at the accommodation who caused much disrepair and disruption to other residents.

Housing duty discharged

Case 10

Evicted following damage caused to property by axe, leading to his arrest.

Housing duty not discharged as actions not considered a deliberate act due to client's mental health issues

Case 11

Evicted: Client had presented with numerous anti-social behaviours, damaged flat, threatened other residents.

Housing duty discharged

Case 12

Evicted for having a dog in the property. Had been issued with a final warning notice about this. Room was also in a very bad state of repair, unclean and unhygienic with evidence of drug taking paraphernalia. Interim duty to accommodate was discharged as warning letter had already been issued, and no further accommodation was provided.

Housing duty discharged

Case 13

It had become apparent the client was letting visitors use her flat for parties, and there had been complaints from other residents- discussed this with client, and advised her she would be issued with a warning letter. Client immediately became aggressive and abusive to staff at their offices, and was issued with an immediate eviction notice.

Housing duty not discharged as actions not considered a deliberate act due to client's mental health issues

Case 14

Had run up service charge arrears which she had been warned about, but not cleared.

There were also allegations that her sister was staying with her, and that the two had been extracting money from other residents, though this wasn't proven.

Housing duty not discharged as actions not considered a deliberate act due to client's mental health issues

Case 15

Evicted for drug use and allowing visitors to use accommodation.

Housing duty not discharged as actions not considered a deliberate act due to client's mental health issues

Case 16

Evicted - Drugs in the property, parties, loud music and door slamming throughout the night.

Housing duty discharged

Case 17

– Caused damage to property, issued with warnings but behaviour didn't change.

Client didn't contact Housing following his eviction

Case 18

Evicted parties and noise disturbance and suspected drug use and dealing.

Disputed that there was a disturbance though agreed that there had been guests staying there late.

Housing duty not discharged as actions not considered a deliberate act due to client's mental health issues

Case 19

Evicted due to non-payment of service charges-then caused significant damage when left.

Further to the cancellation at the above our caretaker had forwarded me the attached photos. He has noted that there are needles everywhere and this will take him time to clear due to the health and safety aspects.

There is also damage to the carpet which was sent on a previous email, we will have to assess the flat once the rubbish is cleared as there is also a very strong odour in the room that we cannot tell if it is the rubbish, the mattress or the carpet

Housing duty not discharged as actions not considered a deliberate act due to client's mental health issues

Case 20

Further to the cancellation of the above, we have come into Grand Parade today to find the office has been broken into and money stolen, the new room B8 has been destroyed the new kitchen and the window please see attached photos.

The police are on site with our caretakers, the CCTV has been stolen however we have confirmation from another resident that it was .The police have been given all the relevant information we hold.

Client didn't contact Housing following eviction

Case 21

Been issued a cancellation notice. Has been placed on our banned list and we have called the police. He has been rude to staff on a number of occasions and today stole electric cards and was extremely aggressive to the office and we will not accept this behaviour.

Housing duty discharged

