



Social Housing

Social housing is owned and managed by Councils and other not-for-profit organisations such as Housing Associations. Social housing is let at rents below the current private rent for a similar property to those with a housing need.

Most Housing Association homes are let at 'Affordable Rent', which is around 80% of the current private market rent for a similar property.

All Dacorum Borough Council's homes are let at 'Social Rent', which is usually around 50% of the current private market rent for a similar property.

To be able to apply for Council and Housing Association properties in Dacorum, you must first apply to our housing register and be accepted on our active register.

Our **Housing Allocations Policy** sets out how we prioritise applications based on your circumstances and your level of housing need. If you do not have access to the internet, you can ask us for a paper copy by calling 01442 228000 and asking for 'Housing'.

You can also find more information on our website: **Housing Register**

If you are accepted on our active register, you are given a number of points based on your current level of housing need. The more points you have, the higher your priority for housing will be. We give points for a number of different categories including:

- overcrowding
- medical conditions**
- care and support need and
- the condition of your current property

We also give points for time spent on the register.

The policy also explains how these points are awarded and how many you get

****IMPORTANT:** *Medical points are **not** awarded based on your medical condition. They are awarded if the property you live in is directly affecting it. Even you had a very serious medical condition, if it would not be improved by moving from your current home then you won't get medical points.*

To apply to the housing register you must first create a 'Moving with Dacorum' account, by generating a log-in ID and password at www.movingwithdacorum.org.uk
You will then need to complete an online housing register application.

We will then assess your Housing Application to determine if you are eligible to be accepted on to our Housing Register and we will be in contact with our decision.

IMPORTANT: *Housing applications typically take up to four weeks to process*

If you are eligible for social housing in Dacorum, you will be awarded points based on your level of need and the information you provide. If you want the officers to consider an element of your case that you think could give you points then you need to provide evidence of it.

We have a choice-based lettings system: You can view information about a property before expressing an interest (known as bidding). You can place as many or as few bids as you like. If you bid on a property and are the successful applicant but you refuse the offer of housing then you will not be allowed to bid again for six months.