

## Notice of the Tribunal Decision and Register of Rents under Assured Periodic Tenancies (Section 14 Determination)

Housing Act 1988 Section 14

### Address of Premises

12 Albion Gardens, Back Young  
Street, Farnworth, Bolton, BL4 9BF

### The Tribunal members were

Mr Colin Green  
Mr Ken Kasambara

### Landlord

Inclusion Housing

### Address

106 Heworth Green, York, North Yorkshire, YO31 7TQ

### Tenant

Ms Claire Cartwright

### 1. The rent is:£

362.00

Per

Week

(excluding water rates and council  
tax but including any amounts in  
paras 3)

### 2. The date the decision takes effect is:

01 April 2019

### 3. The amount included for services is not applicable

0.00

Per

### 4. Date assured tenancy commenced

15 February 2016

### 5. Length of the term or rental period

Weekly

### 6. Allocation of liability for repairs

As per tenancy agreement dated 5  
July 2015 – Landlord responsible for  
repair of the structure and exterior of  
the building and gas, water,  
electricity, space-heating and water, -  
heating installations; tenant for  
internal repairs.

### 7. Furniture provided by landlord or superior landlord

None

### 8. Description of premises

Self-contained flat in a purpose-built block for disabled persons, comprising on bedroom,  
living room and kitchen area and bathroom.

**Chairman**

**Mr Colin Green**

**Date of Decision**

**09 May 2019**