

Consent for Improvements to read:

Your Lease tells you that you must ask for Landlord Consent before you undertake any improvements such as installing new windows or doors, central heating or any new kitchen or bathroom work.

You should write to Homeownership with details of the improvements you are planning and we will offer advice on the work and issue a consent letter for your own records. It is important that any work is undertaken by suitably qualified trades people and that no damage or nuisance is caused.

Consent is not given to Loft conversions as the loft is never sold with the Lease and remains the property of the Council.

Fire Safety new paragraph after Gas & Heating Safety

There are very strict rules from Government on the standard required for doors and windows in blocks of flats. Please contact Homeownership for more information and to obtain Landlord Consent if you are thinking of replacing your front door or windows.

- Please note an ordinary UPVC door will not be legal if it opens onto communal areas, and any window which faces onto a communal area must be glazed with safety glass.
- The windows and door must meet the legal requirements of The Regulatory Reform (Fire Safety) Order 2005 (FSO). A copy of the specification/guarantee is required for the Leasehold file and for the Block Fire Risk Assessment which is available for inspection by the Fire Service.
- If you privately install a door/window which fails to meet the Fire Safety Reform Act requirements Blackpool Coastal Housing will, in order to meet its obligations to ensure block safety, be required to obtain legal advice in order to enforce compliance with clauses in your Lease. For more information please contact Blackpool Coastal Housing.

A free fire safety inspection of your home by the Fire Service can be arranged by contacting Homeownership.

Blackpool Coastal Housing makes regular block inspections, and is in the process of undertaking fire risk assessments on all blocks of flats. The Fire Service tell us that communal areas, corridors, hallways and staircases must not be used to store any furniture, mobility scooters, bikes, pushchairs, planters, door mats etc. that could caused a hazard. If you need to dispose of any large items you can contact Blackpool Council Customer First on 01253 477477 and ask about Bulky Matters.