

# **Communities, Equality and Local Government Committee**

## **Inquiry into the provision of affordable housing in Wales**

### **Response from Paul Jones and Nichola Carr**

Dear Committee members,

Being current tenants of the Cynon-Taf Community Housing Group, we have lived in our rented property for over 10 years. We love the area we live, but am very frustrated that we cannot currently get permission to buy it. The reason we have been told is that it was built before rent to buy regulations came into being. Which only allows houses built after 1991 to be able to be purchased. There are no modern buildings being constructed in the area we live. Which is Cwmaman. The house we rent is a terraced house built pre 1900's. We think this is an unfair ruling and would like an amendment to this ruling to allow all properties to be considered for purchase.

As you can appreciate, over the years we have been living there, we have personally improved the property a fair amount. It does require further modernisation, but we would like nothing more than to be given the opportunity to purchase this property. As the current regulations stands though we are unable. Therefore, we would appreciate a new ruling to allow tenants who have lived in their rented property for a set amount of time, perhaps 5 years plus, to be allowed to purchase these homes. This would then allow the housing associations to free up some of the older properties and enable them to purchase the more modern designs for future tenants.

We hope you as a committee would discuss this matter as we are very happy where we are and would love the chance to get our first step on the property ladder. By doing this, it may also help boost the industry in these difficult times, by allowing the money made from selling old stock to buy new development properties.

Thanks for your time and we hope to hear from you soon.

Yours sincerely,

Paul Jones and Nichola Carr