

Contact us:

Tel: 0115 917 7777

E-mail: housingrepairs@broxtowe.gov.uk

Website: www.broxtowe.gov.uk/repairs

Or write to us at the address below



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This document is available in large print upon request

Other leaflets you may find helpful:

Emergency Out Of Hours Repairs

What Repairs Am I Responsible For?

Broxtowe Borough Council - Housing Repairs
'getting it right first time'

Broxtowe Borough Council
Housing Repairs, Council Offices,
Foster Avenue, Beeston
Nottingham, NG9 1AB



**Broxtowe
Borough
COUNCIL**

Improvements and Alterations

Under the terms of your tenancy agreement you are entitled to alter or improve the property you are living in.



www.broxtowe.gov.uk

Improvements and alterations

Under the terms of your tenancy agreement you are entitled to alter or improve the property you are living in. Prior to making any alterations or modifications to your home you must obtain permission from the Council. In some circumstances you may also need planning or building regulation approval, from our Planning Department.



Once you have been granted permission to alter or improve your property, you will be advised of any conditions related to the permission. These will be attached to your permission letter. It is important that you read these in depth as they include important information regarding Health and Safety responsibility for maintenance and the standards that we expect.

Once you have finished your alterations please send us any electrical or gas certificates so we can check them to ensure this work has been completed safely.

The definition of a modification or alteration is: -

Anything which is an addition or a change to the property or its services, examples include new kitchens, showers,

laminate flooring, removal of internal walls.

Your rent will not increase as a result of any improvements or modifications you make, but you will be responsible for future maintenance.



If you do not obtain permission prior to altering or modifying you may be charged to restore your home to its original condition.

On termination of your tenancy you may qualify for compensation for the work carried out, less an allowance for depreciation. It is important to note that you must have had written permission from the Council to carry out works and have the relevant receipts.

If you wish to apply for compensation for any improvements, please write to the Housing Department with all relevant details and receipts if you have them.

If you intend to carry out any work, write to Housing Repairs to obtain the necessary written consent.

