

DP 1004/03-07

Edwina Hart AM MBE

Minister for Social Justice and Regeneration

Y Gweinidog dros Gyfiawnder Cymdeithasol ac Adfywio



Llywodraeth Cynulliad Cymru
Welsh Assembly Government

Our ref: MB/EH/0803/06

Your ref:

Councillor Derek Vaughan
Leader
Welsh Local Government Association
Local Government House
Drake Walk
Cardiff
CF10 4LG

Cardiff Bay
Cardiff CF99 1NA
Switchboard: 029 2082 5111
Fax: 029 2089 8131
Email: ps.edwina.hart@wales.gsi.gov.uk

Bae Caerdydd
Caerdydd CF99 1NA
Switsfwrdd: 029 2082 5111
Ffacs: 029 2089 8131
Ebost: ps.edwina.hart@wales.gsi.gov.uk

15 November 2006

A handwritten signature in black ink, appearing to read 'Derek Vaughan'.

You will be aware that subordinate legislation covering the introduction of Empty Dwelling Management Orders (EDMO) came into force on 26 October. The orders allow local authorities to take over the management of problem empty properties in the private sector that have been unoccupied for more than six months without good reason. Local authorities will have to apply to the Residential Property Tribunal (RPT) for permission to make an EDMO.

During Assembly questions on 08 October I was asked about targets for bringing empty properties back into use through the utilisation of EDMOs. At this stage we do not have specific specific targets for the use of EDMOs in mind. It will be for individual local authorities to identify particular local pressures and priorities with empty homes in their areas and consider how EDMOs could help alongside the other powers they have available. It would therefore be useful if the WLGA could emphasise to local authorities that EDMOs are a useful additional tool for authorities to tackle problems of private sector empty properties in their areas.

We will be able to monitor how many EDMOs are made in Wales and indeed how many applications for the Orders are rejected via information from the RPT. Perhaps we can discuss these issues when we next meet.

A handwritten signature in black ink, appearing to be a stylized signature.

