
Draft Equality Impact Assessment Consultation Report

Exceptions to longer ‘notice to quit’
periods in Northern Ireland

December 2025

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INTRODUCTION

Section 75 Legislation

Section 75 of the Northern Ireland Act 1998 requires public authorities, in carrying out their functions relating to Northern Ireland (NI), to have due regard to the need to promote equality of opportunity between specific identified individuals and groups, namely:

- between persons of different religious belief.
- between persons of different political opinion.
- between persons of different racial groups.
- between persons of different age.
- between persons of different marital status.
- between persons of different sexual orientation.
- between men and women generally.
- between persons with a disability and persons without; and
- between persons with dependants and persons without.

In addition, and without prejudice to these obligations, the Department for Communities (DfC) is also committed to having due regard to the desirability of promoting good relations between persons of different religious belief, political opinion or racial group.

The legislation requires public authorities to conduct an equality impact assessment (EQIA) where proposed legislation or policy is likely to have a significant impact on equality of opportunity and/or good relations.

An EQIA is a thorough and systematic analysis of a policy to determine the extent of differential impacts upon the relevant groups and in turn whether that impact is adverse.

Purpose

The notice period required by landlords and tenants to legally terminate a private tenancy was initially outlined in Article 14 of the Private Tenancies (NI) Order 2006 (PTO). Originally set at four weeks, the notice period was amended for tenancies that had been in existence for longer than five years. Further to this amendment, under the Housing (Amendment) Act (NI) 2011, written notice periods were set out as follows:

- Four weeks' notices for tenancies up to five years in duration;
- Eight weeks' notice for tenancies longer than five years and up to ten years in duration; and
- 12 weeks' notice for tenancies longer than ten years in duration.

During the passage of the Private Tenancies Bill, (now the Private Tenancies Act [NI] 2022), a late amendment to Section 11 increased the notice to quit (NTQ) periods that a landlord must give a tenant quite considerably, as follows:

- Eight weeks, if the tenancy has not been in existence for more than 12 months;
- Four months, if the tenancy has been in existence for more than 12 months but not for more than three years;

- Six months, if the tenancy has been in existence for more than three years but not for more than eight years; and
- Seven months, if the tenancy has been in existence for more than eight years.

The Department was aware from COVID-19 regulations to increase the NTQ period to 12 weeks, that the amendment to Section 11 was susceptible to legal challenges under Article 1 Protocol 1 of the Human Rights Act 1998 (such challenges would argue that the measures interfere with control of use of the property).

As the Department had only consulted on increasing the NTQ period from four weeks to two months for tenancies lasting longer than 12 months, this amendment, without any prior policy development or consultation, would have caused the Bill to fall. To ensure the Bill remained within competence, it was modified to include a power for the Department to draft regulations on circumstances where longer NTQs will not be issued. The Bill detailed three possible circumstances, namely:

- the tenant is in substantial arrears of rent;
- the tenant, or a member of the tenant's household, has engaged in serious anti-social behaviour in, or in the locality of, the dwelling-house; and
- the tenant, or member of the tenant's household, is convicted of a relevant criminal offence.

Recognising the positive changes attached to general increases in NTQ periods, the legislation also specifies that before these longer periods can come into operation, regulations must be in place to set out circumstances where the longer notices will not apply (also commonly referred to as exceptions). These exceptions are necessary to ensure the legislation is compliant with Article 1 Protocol 1 of the Human Rights Act 1998 which protects the right to property.

Research

A tender exercise was undertaken to commission a research report to be completed in relation to circumstances where longer NTQs will not be issued (including what the circumstances should be, how they should be defined and evidenced, and what the notice periods should be). The Chartered Institute of Housing (CIH) won the tender and subsequently produced a comprehensive report (**Chartered Institute of Housing NI – Exceptions to longer “notice to quit” periods in Northern Ireland, July 2023**). The report detailed several concerns in relation to how shorter notice periods may impact on vulnerable people e.g., people with disabilities and with caring responsibilities, low-income households, victims of domestic abuse and other Section 75 groups e.g., younger and older people.

During subsequent discussions with stakeholders, including a workshop session on the report findings, Section 75 issues continued to be a focus of concern. Many of these concerns build on the findings of the research report, including those relating to:

- Domestic violence (often considered a gender related crime), and how shorter notice periods might impact on both the victims and perpetrators of domestic violence;
- People with serious health conditions or disabilities as it is often more difficult for people with disabilities to find suitable alternative private rented properties that adequately meet their needs; and
- Younger and older people and people with dependants who might struggle with shorter NTQ periods.

The complexity of these issues is further complicated by the fact that individuals are characterised by membership of various Section 75 categories that, in combination, may exacerbate differential impacts experienced.

The development of a robust EQIA on proposals for circumstances where longer NTQs will not be issued is then essential to ensure that the Department's draft regulations are proportionate and fair for both landlords and tenants (and including Section 75 groups) and that can withstand scrutiny and challenge in respect of equality and wider legal issues.

Approach

The EQIA Development Process

In order to establish whether there may be adverse differential impacts, the Department is required to consider the individuals impacted by the proposed regulations relating to the Private Tenancies Act (NI) 2022 regarding circumstances where longer NTQs will not be issued, their needs and experiences and the Section 75 categories within which they belong.

The EQIA Process Flow Chart from the Equality Commission's Practical Guidance on Equality Impact Assessment, replicated in the diagram overleaf, will be the reference point for the implementation of this EQIA development process.

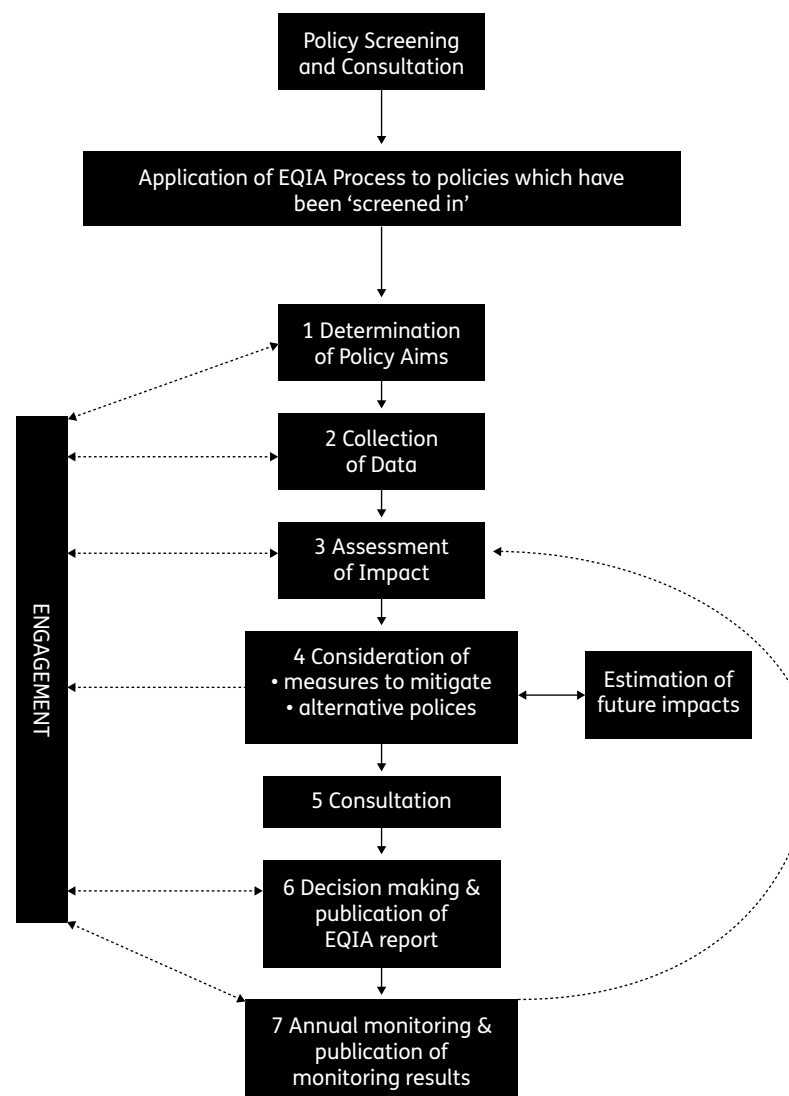
In effect there are seven steps to the process from start to finish. The findings from the first four steps will be integrated into a Draft EQIA Consultation Report which will be used within the formal consultation phase in Step 5. The Department will report on the results of the consultation in the Final EQIA Decision Report, which will include any suggested amendments and/or recommendations arising as a result of the consultation process.

Draft EQIA Consultation Report (Steps 1-4)

The Draft EQIA Consultation Report will outline the potential impacts that the proposed regulations may have on individuals in the nine Section 75 categories. Strategic Investment Board (SIB) has supported the Department to develop the EQIA and has worked throughout in conjunction with the Private Rented Branch Team (the Team) and their involvement and input at key decision-making points has been important.

The first step of this (determining the policy aims of the proposed regulations) is the foundation for the remaining steps. SIB took time with the Team in DfC to fully understand the aims. The EQIA focuses on regulations pertaining to circumstances in which longer notice periods, as set out in Article 14 of the PTO, will not apply.

Thereafter, the report is informed by bringing together data, information, and research from relevant sources (Step 2). This includes the population-level sources cited in the Section 75 Using Evidence in Policy Making – A Sign-Posting Guide, as well as organisational-level sources, across Government relevant to the areas of focus within the proposed regulations. SIB liaised with the Department’s Statistician team on this. The working assumption is that this EQIA sits within the context of **DfC’s Equality Scheme**.



The draft EQIA also draws on published data, information, and research on key inequalities in NI, relating to the those living in privately rented accommodation. Finally, it draws on the findings of the consultations carried out in the development of the Private Tenancies Act (NI) 2022 and the research undertaken by CIH on shorter NTQs to complete this second step of the EQIA process.

The draft EQIA also draws on qualitative data gathered from or through engagement with key stakeholders across the sector as well as information from the CIH research report in relation to exceptions as outlined above.

The data analysis and research entailed in all of the above helped the team to move to Step 3 - that is identifying the potential impacts of the proposed regulations. At this time, it is anticipated that adverse impacts may be experienced in relation to at least the following:

- **Domestic violence** (often considered a gender related crime), and how shorter notice periods might impact on both the victims and perpetrators of domestic violence;
- People **with serious health conditions or disabilities** as it is often more difficult for people with disabilities to find suitable alternative private rented properties that adequately meet their needs;
- **Younger and older** people and **people with dependants** who might struggle with shorter NTQ periods; and
- Other, if identified through our EQIA work.

The draft EQIA then progresses to consider a range of potential mitigating measures/alternative policy approaches (Step 4) which might better achieve the promotion of equality of opportunity. This step is at the heart of the EQIA process. Different options have been developed which reflect different ways of delivering the policy aims of the regulations that have the potential to reduce the adverse effect(s) on the relevant equality category/categories. This entails consideration of whether separate implementation strategies / collaborations with others are necessary for the policy to be effective for the relevant group. As noted in the **Equality Commission guidance**, consideration of mitigating measures will be intertwined with the consideration of alternative policies, in that mitigation can take the form of lessening the severity of the adverse impact.

An EQIA also takes into account the second statutory duty (the promotion of good relations) but on this occasion it is seen as unlikely to be relevant to this EQIA.

Consultation (Step 5)

The EQIA process requires consultation which must be carried out with relevant interested groups as well as the Equality Commission. This includes other public bodies, voluntary, community, trade unions and other groups with a legitimate interest in circumstances where longer NTQs will not be given. Consultation will also include those directly affected by the policy being assessed, in this case those who fall within the scope of the shorter NTQs. The Equality Commission has published

guidance for public authorities on consulting and it is assumed that the good practice within this will have informed the development of the NTQ exceptions thus far. A 12-week consultation period is typically required in order to assess the views of those who will be affected. This timeline also helps to raise awareness of issues and problems that the policy may pose for various groups which may not otherwise be discovered.

The team, alongside SIB, will design a consultation process that is open and inclusive. Part of this will include dissemination of the work from Steps 1-4 to relevant interested parties and publishing the same on the DfC website, along with a set of consultation questions. However, it is deemed good practice to also host consultation events that provide an opportunity for meaningful engagement with consultees.

Final EQIA Decision Report (Step 6)

At the end of the consultation process, SIB will provide a Final EQIA Decision Report to the Department. This will include a summary of the consultation responses along with suggestions as to how some of the issues/recommendations made by consultees might be addressed. We acknowledge in this context that some issues could be raised that may be outside the expertise of the core team and may for instance require legal input. In this regard, the Team will seek the advice of the DfC Departmental Solicitor's Office (DSO), if needed.

The above process will inform the final decision by the Team in relation to next steps in the development of the regulations, fully taking account of the findings of the EQIA process (and consultation therein). This final decision must provide clear evidence of the consideration of mitigation of impacts, or alternative policies, and details of mitigation and plans for its implementation must be included in the final recommendations presented during decision making. If alternatives suggested have not been accepted, justification must be given.

The law requires that public authorities publish a report on the results of EQIA. The equality scheme of a lead department typically details both how and where the report on EQIA results will be published. As above, this EQIA will sit within the context of DfC's Equality Scheme and follow the requisite arrangements in this regard.

Ongoing Monitoring (Step 7)

The EQIA process requires a system to be established to monitor the impact of the policy in order to find out its actual effect on relevant groups. The process stipulates that the results of this ongoing monitoring must be reviewed on an annual basis. If monitoring arrangements have not yet been established, SIB will provide general advice on how this should operate and report, to include things such as key indicators to determine whether the exceptions in the regulations are having an impact. This will be relevant to the consideration of the monitoring process in relation to EQIA findings. These would be documented as part of the final EQIA report in Step 6.

SECTION 1: DEFINING THE AIMS OF THE POLICY

During the passage of the Private Tenancies Bill (now the Private Tenancies Act (NI) 2022)(the Act) a late amendment to Section 11 quite considerably increased the NTQs, as laid out in Article 14 of the Private Tenancies (NI) Order 2006, that a landlord must give a tenant as follows:

- Eight weeks, if the tenancy has not been in existence for more than 12 months.
- Four months, if the tenancy has been in existence for more than 12 months but not for more than 3 years.
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The Department was aware from COVID-19 regulations to increase the NTQ to 12 weeks, that the amendment to Section 11 was susceptible to legal challenges under Article 1 Protocol 1 of the Human Rights Act 1998 (such challenges would argue that the measures interfere with control of use of the property).

As the Department had only consulted on increasing the NTQ period from four weeks to two months for tenancies lasting longer than 12 months, this amendment, without any prior policy development or consultation, would have caused the Bill to fall. To ensure the Bill remained within competence, it was modified to include a power for the Department to draft regulations on circumstances where longer NTQs will not be given. The Bill detailed three circumstances, as follows:

- the tenant is in substantial arrears of rent.
- the tenant, or a member of the tenant's household, has engaged in serious anti-social behaviour in, or in the locality of, the dwelling-house; and
- the tenant, or member of the tenant's household, is convicted of a relevant criminal offence.

The Act dictates that the longer notice periods cannot be implemented until regulations regarding exceptions have been made. The Act also details that the regulations should come into operation before the end of the period of two years, beginning with the date on which the Act received Royal Assent (so by 27 April 2024). It should be noted however that the 27 April is not a sunset clause (such as that detailed in Section 7), and advice from DSO is that even if the regulations are not introduced by this date, there will be an obligation to introduce them as soon as possible thereafter.

A comprehensive research report was completed by CIH in relation to exceptions (including what the circumstances should be, how they should be defined and evidenced and what the notice periods should be). The report also suggested an additional circumstance of repossession for occupation by the landlord or his/her immediate family.

The report goes on to detail a number of concerns in relation to how shorter notice periods may impact on vulnerable people e.g., people with disabilities and with caring responsibilities, low-income households, victims of domestic abuse and other Section 75 groups e.g., younger, and older people.

During subsequent discussions with stakeholders, including a workshop session on the report findings, Section 75 issues continued to be a focus of concern. Many of these concerns build on the findings of the research report, including those relating to:

- Domestic violence (often considered a gender related crime), and how shorter notice periods might impact on both the victims and perpetrators of domestic violence;
- People with serious health conditions or disabilities as it is often more difficult for people with disabilities to find suitable alternative private rented properties that adequately meet their needs;

- Younger and older people and people with dependants who might struggle with shorter NTQ periods; and
- Other areas of concern that include those who may be in significant poverty or hardship, particularly in relation to S75 groups.

The complexity of these issues is further complicated by the fact that individuals are characterised by membership of various Section 75 categories e.g. women, older people, young people, those with a disability, LGBTQIA+ and ethnic minority communities which, in combination, may exacerbate any differential impacts experienced.

The development of a robust EQIA on proposals for identifying circumstances where longer NTQs will not be given is essential to enable the Department to draft regulations which are proportionate and fair for both landlords and tenants and including membership of Section 75 groups.

The proposed mitigations to the draft regulations are best characterised as targeted positive action measures designed to protect Section 75 vulnerable groups that are especially 'at risk' from the consequences of circumstances where longer NTQs are not issued.

SECTION 2: COLLECTION OF AVAILABLE DATA AND RESEARCH

Section 2 considers available data and research that have been used to inform the assessment of impacts and subsequent mitigations attached to the roll-out of the proposed legislation.

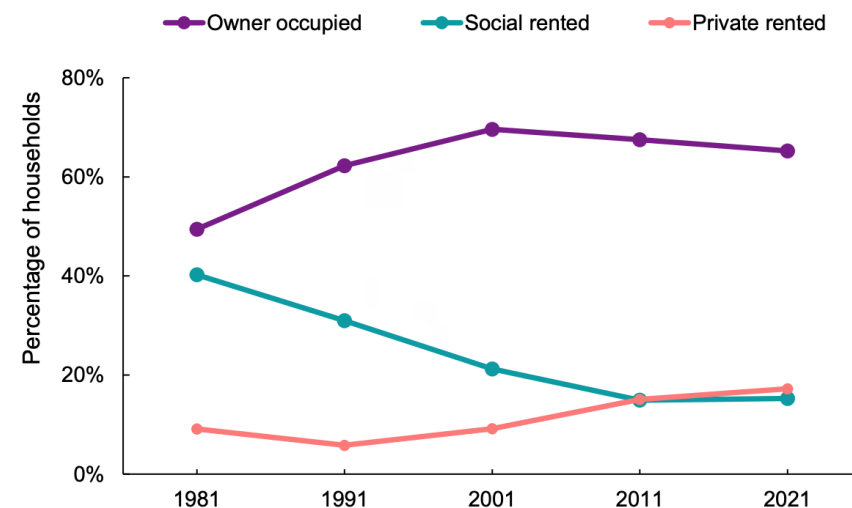
Building on the data already reviewed and included in Appendix 1, this consideration will span across other Section 75 grounds and will include qualitative evidence from the CIH expert report and analysis of other intersectional data, where available. (The relative scarcity of intersectional or cross tabulated data has already been noted and hence most analyses are restricted to one or two Section 75 grounds). Data relates, as far as possible, to information available in relation to private sector tenure data.

Household Tenure – Change over time

Percentage of households by tenure (1981- 2021 Censuses)

Tenure of households	1981	1991	2001	2011	2021
Owner occupied	49.4%	62.3%	69.6%	67.5%	65.2%
Social rented	40.2%	31.0%	21.2%	14.9%	15.3%
Private rented	9.1%	5.8%	9.2%	15.1%	17.2%
Lives rent free [note 1]	-	-	-	2.5%	2.3%
Other and not stated	1.2%	1.0%	-	-	-

Note 1: In 1981 to 2001, 'social rented' and 'private rented' included 'living rent free'.



Looking at tenure of households since the 1981 Census shows a rise in the percentage of owner-occupied households from 49.4% in 1981, to a peak in 2001 of 69.6%, then a marginal fall to 65.2% in 2021.

In contrast, there has been a marked change in the rented sector over the last forty years. Overall, there has been a steady decline in the percentage of households that were social rented (40.2% in 1981, down to 15.3% in 2021), while in contrast there has been an overall increase in the percentage of households renting their accommodation privately (9.1% in 1981, up to 17.2% in 2021).

This equated to 132,436 households in 2021 living in privately rented accommodation. This included 307,273 people or 16.4% of the population of NI living in privately rented accommodation.

The following tables demonstrate households and residents across all tenures including those in private rented accommodation and across all local authority areas in NI.

This demonstrates that the majority of those in the private rented sector (PRS) rent from a private landlord, with the second most popular method being through a letting agent, followed by letting from a relative or friend of a household member. Some also rent through other means or through an employer of a household member.

The data demonstrates that the four local authority areas where the private renting tenure through a private landlord is most common are Fermanagh and Omagh (15.39%), Mid Ulster (15.02%), Armagh City, Banbridge and Craigavon (14.5%), followed by Newry, Mourne and Down (14.23%). Private renting tenure through a letting agent is highest in Belfast reflecting the student population in the city.

Household tenure where the Household Reference Person (HRP) is aged 66 and over shows less reliance on the PRS with the highest percentages in Causeway Coast and Glens (7.68%), Derry City and Strabane (7.47%), Fermanagh and Omagh (7.32%) and Newry, Mourne and Down (7.49%) local authority areas.

Tenure – Tenure - All Households

Geography	All usual households	Owner occupied: Owns outright	Owner occupied: Owns with a mortgage or loan	Shared ownership: Part-owns and part-rents	Social rented: Northern Ireland Housing Executive	Social rented: Housing association or charitable trust	Private rented: Private landlord	Private rented: Letting agency	Private rented: Employer of a household member	Private rented: Relative or friend of a household member	Private rented: Other	Lives rent free
Antrim and Newtownabbey	59,457	34.35%	35.83%	1.32%	9.86%	2.94%	9.15%	3.61%	0.15%	0.73%	0.24%	1.81%
Armagh City, Banbridge & Craigavon	84,642	35.59%	32.10%	0.96%	8.34%	2.16%	14.50%	2.95%	0.04%	0.83%	0.23%	2.29%
Belfast	149,210	24.83%	25.31%	0.83%	16.93%	9.36%	11.90%	7.52%	0.04%	0.77%	0.31%	2.20%
Causeway Coast and Glens	57,578	39.25%	26.24%	0.69%	10.86%	2.54%	13.40%	3.31%	0.02%	0.99%	0.16%	2.55%
Derry City and Strabane	60,935	30.25%	26.28%	0.52%	15.54%	7.16%	13.45%	3.33%	0.02%	0.83%	0.32%	2.31%
Fermanagh and Omagh	45,714	43.18%	25.54%	0.32%	7.56%	1.86%	15.39%	1.95%	0.03%	0.99%	0.17%	3.00%
Lisburn and Castlereagh	60,145	36.62%	36.85%	1.26%	8.45%	3.85%	7.01%	3.25%	0.19%	0.55%	0.24%	1.73%
Mid and East Antrim	58,283	38.79%	29.65%	0.88%	9.18%	3.11%	11.86%	3.23%	0.02%	0.84%	0.15%	2.28%
Mid Ulster	54,007	38.37%	29.81%	0.61%	7.22%	2.21%	15.02%	2.67%	0.04%	0.91%	0.24%	2.88%
Newry, Mourne and Down	68,398	38.20%	29.88%	0.58%	7.63%	3.12%	14.23%	2.47%	0.06%	1.09%	0.18%	2.55%
Ards and North Down	70,445	38.64%	32.41%	1.24%	8.56%	4.04%	8.95%	3.42%	0.10%	0.74%	0.20%	1.70%
Total Households NI	768,814	267,069	227,856	6,569	82,948	34,517	93,703	30,076	476	6,387	1,794	17,419
%	768,814	34.74%	29.64%	0.85%	10.79%	4.49%	12.19%	3.91%	0.06%	0.83%	0.23%	2.27%

MS-E15 a&b: Tenure - Households – Census 2021 main statistics housing and accommodation tables | Northern Ireland Statistics and Research Agency

Tenure – All Usual Residents living in households

Geography	All usual households	Owner occupied: Owns outright	Owner occupied: Owns with a mortgage or loan	Shared ownership: Part-owns and part-rents	Social rented: Northern Ireland Housing Executive	Social rented: Housing association or charitable trust	Private rented: Private landlord	Private rented: Letting agency	Private rented: Employer of a household member	Private rented: Relative or friend of a household member	Private rented: Other	Lives rent free
Antrim and Newtownabbey	143,480	29.69%	43.81%	1.38%	8.11%	2.54%	8.69%	3.38%	0.18%	0.65%	0.22%	1.35%
Armagh City, Banbridge & Craigavon	217,018	31.17%	40.17%	0.98%	6.56%	1.60%	14.06%	2.81%	0.04%	0.77%	0.23%	1.61%
Belfast	336,022	21.76%	30.66%	0.90%	16.02%	8.80%	11.52%	7.32%	0.04%	0.79%	0.29%	1.89%
Causeway Coast and Glens	139,799	35.17%	33.78%	0.67%	9.15%	1.99%	13.13%	3.25%	0.02%	0.90%	0.13%	1.81%
Derry City and Strabane	149,290	28.00%	33.61%	0.53%	13.52%	6.57%	12.10%	2.86%	0.02%	0.72%	0.29%	1.77%
Fermanagh and Omagh	115,555	38.92%	34.38%	0.31%	5.75%	1.39%	14.21%	1.83%	0.03%	0.91%	0.16%	2.12%
Lisburn and Castlereagh	146,597	31.51%	44.58%	1.29%	6.95%	3.57%	6.77%	3.06%	0.26%	0.50%	0.25%	1.26%
Mid and East Antrim	137,782	34.63%	37.10%	0.97%	7.70%	2.23%	11.59%	3.12%	0.02%	0.77%	0.13%	1.73%
Mid Ulster	149,120	33.91%	38.05%	0.67%	5.47%	1.85%	14.42%	2.54%	0.04%	0.78%	0.23%	2.04%
Newry, Mourne and Down	180,254	33.78%	38.56%	0.56%	6.06%	2.76%	12.98%	2.30%	0.06%	0.94%	0.16%	1.83%
Ards and North Down	161,909	33.21%	40.51%	1.33%	7.59%	3.39%	8.37%	3.26%	0.15%	0.69%	0.21%	1.29%
Total Households NI	1,876,826	578,426	698,542	16,597	171,507	72,404	218,845	68,494	1,428	14,421	4,085	32,077
%	100%	30.82%	37.22%	0.88%	9.14%	3.86%	11.66%	3.65%	0.08%	0.77%	0.22%	1.71%

MS-E14 a & b: Tenure - usual residents - Census 2021 main statistics housing and accommodation tables / Northern Ireland Statistics and Research Agency

Tenure – where Household Reference Person (HRP) is aged 66 and over

Geography	All households where the Household Reference Person is aged 66 and over	Owner occupied	Shared ownership	Rented from Northern Ireland Housing Executive	Rented from housing association or charitable trust	Private rented	Living rent free
Antrim and Newtownabbey	15,285	78.23%	0.43%	8.92%	3.83%	5.33%	3.26%
Armagh City, Banbridge & Craigavon	21,359	76.41%	0.36%	9.21%	2.68%	6.84%	4.50%
Belfast	32,889	65.88%	0.31%	15.94%	10.31%	4.46%	3.10%
Causeway Coast and Glens	16,859	74.23%	0.43%	9.99%	3.27%	7.68%	4.40%
Derry City and Strabane	14,907	68.91%	0.34%	14.09%	5.38%	7.47%	3.82%
Fermanagh and Omagh	13,300	78.80%	0.30%	6.77%	2.14%	7.32%	4.68%
Lisburn and Castlereagh	15,771	80.76%	0.38%	8.24%	3.88%	3.65%	3.09%
Mid and East Antrim	16,706	76.59%	0.34%	8.24%	4.60%	6.14%	4.09%
Mid Ulster	13,645	78.88%	0.26%	7.23%	1.88%	6.87%	4.89%
Newry, Mourne and Down	18,312	78.27%	0.35%	7.17%	2.44%	7.49%	4.28%
Ards and North Down	22,130	79.50%	0.42%	6.95%	4.47%	5.96%	2.69%
Total Households in NI where Household Reference Person (HRP) is aged 66 and over	201,163	151,433	718	19,774	9,260	12,349	7,629
%	100%	75.28%	0.36%	9.83%	4.60%	6.14%	3.79%

MS-E19 – Tenure where Household Reference Person (HRP) is aged 66 and over Census 2021 main statistics housing and accommodation tables | Northern Ireland Statistics and Research Agency (nisra.gov.uk)

Religion

Household: Tenure - 5 Tenure Categories by Religion - 4 Categories

All data relating to the general population is contained in the Appendix 1 published with this consultation.

The following tables outline tenure by a number of Section 75 grounds.

Count Religion – 4 Categories

Household: Tenure - 5 Categories ¹	Catholic		Protestant and Other Christian (including Christian related)		Other Religions		No Religion/Religion not stated		%	Total
Owner occupied	545,691	42.2%	520,403	40.2%	10,927	0.8%	216,543	16.7%	100%	1,293,564
Social rented	108,742	44.6%	83,904	34.4%	4,701	1.9%	46,564	19.1%	100%	243,911
Private rented	130,889	42.6%	83,318	27.1%	8,295	2.7%	84,772	27.6%	100%	307,274
Lives rent free	12,342	38.5%	13,861	43.2%	849	2.6%	5,025	15.7%	100%	32,077
No code required	7,487	28.4%	9,506	36.1%	747	2.8%	8,608	32.7%	100%	26,348
All	805,151	42.3%	710,992	37.4%	25,519	1.3%	361,512	19.0%	100%	1,903,174

SOURCE: Northern Ireland Census 2021

1.This variable applies to all people living in households. As such, this variable reports 'No code required' for the subset of the population living in communal establishments.

(To note: No Code Required: In the Census 2021 Communal establishments are classed as establishments providing supervision of residential accommodation. This includes student halls of residence, hospitals, care homes, prisons, homelessness shelters/hostels and hotels/B&BS etc. HMOs would be counted as part of the usual resident population as households, and any sheltered accommodation that has self-contained units would also be counted as part of the usual population as households. This is the same for all tables in this series).

In regard of Religion, the data demonstrates that of the 307,274 people living in the PRS, the highest category is for those of a Catholic Religion - 42.6% are Catholic or brought up Catholic, 27.1% are Protestant and Other Christian or brought up Protestant, while 27.6% have No Religion or No Religion stated and 2.7% are from Other Religions. In comparison to the general population, this demonstrates that of those living in the PRS, a slightly higher percentage of Catholics live in the PRS in comparison to the general population (42.31%); a significantly higher percentage of those with No Religion live in the PRS compared to the general population figure (19%); a significantly higher percentage of those from Other Religions live in the PRS compared to the general population figure (1.34%); and a significantly lower percentage of those within the Protestant Religion live in the PRS compared to the general population figure (37.36%).

Household: Tenure - Religion 4 Categories by 5 Tenure Categories**Count Religion – 4 Categories**

Household: Tenure - 5 Categories ¹	Catholic		Protestant and Other Christian (including Christian related)		Other Religions		No Religion/Religion not stated		Total
Owner occupied	545,691	67.8%	520,403	73.2%	10,927	42.8%	216,543	59.9%	1,293,564
Social rented	108,742	13.5%	83,904	11.8%	4,701	18.4%	46,564	12.9%	243,911
Private rented	130,889	16.3%	83,318	11.7%	8,295	32.5%	84,772	23.4%	307,274
Lives rent free	12,342	1.5%	13,861	1.9%	849	3.3%	5,025	1.4%	32,077
No code required	7,487	0.9%	9,506	1.3%	747	2.9%	8,608	2.4%	26,348
All	805,151	100%	710,992	100%	25,519	100%	361,512	100%	1,903,174

SOURCE: Northern Ireland Census 2021

1. This variable applies to all people living in households. As such, this variable reports 'No code required' for the subset of the population living in communal establishments.

In regard of Religion, the data demonstrates that of the 805,151 people from a Catholic background in NI, 16.3% live in the PRS. Of the 710,992 people from a Protestant or Other Christian background in NI, some 11.7% live in the PRS. Of the 25,519 people from Other Religions the data demonstrates that a much higher percentage live in private rented accommodation – some 32.5% and for the 361,512 who stated No Religion or Religion not stated, some 23.4% live in private rented accommodation. Interestingly there was a higher percentage among those from Other Religions living in social rented accommodation in comparison to that accommodation type for the Other Religions (Catholic 13.5%; Protestant 11.8% and No Religion 12.9%).

Ethnic Group

Household: Tenure - 5 Tenure Categories by Ethnic Group - 5 Categories

Count Ethnic Group – 5 Categories

Household: Tenure - 5 Categories ¹	White		Asian		Black		Mixed		Other		%	Total
Owner occupied	1,267,816	98.0%	15,010	1.2%	1,829	0.1%	6,944	0.5%	1,966	0.2%	100%	1,293,565
Social rented	233,363	95.7%	3,039	1.2%	2,791	1.1%	2,499	1.0%	2,219	0.9%	100%	243,911
Private rented	283,255	92.2%	11,030	3.6%	5,460	1.8%	4,461	1.5%	3,069	1.0%	100%	307,275
Lives rent free	30,267	94.4%	707	2.2%	569	1.8%	271	0.8%	262	0.8%	100%	32,076
No code required	22,874	86.8%	2,694	10.2%	382	1.4%	207	0.8%	191	0.7%	100%	26,348
All	1,837,575	96.6%	32,480	1.7%	11,031	0.6%	14,382	0.8%	7,707	0.4%	100%	1,903,175

SOURCE: Northern Ireland Census 2021

1. This variable applies to all people living in households. As such, this variable reports 'No code required' for the subset of the population living in communal establishments.

In regard of Ethnic Groups, the data demonstrates that of the 307,275 people living in the PRS, the highest category is for the White ethnic group at 92.2%, 3.6% are Asian, 1.8% are Black, 1.5% are Mixed Race while 1.0% are from other ethnic groups.

In comparison to the general population, this demonstrates a slightly lower percentage of those who classify as white living in the PRS (92.2%) in comparison to the general population (96.6%); a significantly higher percentage of those with an Asian ethnicity living in the PRS (3.6%) in comparison to the general population (1.71%); a significantly higher percentage of those with Black ethnicity living in the PRS (1.8%) in comparison to the general population (0.58%); a higher percentage of those with an Mixed race ethnicity living in the PRS (1.5%) in comparison to the general population (0.76%) and a higher percentage of those from Other ethnicities living in the PRS (1.0%) in comparison to the general population (0.4%).

Household: Tenure - Ethnic Group 5 Categories by 5 Tenure Categories

Count Ethnic Group – 5 Categories

Household: Tenure - 5 Categories ¹	White		Asian		Black		Mixed		Other		Total
Owner occupied	1,267,816	69%	15,010	46%	1,829	16.6%	6,944	48.3%	1,966	25.5%	1,293,565
Social rented	233,363	13%	3,039	9%	2,791	25.3%	2,499	17.4%	2,219	28.8%	243,911
Private rented	283,255	15%	11,030	34%	5,460	49.5%	4,461	31.0%	3,069	39.8%	307,275
Lives rent free	30,267	2%	707	2%	569	5.2%	271	1.9%	262	3.4%	32,076
No code required	22,874	1%	2,694	8%	382	3.5%	207	1.4%	191	2.5%	26,348
All	1,837,575	100%	32,480	100%	11,031	100%	14,382	100%	7,707	100%	1,903,175

SOURCE: Northern Ireland Census 2021

1. This variable applies to all people living in households. As such, this variable reports 'No code required' for the subset of the population living in communal establishments.

In regard of Ethnic Groups, the data demonstrates that of the 1,837,575 people from a White Ethnic Group in NI, 15% live in the PRS. Of the 32,480 people from an Asian Ethnic Group in NI, some 34% live in the PRS. Of the 11,031 people from a Black Ethnic Group in NI, some 49.5% live in the PRS. Of the 14,382 people from a Mixed Ethnic Group in NI, some 31% live in the PRS. Of the 7,707 people from an Other Ethnic Group in NI, some 39.8% live in the PRS.

This data demonstrates a much higher reliance on the PRS in all other Ethnic groups (31% to 49.5%) in comparison to the White Ethnic Group (15%).

Age

Household: Tenure - 5 Categories by Age - 4 Categories

Count Age 4 Categories by Age – 4 Categories

Household: Tenure - 5 Categories ¹	0-14 years		15-39 years		40-64 years		65+ years		Total
Owner occupied	226,457	17.5%	361,242	27.9%	456,652	35.3%	249,214	19.3%	1,293,565
Social rented	56,273	23.1%	76,077	31.2%	73,987	30.3%	37,575	15.4%	243,912
Private rented	76,392	24.9%	137,823	44.9%	75,430	24.5%	17,627	5.7%	307,272
Lives rent free	5,591	17.4%	8,904	2.9%	7,780	2.5%	9,796	3.2%	32,071
No code required	499	1.9%	10,316	3.4%	3,274	1.1%	12,261	4.0%	26,350
All	365,212	19.2%	594,362	31.2%	617,123	32.4%	326,473	17.2%	1,903,170

SOURCE: Northern Ireland Census 2021

1. This variable applies to all people living in households. As such, this variable reports 'No code required' for the subset of the population living in communal establishments.

In regard of Age, the data demonstrates that of the 307,272 people living in the PRS, 44.9% are in the 15-39 age group, 24.9% are in the 0-14 age group, 24.5% are in the 40-64 age group and 5.7% are in the 65+ age group.

In comparison to the general population, this demonstrates that of those living within the PRS there is a slightly higher percentage of young people in the 0-14 age group (24.9%) living in the PRS in comparison to the general population (19.2%); a higher percentage of those in the 15-39 age group (44.9%) living in the PRS in comparison to the general population (31.2%); a lower percentage of those in the 40-64 age group (24.5%) living in the PRS in comparison to the general population (32.4%); and a lower percentage of those in the 65+ age group (5.7%) living in the PRS in comparison to the general population (17.2%).

Household: Tenure - Age 4 Categories by 5 Tenure Categories

Count Age - Categories

Household: Tenure - 5 Categories ¹	0-14 years		15-39 years		40-64 years		65+ years		Total
Owner occupied	226,457	62.0	361,242	60.8	456,652	74.0	249,214	76.3	1,293,565
Social rented	56,273	15.4	76,077	12.8	73,987	12.0	37,575	11.5	243,912
Private rented	76,392	20.9	137,823	23.2	75,430	12.2	17,627	5.4	307,272
Lives rent free	5,591	1.5	8,904	1.5	7,780	1.3	9,796	3.0	32,071
No code required	499	0.1	10,316	1.7	3,274	0.5	12,261	3.8	26,350
All	365,212	100.0	594,362	100.0	617,123	100.0	326,473	100	1,903,170

SOURCE: Northern Ireland Census 2021

1. This variable applies to all people living in households. As such, this variable reports 'No code required' for the subset of the population living in communal establishments.

In regard of each Age category, the data demonstrates that of the 365,212 people in the 0-14 age group in NI, 20.9% live in the PRS. Of the 594,362 people in the 15-39 age group in NI, some 23.2% live in the PRS. Of the 617,123 people in the 40-64 age group in NI, some 12.2% live in the PRS. Of the 326,473 people in the 65+ age group in NI, some 5.4% live in the PRS. This demonstrates that those in the older age groups are less likely to live in the PRS.

Marital and Civil Partnership Status

Household: Tenure by Marital and Civil Partnership Status

Count Marital and Civil Partnership Status

Household: Tenure	Single (never Married or never registered a Civil Partnership)		Married or in a Civil Partnership		Other Marital or Civil Partnership status		%	Total
Owner occupied	327,741	31.2%	585,868	55.7%	137,901	13.1%	100%	1,051,510
Social rented	96,649	52.5%	36,581	19.9%	50,771	27.6%	100%	184,001
Private rented	127,916	56.3%	58,630	25.8%	40,715	17.9%	100%	227,261
Lives rent free	9,901	37.8%	8,777	33.5%	7,541	28.8%	100%	26,219
All	562,207	37.8%	689,856	46.3%	236,928	15.9%	100%	1,488,991

SOURCE: Northern Ireland Census 2021

In regard of Marital and Civil Partnership status (for those over 16), the data demonstrates that of the 227,261 people living in the PRS, 56.3% are Single (never Married or never registered a Civil Partnership), 25.8% are Married or in a Civil Partnership, while 17.9% have Other Marital or Civil Partnership status. This demonstrates that within the PRS tenure category, Single people are by far the highest Marital and Civil Partnership category to live in private rented accommodation.

In comparison to the general population, this demonstrates that of those living in the PRS, there is a higher percentage of Single people living in the PRS (56.3%) in comparison to the general population (37.8%); there is a lower percentage of those Married or in a Civil Partnership (25.8%) living in the PRS in comparison to the general population (46.3%); and there is a slightly higher percentage of those in the Other Marital or Civil Partnership status living in the PRS (17.9%) in comparison to the general population (15.9%).

Household: Tenure - Marital and Civil Partnership Status by 5 Tenure Categories

Count Marital and Civil Partnership Status

Household: Tenure	Single (Married or never registered a Civil Partnership)		Married or in a Civil Partnership		Other Marital or Civil Partnership status		Total
Owner occupied	327,741	58.3%	585,868	84.9%	137,901	58.2%	1,051,510
Social rented	96,649	17.2%	36,581	5.3%	50,771	21.4%	184,001
Private rented	127,916	22.8%	58,630	8.5%	40,715	17.2%	227,261
Lives rent free	9,901	1.8%	8,777	1.3%	7,541	3.2%	26,219
All	562,207	100%	689,856	100%	236,928	100%	1,488,991

SOURCE: Northern Ireland Census 2021

In regard of each Marital and Civil Partnership status category, the data demonstrates that of the 562,207 people in the Single category in NI, 22.8% live in the PRS. Of the 689,856 people in the Married or in a Civil Partnership category in NI, some 8.5% live in the PRS. Of the 236,928 people in the Other Marital or Civil Partnership status, some 17.2% live in the PRS. The data demonstrates that within the Single marital status category, private rented tenure is higher than that for those who are married or within the Other Marital/Civil Partnership status. The data also shows that for those Married or in a Civil Partnership, owner occupation is a higher tenure choice at 84.9% of all tenures in comparison to this tenure for Single people and other Marital or Civil Partnership status where owner occupation was 58.3% and 58.2% respectively of all tenure choices for these two marital status groups.

Sexual Orientation

Household: Tenure - 5 Categories by Sexual Orientation

Count Sexual Orientation¹

Household: Tenure ²	Straight or Heterosexual		Gay, Lesbian, Bisexual, Other Sexual orientation		Prefer not to say/not stated		%	Total
Owner occupied	970,710	92.3%	15,842	1.5%	64,958	6.2%	100%	1,051,510
Social rented	159,766	86.8%	4,676	2.5%	19,559	10.6%	100%	184,001
Private rented	195,278	85.9%	9,939	4.4%	22,044	9.7%	100%	227,261
Lives rent free	22,643	86.4%	455	1.7%	3,123	11.9%	100%	26,221
No code required	15,461	60.0%	706	2.7%	9,584	37.2%	100%	25,751
All	1,363,858	90.0%	31,618	2.1%	119,268	7.9%	100%	1,514,744

SOURCE: Northern Ireland Census 2021

1. Sexual Orientation is applicable to respondents aged 16 and over.

2. This variable applies to all people living in households. As such, this variable reports 'No code required' for the subset of the population living in communal establishments.

In regard of Sexual Orientation (for those over 16), the data demonstrates that of the 227,261 people living in the PRS, 85.9% are Straight or Heterosexual; 4.4% are Gay, Lesbian, Bisexual, Other Sexual Orientation, while 9.7% Prefer not to say. This demonstrates that within the PRS tenure category, Straight people are the highest category to live in private rented accommodation.

In comparison to the general population, this demonstrates that of those living in the PRS, there is a lower percentage (85.9%) of Straight or Heterosexual people living in the PRS in comparison to the general population (90.04%); a significantly higher percentage of Gay, Lesbian, Bisexual people (4.4%) living in the PRS in comparison to the general population (2.09%); and a higher percentage of those who Prefer not to say (9.7%) living in the PRS in comparison to the general population (7.9%).

Household: Tenure - Sexual Orientation by 5 Tenure Categories

Count Sexual Orientation¹

Household: Tenure ²	Straight or Heterosexual		Gay, Lesbian, Bisexual, Other Sexual orientation		Prefer not to say/not stated		Total
Owner occupied	970,710	71.2%	15,842	50.1%	64,958	54.5%	1,051,510
Social rented	159,766	11.7%	4,676	14.8%	19,559	16.4%	184,001
Private rented	195,278	14.3%	9,939	31.4%	22,044	18.5%	227,261
Lives rent free	22,643	1.7%	455	1.4%	3,123	2.6%	26,221
No code required	15,461	1.1%	706	2.2%	9,584	8.0%	25,751
All	1,363,858	100%	31,618	100%	119,268	100%	1,514,744

SOURCE: Northern Ireland Census 2021

1. Sexual Orientation is applicable to respondents aged 16 and over.

2. This variable applies to all people living in households. As such, this variable reports 'No code required' for the subset of the population living in communal establishments.

In regard of each Sexual Orientation category, the data demonstrates that of the 1,363,858 people in the Straight or Heterosexual category in NI, 14.3% live in the PRS. Of the 31,618 people in the Gay, Lesbian, Bisexual, Other Sexual Orientation category in NI, a much higher percentage, some 31.4% live in the PRS. Of the 119,268 people who Prefer not to say status, some 18.5% live in the PRS. The data demonstrates that those who are Gay, Lesbian, Bisexual, Other Sexual Orientation are much more likely to live in the PRS in comparison to the other two categories. The data also shows that for those in the Straight/Heterosexual category, owner occupation is a higher tenure choice at 71.2% of all tenures in comparison to those in the Gay Lesbian, Bisexual, Other Sexual Orientation category where 50.1% owned their own home and for those who Prefer not to say, 54.5% chose owner occupation as their tenure choice.

Sex/Gender

Household: Tenure - 5 Categories by Sex

Count

Sex

Household: Tenure	Female		Male		%	Total
Owner occupied	649,703	50.2%	643,865	49.8%	100%	1,293,568
Social rented	130,110	53.3%	113,801	46.7%	100%	243,911
Private rented	155,624	50.6%	151,650	49.4%	100%	307,274
Lives rent free	17,061	53.2%	15,016	46.8%	100%	32,077
No code required	14,548	55.2%	11,800	44.8%	100%	26,348
All	967,046	50.8%	936,132	49.2%	100%	1,903,178

SOURCE: Northern Ireland Census 2021

1. This variable applies to all people living in households. As such, this variable reports 'No code required' for the subset of the population living in communal establishments.

In regard of Gender, the data demonstrates that of the 307,274 people living in the PRS, 50.6% are Female and 49.4% are Males. This demonstrates that within the PRS tenure category, slightly more Females live in private rented accommodation than Males.

In comparison to the general population, this demonstrates that of those living in the PRS, there is a slightly lower percentage of Females living in the PRS (50.6%) in comparison to the general NI Female population (50.81%). There is a slightly higher percentage of Males living in the PRS (49.4%) in comparison to the general NI Male population (49.19%).

Household: Tenure - Sex by 5 Tenure Categories

Count

Sex

Household: Tenure	Female		Male		Total
Owner occupied	649,703	67.2%	643,865	68.8%	1,293,568
Social rented	130,110	13.5%	113,801	12.2%	243,911
Private rented	155,624	16.1%	151,650	16.2%	307,274
Lives rent free	17,061	1.8%	15,016	1.6%	32,077
No code required	14,548	1.5%	11,800	1.3%	26,348
All	967,046	100%	936,132	100%	1,903,178

SOURCE: Northern Ireland Census 2021

1. This variable applies to all people living in households. As such, this variable reports 'No code required' for the subset of the population living in communal establishments.

In regard of each gender category, the data demonstrates that of the 967,046 Females in NI, 16.1% live in the PRS. Of the 936,132 Males in NI 16.2% live in private rented accommodation.

Health Condition (Mobility - Limits Physical Activity)

Household: Tenure - 5 Categories by Health Condition (Mobility - Limits Physical Activity)

Count Health Condition (Mobility – Limits Physical Activity)

Household: Tenure	Has a mobility or dexterity difficulty that limits basic physical activities		Does not have a mobility or dexterity difficulty that limits basic physical activities		%	Total
Owner occupied	117,349	9.1%	1,176,216	90.9%	100%	1,293,565
Social rented	50,939	20.9%	192,972	79.1%	100%	243,911
Private rented	24,331	7.9%	282,943	92.1%	100%	307,274
Lives rent free	5,833	18.2%	26,244	81.8%	100%	32,077
No code required	9,136	34.7%	17,212	65.3%	100%	26,348
All	207,588	10.9%	1,695,587	89.1%	100%	1,903,175

SOURCE: Northern Ireland Census 2021

1. This variable applies to all people living in households. As such, this variable reports 'No code required' for the subset of the population living in communal establishments.

In regard of health conditions where a mobility limits physical activity, the data demonstrates that of the 307,274 people living in the PRS, 92.1% do not have a mobility or dexterity difficulty that limits basic physical activities while 7.9% have a mobility or dexterity difficulty that limits basic physical activities. This demonstrates that within the PRS tenure category, most people living in the PRS do not have a mobility or dexterity difficulty that limits basic physical activities.

In comparison to the general population, this demonstrates that of those living in the PRS, there is a higher percentage of those who do not have a mobility or dexterity difficulty that limits basic physical activities living in the PRS (92.1%) in comparison to the general NI population for this group (89.1%). It also demonstrates that there is a significantly lower percentage of those who do have a mobility or dexterity difficulty that limits basic physical activities living in the PRS (7.9%) in comparison to the general NI population for this group (10.9%).

Household: Tenure - Health Condition (Mobility - Limits Physical Activity) by 5 Tenure Categories

Count

Health Condition (Mobility – Limits Physical Activity)

Household: Tenure	Has a mobility or dexterity difficulty that limits basic physical activities		Does not have a mobility or dexterity difficulty that limits basic physical activities		Total
Owner occupied	117,349	56.5%	1,176,216	69.4%	1,293,565
Social rented	50,939	24.5%	192,972	11.4%	243,911
Private rented	24,331	11.7%	282,943	16.7%	307,274
Lives rent free	5,833	2.8%	26,244	1.5%	32,077
No code required	9,136	4.4%	17,212	1.0%	26,348
All	207,588	100%	1,695,587	100%	1,903,175

SOURCE: Northern Ireland Census 2021

1. This variable applies to all people living in households. As such, this variable reports 'No code required' for the subset of the population living in communal establishments.

In regard of the 207,588 people in NI who have a mobility or dexterity difficulty that limits basic physical activities, the data shows that 11.7% live in the private rented tenure with the majority (56.5%) living in the owner-occupied tenure and 24.5% in the socially rented tenure. 2.8% live rent free while 4.4% live in communal establishments (no code required).

Health Condition (Intellectual or Learning Disability)

Household: Tenure - 5 Categories by Health Condition (Intellectual or Learning Disability)

Count Health Condition (Intellectual or Learning Disability)

Household: Tenure	Has an intellectual or learning disability		Does not have an intellectual or learning disability		%	Total
Owner occupied	7,629	0.6%	1,285,936	99.4%	100%	1,293,565
Social rented	4,826	2.0%	239,085	98.0%	100%	243,911
Private rented	2,541	0.8%	304,733	99.2%	100%	307,274
Lives rent free	396	1.2%	31,681	98.8%	100%	32,077
No code required	1,529	5.8%	24,819	94.2%	100%	26,348
All	16,921	0.9%	1,886,254	99.1%	100%	1,903,175

SOURCE: Northern Ireland Census 2021

1. This variable applies to all people living in households. As such, this variable reports 'No code required' for the subset of the population living in communal establishments.

In regard of Health Conditions (Intellectual or Learning Disability), the data demonstrates that of the 307,274 people living in the PRS, 99.2% do not have an intellectual or learning disability while 0.8% have an intellectual or learning disability. This demonstrates that within the PRS tenure category, most people living in the PRS do not have an intellectual or learning disability.

In comparison to the general population, this demonstrates that of those living in the PRS, there is a slightly lower percentage of those who have a learning disability living in the PRS (0.8%) in comparison to the general NI population for this group (0.89%).

Household: Tenure - Health Condition (Intellectual or Learning Disability) by 5 Tenure Categories

Count **Health Condition (Intellectual or Learning Disability)**

Household: Tenure	Has an intellectual or learning disability		Does not have an intellectual or learning disability		Total
Owner occupied	7,629	45.1%	1,285,936	68.2%	1,293,565
Social rented	4,826	28.5%	239,085	12.7%	243,911
Private rented	2,541	15.0%	304,733	16.2%	307,274
Lives rent free	396	2.3%	31,681	1.7%	32,077
No code required	1,529	9.0%	24,819	1.3%	26,348
All	16,921	100%	1,886,254	100%	1,903,175

SOURCE: Northern Ireland Census 2021

1. This variable applies to all people living in households. As such, this variable reports 'No code required' for the subset of the population living in communal establishments.

In regard of the 16,921 people in NI who have an intellectual or learning disability, the data shows that 15% live in the PRS with the majority (45.1%) living in the owner-occupied tenure and 28.5% in the socially rented tenure. 2.3% live rent free while 9% live in communal establishments (no code required).

Dependant Child

Household: Tenure - 5 Categories by Dependant Child

Count

Dependant Child

Household: Tenure	Not a dependant child		Dependant child		%	Total
Owner occupied	1,010,034	78.1%	283,531	21.9%	100%	1,293,565
Social rented	175,372	71.9%	68,539	28.1%	100%	243,911
Private rented	219,088	71.3%	88,186	28.7%	100%	307,274
Lives rent free	25,636	79.9%	6,441	20.1%	100%	32,077
All	1,430,130	76.2%	446,697	23.8%	100%	1,876,827

SOURCE: Northern Ireland Census 2021

These variables apply to individuals living in private households.

In regard of Dependant Children, the data demonstrates that of the 307,274 people living in the PRS, 71.3% are not dependant children while 28.7% are dependant children. When examining each tenure, the data in this table also demonstrates a slightly higher percentage of dependant children within the PRS tenure category in comparison to the other tenures. Within the socially rented sector, 28.1% are dependant children, while 21.9% of the owner-occupied tenure are dependant children and within the live rent free tenure 20.1% are dependant children.

In comparison to the general population, 53.15% of households in NI have no children in the household while a further 16.17% of households have no dependant children in household/all children in household are non-dependant. 30.67% of households have either one, two or three or more dependant children across three different age groups 0-4, 5-11 and 12-18. While this data is by household, it does imply that there is slightly less people living in the PRS with dependant children.

Household: Tenure - Dependant Child by 5 Tenure Categories

Count

Dependant Child

Household: Tenure	Not a dependant child		Dependent child		Total
Owner occupied	1,010,034	70.6%	283,531	63.5%	1,293,565
Social rented	175,372	12.3%	68,539	15.3%	243,911
Private rented	219,088	15.3%	88,186	19.7%	307,274
Lives rent free	25,636	1.8%	6,441	1.4%	32,077
All	1,430,130	100%	446,697	100%	1,876,827

SOURCE: Northern Ireland Census 2021

These variables apply to individuals living in private households.

In regard of the dependant child and not a dependant child table, the data demonstrates that of the 446,697 people that are dependant children, 19.7% live in the PRS. Of the 1,430,130 that are not a dependant child, 15.3% live in private rented accommodation.

Other Research

Outside of the published statistics, the Department commissioned CIH NI to undertake research (**Chartered Institute of Housing NI – Exceptions to longer “notice to quit” periods in NI, July 2023**). This has now been published to inform consideration of this EQIA. It explored the following:

- What existing evidence from outside NI tells us about exceptions to the notice periods that private landlords must provide to tenants to terminate a tenancy;
- Views from landlords and tenants in NI, their representative groups and the district councils on exceptions, and views from the general public on termination for anti-social behaviour (ASB) specifically; and
- CIH’s proposals on exceptions for private landlords in NI, considering human rights and equality laws and the implications for both tenants and landlords including more vulnerable groups.

A summary of the impact of shorter notice periods on vulnerable people such as older and younger tenants, tenants with families and tenants with disabilities is outlined below.

Victims of domestic violence

Due consideration should be given to the potential impact of a shorter NTQ for serious ASB and criminal offences on the victims of domestic violence. Domestic violence is a gendered crime – the actions of a perpetrator, most of whom are men, could result in a shorter NTQ

under the proposed exceptions, affecting the female victim and any dependants and putting them at risk of homelessness.

One way of addressing this is through a legislative condition deeming the NTQ to be invalid if it arose from an act caused by a perpetrator of domestic violence, which is an approach taken in Victoria, Australia. However, a more holistic approach could be a provision enabling a tenancy in the perpetrator’s name to be transferred to the victim should she/he wish to remain in the home, or alternatively removing the perpetrator as a party of a joint tenancy, while evicting him/her in line with exceptions. Provision of specialist advice and support in facilitating positive outcomes is crucial.

People with disabilities and caring responsibilities

Disabled people and people with caring responsibilities are inclined to consider notice periods as too short. Private rented accommodation may offer fewer adaptations for disabilities than the norm, making it harder for disabled people to secure suitable alternative accommodation. Therefore, people with disabilities who are given shorter notice periods may be disproportionately affected in the time taken to find another home. That said, our research shows that people with significant health problems or disabilities were more likely to experience ASB. Providing a mechanism to remove perpetrators of serious ASB in more appropriate timescales may proportionally benefit disabled people.

Low-income households – younger and older people

People who are unemployed are more inclined to perceive notice periods as insufficient. This likely stems from limited alternative housing options due to the repercussions of recent welfare system changes and reduced help with housing costs. The local housing allowance's "shared accommodation rate" specifically restricts choices for younger, single individuals with low incomes. Additionally, some people face challenges securing private rented accommodation due to their receipt of benefits.

A significant barrier is the requirement of providing a deposit (rent in advance) to secure a new property, the cost of which has risen alongside increasing rents in recent years. Shorter notice periods imposed by landlords can hinder people's ability to gather the necessary funds, especially when financial resources are limited, increasing the risk of homelessness. Older people reliant on the state pension may not have the ability to quickly generate such resources. It will be important that people receiving shorter NTQs are referred to housing and welfare advice/support.

(To note: While social need and poverty are not Section 75 grounds per se, the ECNI Practical Guidance on EQIAs does recommend that social need can be taken on board when relevant.)

SECTION 3: ASSESSMENT OF IMPACTS

The quantitative data and qualitative information referenced throughout Step 2 has shaped an improved understanding of the data behind the circumstances where longer NTQs will not be given and reveals different needs, experiences and priorities across many of the Section 75 categories. While the draft regulations on exceptions will address many of these issues directly, it is important to identify those occasions where obstacles and barriers may need to be considered.

Gender

The 2021 NI Census shows the difference between males and females living in the PRS. There were slightly more females (50.6%) (155,624) than males (49.4% males) (151,650) living in private rented accommodation in 2021, reference table on p.26. In comparison to the NI population figure of females at 50.81% and males at 49.19%, the proportion of females in private rented accommodation is slightly lower than the NI female population percentage and the proportion of males in private rented accommodation is slightly higher than the NI male population percentage in 2021.

Renter's Voice in its submission to the CIH **'Notice to Quit' (NTQ) periods for Private Rental Sector in NI' Survey** stated that it is important to consider the gendered element of domestic violence. It also stated that

it is crucial to protect victims of domestic violence. A majority of victims of domestic violence are women. The report noted that a policy that permits exceptions to NTQ periods in cases of domestic violence, with the same penalty applied to both perpetrator and victim, is potentially discriminatory.

Renter's Voice noted that there can be barriers to accessing private tenancies that can be faced by victims of domestic violence. Some evidence from Renters Voice suggests that once a landlord learns that a person has been a victim of domestic violence, they will often discriminate covertly against offering a tenancy.

"There is still a stigma in this country surrounding victims of domestic violence. If a landlord sees an address is a refuge or hostel, they start to ask questions as to why you are homeless and demand to know if the abuser will cause trouble at their door, fearing their property will be damaged or PSNI will be constantly at the door."

Women's Aid facts and figures, in NI 33,186 domestic abuse incidents were reported in 2021-22 representing a 6.4% increase on the previous 12 months. In the 12 months from 1st January 2023 to 31st December 2023 there were 33,071 domestic abuse incidents in NI. Since 2017 thirty-nine women in NI have been killed by men.

TEO's Ending Violence Against Women and Girls – Strategic Framework – Summer 2023 states that violence against women and girls can include:

- Physical, sexual, psychological and emotional violence occurring in the family (including children and young people), in the general community, or in institutions, including coercive control and stalking;
- Harmful sexual behaviour which is sexual behaviours expressed by children and young people that are developmentally inappropriate, may be harmful towards self, or abusive to others;
- Sexual harassment, bullying, and intimidation in any public or private space; and
- Commercial and non-commercial sexual exploitation of women and girls, trafficking, child sexual abuse, so-called honour based violence, including female genital mutilation, forced and child marriages, and so-called honour crimes.

Figures from PSNI state that in the 12 months from April 2023 to March 2024, there were 32,763 domestic abuse incidents recorded by the police in NI, a slight decrease from the same period Apr 22 to March 23 of 113. In the 12 months from April 2023 to March 2024, there were 19,954 domestic abuse crimes recorded by the police in NI, a decrease from the same period Apr 22 to March 23 of 2,358.

Further PSNI evidence outlines, since 2004/05 there has been a general increase in levels of domestic abuse incidents and crimes recorded by the police, with incident levels in 2023/24 one and a half times higher than those at the start of the series. While the number of domestic abuse crimes fell by 10.6% in 2023/24, crime levels remain twice as high as those as the start of the data series.

See additional data in Appendix 1 on domestic abuse and sexual violence statistics.

In 2022/23 of all 21,450 domestic abuse crimes in NI, 14,833 of victims **were female (69.2%) and 6,551 (30.5%) were male**. From an **ethnicity perspective**, of these, 18,634 were white, 159, Asian, 174 were black, and 2334 were of unknown ethnicity.

Part 3 of the report carried out by CIH regarding Exceptions to longer 'notice to quit' periods in Northern Ireland included consultation with landlords and tenants. Respondents were asked to review and rank some reasons for shorter notice periods applying in various countries around the world-ranking them from one to 11, where one is the most serious/urgent issue for which they thought the shortest notice period may apply.

Basic Statistics					
	Minimum	Maximum	Median	Mean	Standard Deviation
Serious anti-social behaviour affecting other tenants and neighbours	1.00	11.00	2.00	2.44	1.81
Serious rent arrears	1.00	11.00	2.00	3.07	2.05
Illegal use of property	1.00	10.00	4.00	3.89	1.71
Serious damage to the property	1.00	10.00	4.00	4.32	1.86
Domestic violence	1.00	11.00	4.00	4.76	2.80
Other relevant criminal conduct	1.00	11.00	5.00	5.42	1.92
Subletting	1.00	11.00	7.00	6.84	1.85
Landlord repossession to occupy the property	1.00	11.00	8.00	7.73	2.06
Landlord repossession to sell the property	1.00	11.00	9.00	8.32	2.13
Landlord repossession to carry out major repairs or redevelop the property	2.00	11.00	10.00	9.13	1.63
Repossession by the mortgage lender	1.00	11.00	11.00	10.07	1.99

The table shows the collective results from the 597 respondents (which included tenants, landlords, councils, Non-Governmental Organisations).

The top three reasons selected by the 215 tenant respondents were:

- Serious ASB
- Serious rent arrears
- Domestic violence

The top three reasons selected by the 333 landlords for issuing shorter notice periods to tenants were:

- Serious ASB
- Serious rent arrears
- Illegal use of the property

- Domestic violence was the fifth highest reason given by landlords

Some tenants and landlords shared similar views on domestic violence:

- Domestic violence I feel is a police matter, the crime for which a person may receive a prison sentence must be judged on its own merits,
- I have concerns about domestic violence as whilst I would evict a perpetrator without hesitation, I would not wish to leave the victim homeless,
- Domestic violence is a serious matter and should be dealt with by the police not the landlord/property owner,
- Where domestic violence applies, only the person responsible for the violence should be given the notice.

Other research suggests that women experiencing domestic abuse are more likely to experience mental health problems.

Domestic violence: statistics | Mental Health Foundation In contrast, women with mental health problems are more likely to be domestically abused, with 30-60% of women with mental health problems have experienced domestic violence. Exposure to domestic violence has a significant impact on children's mental health. Many studies have found strong links between poorer educational outcomes and higher levels of mental health problems.

Domestic violence is associated with depression, anxiety, PTSD and substance abuse in the general population. (Trevillion, K., Oram, S., Feder, G., & Howard, L.M. (2012). Experiences of domestic violence and mental disorders: A systematic review and meta-analysis. PLOS One, 7, e51740)

The Equality Commission's Key Inequalities in Housing and Communities 2017 report noted some key findings as noted below.

- There is a difference between male and female reference person households, whereby female reference person households are more likely to live in rented accommodation, including social housing, than male reference person households. However, as there is a lack of data regarding the housing preferences of household reference persons, it is not possible from this information alone to conclude if these differences represent an inequality.
- Households with a younger household reference person (those aged under 35 years old) who are in receipt of the Local Housing Allowance, may find it more difficult to obtain private rented homes than households with a reference person aged 35 years old and older.
- Households with dependent children, particularly lone parent reference person households, who live in the PRS are more likely to experience relative poverty after housing costs have been deducted.
- In the PRS, households represented by a female reference person are at greater risk of relative poverty after housing costs have been deducted than those households with a male reference person.
- Single male reference person households are more likely than single female reference person households to present as homeless to the NI Housing Executive (NIHE).
- Statistics show that the homes of minority ethnic people and migrant groups may be vulnerable to racial attacks.
- Similarly, available evidence suggests that Lesbian, Gay and Bisexual (LGB) people can feel harassed and unsafe in their own homes and neighbourhoods.
- It was also found that Trans people are at high risk of being the victim of hate crimes, including crimes against the person and property related crimes.
- Migrant workers are vulnerable to becoming subject to tied accommodation with poor conditions and overcrowding.
- In considering the size of homes and the number of people living in them, it is found that, minority ethnic people, especially Roma, Irish Travellers, Asian, Black and Other ethnic groups, experience overcrowding more often than the general population and White people.
- Many people with disabilities live in homes that are not adequate to meet their disability related needs.
- Households with an older reference person, those aged 60 years old or older, are more likely to live in non-decent homes and homes that require adaptations than households with a reference person aged under 60 years old.
- Household reference persons without dependant children, living in the PRS, are more likely to live in non-decent homes.

According to the Census 2021, lone parent families with dependant children accounted for 49% of those who lived in the PRS with dependant children.

According to the Census 2021, lone parent families with dependant children accounted for 17.75% of those who lived in the PRS with or without dependant children.

Equality Commission for Northern Ireland Russell (2013) notes that both the 2001 and 2011 censuses show that, in NI, lone parents are overwhelmingly female. According to Census 2021, 89% of lone parents are female. This still remains the case in the 2021 census which demonstrates that 93.5% of lone parents with at least one dependant child aged under 20 years old and other (non-parent) adults in household are female and 6.5% are male. Likewise, 86.98% of Lone parents with at least one dependent child aged under 20 years old and no other adults in household are female and 13.01% are male. Therefore, this inequality must also be considered under multiple equality categories: dependency status; marital status; and gender.

Wallace's (2015) analysis of the Family Resources Survey (2011/12) found that over half of household reference persons with dependent children who lived in the PRS in 2011/12 experienced relative poverty after housing costs (AHC) were considered compared to a third before housing costs (BHC) were considered.

In 2022/23, 43% of household reference persons with dependent children who lived in the PRS experienced relative poverty after housing costs compared to 31% before housing costs were considered.

In 2022/23 18% of individuals in NI (approximately 349,000), were considered to be in relative poverty (BHC), an increase from 16% in 2021/22.

In 2022/23 14% of individuals in NI (approximately 271,000), were considered to be in absolute poverty (BHC), an increase from 13% in 2021/22.

Northern Ireland Poverty And Income- Inequality Report, 2022/23

Over the last ten years, the proportion of individuals in relative poverty (BHC) has fluctuated between a high of 22% in 2014/15 and lows of 16% in 2017/18 and 2021/22, while absolute poverty (BHC) generally decreased slowly from a high of 21% in 2013/14 to a low of 12% in 2020/21 before increasing slightly to the current position of 14% in 2022/23. The AHC measures followed a similar pattern.

Of all family types, 'couples without children' and 'pensioner couples' had the lowest risk of being in relative poverty (BHC), at 13%. The family type at the highest risk was 'single with children', at 38%.

Wallace (2015) also found that the increase in relative poverty for those in the PRS was three times that experienced by household reference persons with dependant children in the social housing sector.

Due to sample sizes the most recent social rental sector figures that can be provided are from 2019/20. They are 32% BHC & 36% AHC. The 2019/20 PRS figures for comparison purposes were 31% BHC and 38% AHC.

The table 4.6 below shows data from the Family Resource survey in 2019/20 which illustrates the percentage of children in low-income groups by various family and household characteristics. It clearly demonstrates the higher percentage of children in low-income groups living in both the PRS and the NIHE/Housing association tenure in comparison to those in the owner occupation tenure particularly after housing costs.

Table 4.6: Percentage of children in low-income groups by various family and household characteristics

Percentage of children							Source: FRS 2019-20
	Income Thresholds - Below Median						All children (thousands)
	Before Housing Costs			After Housing Costs			
	50%	60%	70%	50%	60%	70%	
Tenure							
Owners	9	15	23	7	13	20	268.1
Owned outright	18	27	33	16	21	27	63.1
Buying with a mortgage	6	11	19	5	10	19	205.0
NIHE/Housing Association	20	29	47	24	32	54	73.6
All rented privately	17	36	50	27	41	60	107.5

See supporting data tables file on DfC website.

In respect of the adequacy of housing the limited data available indicated that Trans people are at high risk of being the victim of hate crimes, including crimes against the person and property related crimes. This is an inequality which can lead to them becoming homeless.

McBride's (2013) research reported that Trans people are at 'high risk of experiencing discrimination and harassment in their own homes'. Additionally, this research showed that Trans people have been made homeless after coming out as Trans due to threats made towards them or fears for their safety.

NIHE's "Through our Eyes Research" in 2015 noted, negative perceptions regarding the location and condition of NIHE housing stock were a recurring theme across data. The consensus was that NIHE stock was generally in areas perceived to be unsafe. For those seeking relocation from current housing/or homeless as a result of discrimination, there was a reluctance to be placed somewhere where they would be exposed to similar problems.

The report noted that housing remains a significant concern for LGB&T people into adulthood. Many cite experiencing negative attitudes and discriminatory behaviours from housing providers, landlords, and related agencies. Homophobia from other tenants or residents in rented accommodation and supported housing has been shown to contribute to housing difficulties, episodes of homelessness and rough sleeping. The risk of homelessness may be particularly acute for Trans people since many may be in insecure accommodation. Whittle and colleagues (UK, 2007) reported that Trans people were the most vulnerable within LGB&T communities with regards to housing provision. They found that one in four Trans people live in private rented accommodation, which is double the figure for the UK general population, and that private sector housing provision is often of poorer quality with less security of tenure.

UK studies have reported that many respondents felt that the consequences of coming out to landlords and housing agents was too high a price to pay and that they would rather put up with bad housing situations. Continuing discrimination and exclusion from mainstream life mean LGB&T people often associate higher levels of personal safety with not being 'out' about their sexual orientation or gender identity.

The most dominant tenure of households (based on 2021 Census data) is owner-occupied with 68% represented in this tenure, with 13% of the population renting social homes and 15.6% in the PRS.

2021 Census Men and Women Generally

Women are more likely to reside in a socially rented property with 6.84% of the population in a social home compared with 5.98% of men.

Women are also more likely to reside in the PRS with 8.18% of the population renting privately in one form or another compared to 7.97% of men.

In terms of owner occupiers, 34.14% of the population are women who own either outright or with a mortgage, compared to 33.83% of men. These percentages are calculated using total population 1,903,178 in 2021. (Source Northern Ireland Census 21 table page 26)

Disability and Mental Health

Census

In 2021/22, 21% of working age adults were disabled compared to 48% of adults over State Pension age. The estimated percentage of all individuals who had a disability has gradually increased over time from 17% in 2011/12 to 22% in 2021/22.

CIH Report – Exceptions to longer “notice to quit” periods in Northern Ireland

Research shows that people with significant health problems or disabilities were more likely to experience ASB. Providing a mechanism to remove perpetrators of serious ASB in more appropriate timescales may proportionally benefit disabled people.

One of the recommendations in the CIH report under the definition of ASB was hate behaviour, targeting people because of differences. 81% of those in CIH survey agreed it should be included as a definition of ASB. Just over 85% of those surveyed agreed that it should be defined under types of criminal conduct for shorter notice periods.

People with caring responsibilities were more likely to say they had taken time off work/studies as a result of the ASB. Disabled people and people with caring responsibilities are inclined to consider notice periods as too short. Private rented accommodation may offer fewer adaptations for disabilities than the norm, making it harder for disabled people to secure

suitable alternative accommodation. Therefore, people with disabilities who are given shorter notice periods may be disproportionately affected in the time taken to find another home. (CIH report).

People who reported having no health problems or disabilities were more likely to say the ASB had no impact on them. (CIH report).

“Private renting is a minefield for people with disabilities, finding a suitable house with accessibility is incredibly difficult when faced with covert discrimination and outright refusals, for example, the need for a guide or assistance dog is often met with an outright refusal despite them not being pets. Most landlords will refuse to allow any adaptations recommended by occupational therapy such as additional handrails, a stair lift, wet room etc even when the cost is covered. Moving brings its own physical challenges and needs precise planning whether your disability is hidden or visible. It’s not a case of pack and go within a few weeks”. **(Renters’ Voice Response)**

Dept of Health

An **NUS-USI survey in 2024** noted that 37% of students say that the cost of living is having a moderate to major impact on their mental health. A quarter have been unable to pay rent or bills while 68% have seen an increase in housing costs. Over three fifths of students and learners live with their parents or guardians and one in five live in private rentals while 56% were able to source accommodation close to their campus by the start of term; 8% are not happy with their

accommodation claiming that it's too noisy and expensive for their needs as a student; 6% of students and learners have experienced homelessness. The total outstanding student loan debt for people living in NI has topped £5 billion for the first time in 2024.

Mental Health Strategy 2021-2031 Depression affects around 22% of men and 28% of women aged 65 years and over.

Mental Health in Northern Ireland: Fundamental Fact 2016, outlines research from NILS 2016 (NI Longitudinal Survey) has found that deprivation (encompassing educational, employment and area-level income deprivation, as well as housing tenure and property value) is associated with worse self-reported mental health in over 65s, especially men.

Mental Health in Northern Ireland Fundamental Facts 2023 report shows that people in the most deprived areas (30%) are more likely to have a probable mental illness compared to those in least deprived areas (20%); and poverty, particularly child poverty is key contributor, with one in four (24%) children in NI living in poverty. Stable housing is also a key driver of wellbeing with almost 70% of people experiencing homelessness having a diagnosed mental health condition.

The NILS has also highlighted access to a car as a key protective factor, which mediates the effect of rural-urban differences, for this age group.

- The disability employment gap in 2011 was 52.3 percentage

points (pps) – the difference in employment rate between those with (31.4%) and without a long-term health problem or disability (83.7%) of the household population aged 30 to 59 years.

- The disability employment gap is lowest within groups that volunteer (30.7pps), provide unpaid care (30.2 to 30.8pps) and with degree-level qualifications (33.8pps).
- A statistical modelling exercise found that general health explains around a quarter (25.7%) of the disability employment gap (13.4 out of 52.3pps). Other large contributors are educational qualifications (6.4pps) and providing unpaid care (5.6pps). The unexplained part (15.4pps) accounts for 29.5% of the disability employment gap.
- This analysis was repeated for several disabilities or health conditions. The employment gap ranges from 14.5pps for deafness or partial hearing loss, to 61.8pps for those with frequent periods of confusion or memory loss.

The combination of general health, other health conditions and highest educational qualifications explained more than half of the employment gap for each condition except for those with an emotional, psychological or mental health condition (42.4%), which also has the largest proportion of the employment gap (31.7%) that could not be explained.

The 2023 NILS (Northern Ireland Longitudinal Survey) found that NI still has one of the highest levels of multiple deprivation in the UK and although housing costs have been lower than other nations, they are rising. Where we live can significantly impact our mental health, and housing is often overlooked when we talk about mental health.

Homelessness, housing insecurity and the home environment can impact our mental health.

A **2023 study** of people experiencing homelessness in NI, undertaken by Depaul and the Simon Community, found that almost 70% of providers stated that their clients had a diagnosed mental health condition and high support needs in relation to their mental health. The overwhelming majority, 84%, had received this diagnosis before becoming homeless. Mental health is a causal factor in the pathway into homelessness. Depression and anxiety are the most diagnosed mental disorders among this population, reflected by both participants and providers, with other diagnoses including suicidal ideation, dual diagnosis, and PTSD, also highly featured. These factors seldomly exist in isolation, and for some are also compounded by issues of addiction, highlighting the complexity of needs.

The **Northern Ireland Children's Commissioner's (NICCY) published a report** with Queen's University Belfast in 2023 on the lived experience of children and families facing homelessness or housing insecurity highlighted the following:

- Placements in temporary accommodation for families and young people aged 16-17 had increased. There was also a steady increase in the number of children in temporary accommodation across all age categories, with the highest numbers among children aged 1-4 years.

The most recent edition of the **NI Homelessness bulletin** reports: 5,106 children living in temporary accommodation in April 2024. 1,353 aged 1-4.

- Most common placements - private single lets and voluntary sector hostels.

Housing and mental health are often linked. Poor mental health can make it harder to cope with housing problems. And being homeless or having problems where you live can make your mental health worse.
(Mind research)

Disability motivated incidents and crimes (**PSNI statistics**) were showing decreasing levels between 2009/10 and 2011/12, after which levels started to increase considerably. Levels of incidents fell between 2014/15 and 2020/21 and have increased in 2021/22 and 2022/23. The number of disability motivated crimes has been rising since 2017/18, with the exception of 2020/21. In 2022/23, both incidents and crimes with a disability motivation rose to their highest level recorded in the data series. It rose again in 2022/23 with 102 crimes compared to 93 in 2021/22). Disability motivated incidents also rose in 2021/22 (123 incidents) and again in 2022/23 (139 incidents) to the highest level recorded in the data series. This demonstrates increased disability incidents and crimes over the last two years despite a reducing trend in the five years before this.

CIH report on **How to Tackle Disability Related Harassment** is an issue for housing because:

- The social rented sector provides homes to a higher percentage of people living with different disabilities. In Dec 2022, a further **CIH article** states that no other group is as reliant on the social housing sector as Disabled people. A quarter (24.9 per cent) of Disabled people rent social housing, compared to 7.9 per cent of non-disabled people.
- Housing providers can support tenants and residents who have disabilities and liaise with a range of different service providers on their behalf to ensure their safety in communities.
- Housing providers are community anchors. They have an influential and longer-term stake in the local communities which they serve and can foster good relations between different groups.

Autism Strategy 2023-2028 – Consultation document - This strategy consultation document has a section on housing. It states that it understands that access to housing choices can be challenging for autistic people and that we need a range of housing and independent living accommodation which is appropriate to specific needs.

Autism NI outlines that autism is lifelong and affects the social and communication centre of the brain. Autism affects the way a person relates to people, social situations, and the immediate environment. Many autistic people have difficulty processing everyday sensory information like sight, smells, touch, tastes and sounds.

Autistic people may also describe themselves as neurodivergent, this includes lots of different conditions such as OCD, Bi-polar, Schizophrenia, ADHD and Down Syndrome. It is important to recognise that brain functioning and processing is different from what is considered 'typical'. The medical model of disability reflects that there are two main areas of difficulty which all autistic people share, are:

- Social Communication and reciprocal Social Interactions; and
- Restricted, Repetitive and Inflexible Patterns of Behaviour (including sensory processing differences).

The social model of disability enables society to explore how neurodivergent people experience their differences and what they view as disabling in society. Different not less is key when exploring the dimensions of neurodiversity.

As autism is a spectrum condition, it will affect people in different ways depending on the individual. It is important to understand how each person is impacted in these areas, to enable you to support them in an individualised way that is tailored for them.

Autistic people process information in different ways, and this can also result in great strengths. For example, many autistic people have a very deep focus and attention to detail and can problem solve in a different way leading to new, innovate ways of working. It is important to get to know everyone's strengths and differences, so that we can be person-centred, inclusive, and supportive.

In addition, some autistic people will have PDA 'Pathological Demand Avoidance', this is now understood to be a profile within the autism spectrum. It involves the avoidance of everyday demands and the use of social strategies as part of this. The autistic community often refer to PDA as 'Pervasive Drive for Autonomy'; this neurodivergent affirming phrase was first coined by Wilder. It is recognised that PDAers share many autistic characteristics but in addition will have the key features of a PDA profile.

There are over 35,000 autistic people in NI; 70% of autistic people have mental health difficulties. Only 22% of autistic adults are in employment.

Age

There are 76,392 (20.9%) children between the ages of 0-14 living in the PRS. If shorter notice periods are brought in this could have impacts on younger children e.g. changing schools, mental health (moving away from friends/family). There are 88,186 (28.7%) dependant children living within the PRS. (Source Census 2021 table pages 21 & 32).

Renters' Voice Policy Consultation Response Shorter notice periods would have an adverse impact on tenants with families and dependants. Tenants being issued with a shorter notice will make it harder to plan for their children, meaning both tenants and their children would be at risk of homelessness. Children can become traumatised whenever there is a huge change to their routine or life, this is particularly true with children who have ASD or other behavioural disorders. Allowing more time for

these tenants to find alternative accommodation elsewhere will allow the children and their parents more time to prepare for change.

A longer notice period by landlords would also protect tenants who are in the middle of moving into a new private rental property.

Older tenants' main source of income is likely to be some sort of state benefit or pension, as a result, a reduced notice for arrears for example would leave this demographic particularly vulnerable to homelessness.

Young renters', particularly in student accommodation, are often unfairly stereotyped as troublemakers. Additionally, these tenants often live in HMO properties where they are jointly liable for the behaviour of other tenants in the household. Students and young renters in general often have low disposable income to save up for another private rental. Exceptions to these notice periods may lead to young tenants in HMOs or shared accommodation being unfairly hit with a shorter notice without enough time to find accommodation elsewhere or to plan ahead between jobs, and education and may suffer academically as a result.

Northern Ireland Poverty And Income Inequality Report. 2022/23

Children in poverty

- 24% of Children in Relative Poverty (BHC)
- 19% of Children in Absolute Poverty (BHC)

The proportion of children in relative poverty (BHC) is estimated to be 24% (approximately 109,000) in 2022/23, which is higher than the estimate of 18% in 2021/22. This is a statistically significant increase.

In 2022/23 the proportion of children in absolute poverty (BHC) increased to 19% (approximately 86,000), from 15% in 2021/22.

Over the last ten years, the proportion of children in relative poverty (BHC) has fluctuated between a high of 25% in 2014/15 and a low of 18% in 2021/22. The proportion of children in absolute poverty (BHC) generally showed a decreasing trend between 2012/13 and 2017/18 before beginning to fluctuate in more recent years.

The long-term trend shows that children are at a higher risk of living in poverty than the overall NI population in both relative and absolute measures. (Figure 6: Percentage of Children in Relative Poverty (BHC). Figure 7: Percentage of Children in Absolute Poverty (BHC))

Pensioners in poverty

- 12% of Pensioners in Relative Poverty (AHC)
- 7% of Pensioners in Absolute Poverty (AHC)

The estimated proportion of pensioners in relative poverty (AHC) was 12% (approximately 36,000) in 2022/23, a decrease from the last estimate of 16% in 2021/22.

The estimated percentage of pensioners in absolute poverty (AHC) was 7% (approximately 22,000) in 2022/23, a decrease from 12% in 2021/22. This is a statistically significant change.

Over the last ten years, the proportion of pensioners in relative poverty (AHC) has fluctuated between highs of 16% in 2013/14 and 2021/22 and a low of 10% in 2018/19. The proportion of pensioners in absolute poverty (AHC) fell from a high of 17% in 2013/14 to 9% in 2015/16, then remained relatively steady until 2019/20; in 2021/22 it increased to 12% but has subsequently decreased to the lowest point (7%) over the 10-year period in 2022/23.

Over the last ten years pensioners have generally been at a lower risk of being in poverty (AHC) than the population as a whole. (Figure 13: Percentage of Pensioners in Relative Poverty (AHC). Figure 14: Percentage of Pensioners in Absolute Poverty (AHC)).

Northern Ireland Homelessness Bulletin October 2023-March 2024

The Department for Communities released the latest edition of its homelessness bulletin. The statistics show that in March 2024, 5,106 children were living in temporary accommodation in NI. 82.5% of these were in private single lets. This included 3,289 children aged nine and under. This is an increase of 110% since 2019 when 2,433 children were living in temporary accommodation.

Religious Belief

The data from the NI Census 2021 shows a significantly higher percentage of Catholics 42.6% compared to 27.1% of Protestants hold tenure within the PRS. There was little difference in the proportions in the Owner-occupied category between Catholics and Protestants, however,

more Protestant households owned their house outright. 2.7% of people within the PRS are various other Religions and 27.6% were either no Religion or Religion not stated. (Ref table page 16).

Racial Group

Per the population indicators at the time of the 2021 Census around 97% of the NI population were from White Ethnic Groups, while 3.5% were from other Ethnic Groups (1.7 Asian, 0.6 Black, 0.8 Mixed and 0.4 Other Ethnic Groups). The NI Census 2021 shows that minority ethnic and migrant communities are less likely to be owner occupiers or live in social housing and more likely to be in the PRS. (Ref table page 18).

Marital Status

There is a significant difference between household tenure by marital and civil partnership status within the PRS. 56.3% are showing as single (never married or never registered a civil partnership). This may be due to the fact that NI has typically relied on university-owned accommodation and the PRS to provide homes for students. It may also include single parent families or people who live on their own. So, considering affordability issues and the fact that the average rent for new rental properties in NI was £871 per month (**Q2 2024- Property Pal**), rising to £1,006 per month in Belfast, (Q2 2024- Property Pal), bringing in shorter NTQ periods for serious rent arrears could have a negative impact on this Section 75 group.

Note average rent in NI in 2023 was £833 in NI and in 2022 it was £762. In Belfast it was £936 in 2023 and £865 in 2022.

Dependants

The NI 2021 census (table on page 32) provides information on dependency status in the PRS. There are:

- 88,186 dependant children living in PRS which equates to 28.7% out of 307,274 living in this tenure,
- 68,539 dependant children living in social rented tenure which equates to 28.1% out of 243,911 people living in social rented tenure,
- 283, 531 dependant children living in owner occupation tenure which equates to 21.90% out of 1,293,565 in the owner-occupied tenure, and
- 6,441 dependant children living in a rent-free tenure which equates to 20.1% out of 32,077 in the rent-free tenure. (Source NI Census 2021 table page 29)

Lone Parent Households and Dependant Children

In the 2021 census, **105,791** dependant children live with a lone parent and no other adults. **2021 Census CT0042: Dependant child aged 20 or under living with lone parent (no other adults).**

In the 2021 census, **44,397** dependant children live with a lone parent and other adults who aren't their parent. **2021 Census CT0043: Dependant child aged 20 or under living with lone parent (other adults).**

This dataset demonstrates the number of lone parents with at least one dependent child aged under 20 years old and no other adults in household in NI by age, sex, long-term health problem or disability, highest level of qualifications, economic activity. The 2021 census identified that there were **58,794 2021 Census CT0044: Lone parents with dependant child aged under 20 (no other adults)**

Lone parents with at least one dependant child aged under 20 years old and no other adults in household. (Of these lone parents 54,971 were female and 3,823 were male and 41.43% were economically inactive).

This dataset demonstrates the number of lone parents with at least one dependant child aged under 20 years old and other (non-parent) adults in household in NI by age, sex, long-term health problem or disability, highest level of qualifications, economic activity. The 2021 census identified that there were **31,547 2021 Census CT0045: Lone parents with dependant child aged under 20 (other adults)**

Lone parents with at least one dependant child aged under 20 years old and other (non-parent) adults in household. (Of these lone parents 27,442 were female and 4,105 were male).

The datasets confirm the number of lone parents at 90,341 and that the majority of lone parents are females (82,413) – 91.22%.

Other Research

Short notice moves disrupt social connections and make it challenging to hold down stable employment. Families worry about moves that don't align to school terms – with children in insecure housing experiencing worse educational outcomes, reduced levels of teacher commitment and more disrupted friendship groups, than other children. **Moving, Always Moving Report.**

A survey conducted in Norway found that children with more residential moves are more likely to drop out of secondary school, to have a lower adult income and to experience early parenthood. The study also found that age at moving matters: the outcomes are similar for children who move or remain in place prior to elementary school, whereas those who move in adolescence are worse off than those who do not. **Childhood residential mobility and adult outcomes**

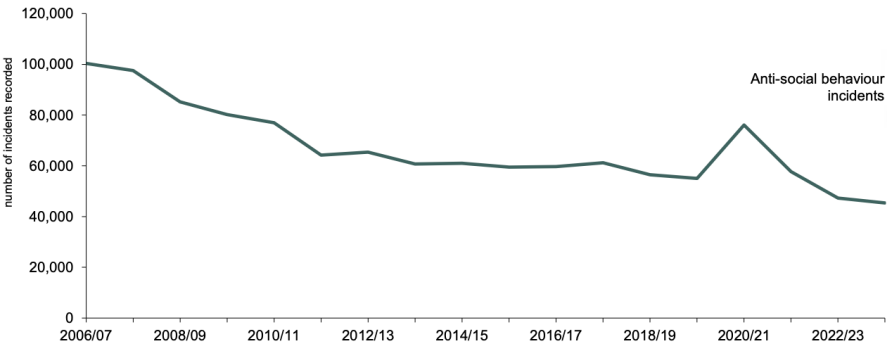
As the Centre for Social Justice has also found: “facing the possibility of needing to relocate regularly is likely to act as a barrier to putting down roots in the community over a longer period of time” – undermining neighbourhood safety, wellbeing and productivity. **Centre for Social Justice.**

Anti-social Behaviour

PSNI statistics outline that since 2006/07 there has been a general decline in the number of ASB incidents recorded. Lockdown measures in relation to Covid-19 were introduced on 23rd March 2020 and had a substantial impact on levels. The number of ASB incidents recorded in 2020/21 rose by 38 per cent when compared with 2019/20 and was the highest level recorded in the ten years to 2020/21. As restrictions were eased and removed throughout 2021/22 there was a substantial fall in the number of ASB incidents, and the level recorded in 2021/22 was 24 per cent lower than in the previous year. This reduction has continued in the following years, with the number of ASB incidents in 2023/24 falling to less than half of the level seen at the start of the series.

During the July 2023/June 24 period, there were 44,099 ASB incidents in NI, a decrease of 3,940 (-8.2 per cent) on the previous 12 months. This is the lowest 12-month figure since the data series began in 2006/07.

The following graph shows a reduction in ASB over time but a peak in 2020/21 and a fall again after that.



PSNI statistics in the 12 months from 1st April 2023 to 31st March 2024:

- The number of incidents recorded fell across four of the six hate motivations (sexual orientation, sectarian, disability, and transgender identity) when compared with the previous 12 months.
- The number of crimes recorded decreased across four of the six motivations (race, sexual orientation, sectarian, and disability) when compared with the previous 12 months.
- Incidents with a race motivation and crimes with a faith/Religion motivation showed the largest increases (132 more race incidents and 15 more faith/Religion crimes).
- Incidents and crimes with a sectarian motivation showed the largest decrease, with 147 fewer incidents and 191 fewer crimes.

Table 1 Overall summary of hate motivated incidents and crimes

	Incidents Apr'22-Mar'23	Incidents Apr'23-Mar'24	Incidents Change	Crimes Apr'22-Mar'23	Crimes Apr'23-Mar'24	Crimes Change
Race	1,221	1,353	132	880	839	-41
Sexual Orientation	435	384	-51	289	241	-48
Sectarian	1,238	1,091	-147	921	730	-191
Disability	139	97	-42	102	58	-44
Faith/Religion	46	77	31	33	48	15
Transgender Identity	72	68	-4	39	41	2

Table location

Following a decline in levels of race incidents and crimes between 2009/10 and 2011/12, increases were seen each year between 2011/12 and 2014/15. While levels subsequently trended downwards between 2014/15 and 2019/20, there was a sharp rise in the number of race incidents and crimes between 2020/21 and 2021/22. The number of race incidents fell back in 2022/23 but rose again in 2023/24 to reach the highest level in the data series. The number of race crimes, which fell in 2022/23, continued to decline in 2023/24 and fell to the sixth highest level in the data series.

Sexual orientation incidents and crimes

In the 12 months from 1st April 2023 to 31st March 2024:

- There were 384 sexual orientation incidents recorded by the police in NI, 51 fewer than the previous 12 months.
- The number of sexual orientation crimes recorded by the police was 241, a decrease of 48 on the previous 12 months.

Table 4 Sexual orientation incidents and crimes recorded by the police

	Apr'22-Mar'23	Apr'23-Mar'24
Incidents	435	384
Violence Against the Person Offences	233	201
Theft (including burglary) & criminal damage	45	32
All other offences	11	8
Total crimes (sexual orientation motivation)	289	241

Sectarian incidents and crimes

In the 12 months from 1st April 2023 to 31st March 2024:

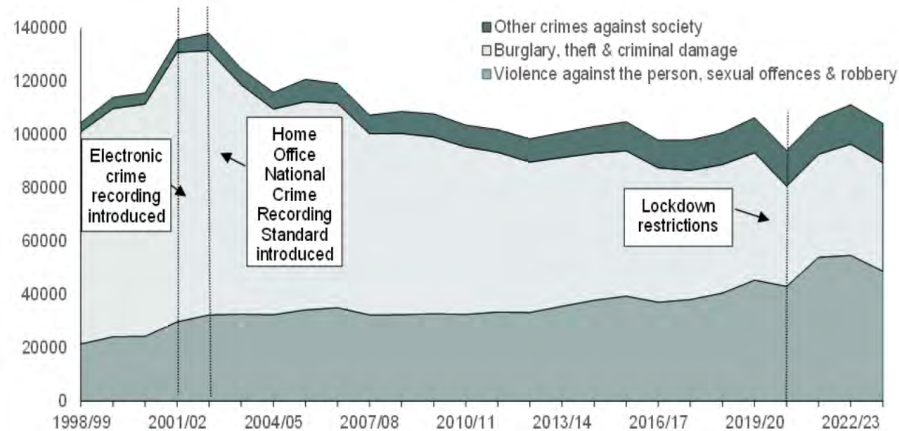
- There were 1,091 sectarian incidents recorded by the police in NI, a decrease of 147 on the previous 12 months. [See Table 6]
- The number of sectarian crimes recorded by the police fell to 730, a decrease of 191 on the previous 12 months. [Table 6]

Table 6 Sectarian incidents and crimes recorded by the police

	Apr'22-Mar'23	Apr'23-Mar'24
Incidents	1,238	1,091
Violence Against the Person Offences	487	358
Theft (including burglary) & criminal damage	403	348
All other offences	31	24
Total crimes (sectarian motivation)	921	730

However, other crimes against society have moved in an upwards direction, with drug offences contributing to the majority of this rise. The following graph shows an upwards trend in all crimes since 2021.

Figure 1 Trends in police recorded crime 1998/99 to 2023/24



In CIH Report - Exceptions to longer ‘notice to quit’ periods in Northern Ireland July 2023, private renters were a more likely group to witness ASB, with 47 per cent reporting this compared with 31 per cent of people overall. Furthermore 19 per cent of private renters reported a member of their household as being a victim of/witnessing ASB compared with nine per cent of people generally. The groups most likely to report no experience with ASB were people aged 55 and over/retirees/people who owned their home outright.

The 2023 Young Life and Times Study found that 38% of respondents who lived in cities or towns agreed or strongly agreed that there was a lot of crime, drugs, and ASB among young people in their areas, compared to just 15% of those living in rural communities.

Good Practice Guide for reducing anti-social behaviour.

ASB continues to have an impact on public reassurance and quality of life. The Anti-social Behaviour (NI) Order 2004 defines ASB as “acting in a manner that causes or is likely to cause harassment, alarm or distress to one or more persons not of the same household as himself”.

- ASB is one of the key factors in people’s perception of crime. Although recorded crime has fallen in NI, many people’s perceptions are that crime has actually increased. Tackling the range of ASB that undermine people’s quality of life communities and helps reduce fear of crime.
- Poor health is highly correlated with fear of crime, which may be related to increased feelings of vulnerability. Women are much more likely to report high levels of fear of crime than men.
- People in poorer health and people who think they live in an area of high disorder and lower social cohesion are more likely to report higher levels of fear, regardless of age. People who are already isolated or lonely are more likely to be afraid.
- Fear of crime is an issue for older people in NI and has a severe impact, particularly on the mental wellbeing of those it affects. Fear and stress contribute to poor mental health by creating anxiety.
- The ASB types most likely to be perceived as problems in their local communities were ‘rubbish or litter lying around’ (28%) and ‘teenagers hanging around on streets’ (26%), people using or dealing drugs (23%), people being drunk or rowdy in public places (22%) and vandalism, graffiti and other deliberate damage to property (22%).
- Social incivilities, such as vandalism, neglected buildings, littering

and substance abuse – which are often more common in deprived areas – create a perception of decline and an image of insecurity as it appears no one cares, which in turn feeds the fear of crime, regardless of actual levels of crime.

- There is increasing recognition of the links between neighbourhood deprivation and individual health. Children who live in ‘unsafe’ neighbourhoods may be exposed to greater risks of developing problem behaviours such as hyperactivity, aggression or withdrawal.

NIHE statement of policy and procedures on anti-social behaviour, provides some extra guidance regarding ASB in the social housing sector, in particular around evidence/mediation etc. The statutory definition (Housing (Northern Ireland) Order 2003) of anti-social behaviour is:

- Engaging in or threatening to engage in conduct causing or likely to cause - a nuisance or annoyance to a person residing in, visiting or otherwise engaging in lawful activity in the locality of a dwelling house.

In addition, an individual may be deemed to have acted in an anti-social manner if he/she has:

- Been convicted of using the dwelling-house or allowing it to be used for illegal or immoral purposes
- Been convicted of an indictable offence committed in, or in the locality of the dwelling house directly or indirectly affected the Housing Executive’s housing management functions or matters relating to those functions.

ASB might include, amongst other things:

- Violence or the threat of violence
- Hate behaviour that targets members of identified groups because of their perceived differences (e.g. race, Religion, political affiliation, disabilities or sexual orientation)
- Noise nuisance (rowdy parties, loud music/TVs, dog barking etc.)
- Arguing and door slamming
- Environmental quality issues (e.g. litter, dog fouling, graffiti, fly tipping, nuisance vehicles)
- Offensive drunkenness
- Using housing accommodation for selling drugs or drug abuse or other unlawful purposes
- Intimidation and harassment

The above list includes typical types of behaviour which trigger consideration for action by the Housing Executive. The list is not exhaustive and the policy statement is not an undertaking to act in every instance. Judgement will be exercised by NI Housing Executive officers when considering and responding to a particular report of ASB. The statement of policies and procedures is illustrative rather than prescriptive.

Homelessness

Northern Ireland Homelessness Bulletin from July to December 2023, 8,193 households presented as homeless. (This increased to 8,452 in the **Northern Ireland Homelessness Bulletin** October 2023 to March 2024 in the latest release). The July to December 2023 figure was an increase on the equivalent period in 2022 of 695 presentations or 9.26%. The three most common reasons for presentation were: accommodation not reasonable (2,064 households, up 16.5% on 2022); sharing breakdown/family dispute (1,832, up 12.7% on 2022); and loss of rented accommodation (1,250, down 4.9% on 2022). 92 were due to intimidation but this is often underreported. 605 were due to neighbourhood harassment while 572 were due to domestic violence. (Note we have used the July to Dec 23 bulletin for comparison purposes. In order to implement a revisions policy and improve the timeliness of the bulletin, reporting periods have been reverted to financial year reporting from the October-March 2023/24 edition onwards. We have included both data timelines.)

In the loss of rented accommodation category, just over half of the presentations were caused by the sale of the rented property by the landlord. 661 households presented for this reason in July to December 2023 compared to 703 the previous year and 691 in the same period in 2021 and 329 in 2020.

When examining homeless presenters by household type, the data shows males as the highest group at 2,833, families at 2,448, and then single females at 1,394 followed by pensioners at 1,142. The number of households accepted as homeless during July to December 2023 fell to 4,611 (slightly down from 4,751 in the previous six months – a fall of 2.95%). During the same period in 2022, 3,902 households were accepted as homeless (a rise of 18.7%).

In the period July to December 2023, there were 5,662 placements in temporary accommodation. Of these 3,120 were for males; 863 were for females, 174 were for couples, 1,282 were for families, and 203 for pensioners plus 20 unidentified. In terms of the type of accommodation, of the 5,662 placements, the top three types of temporary accommodation used for placements between July and December 2023 were hotels/B&Bs (2,451); Crash: DIME 1202; private single lets (817) and voluntary sector hostels 750.

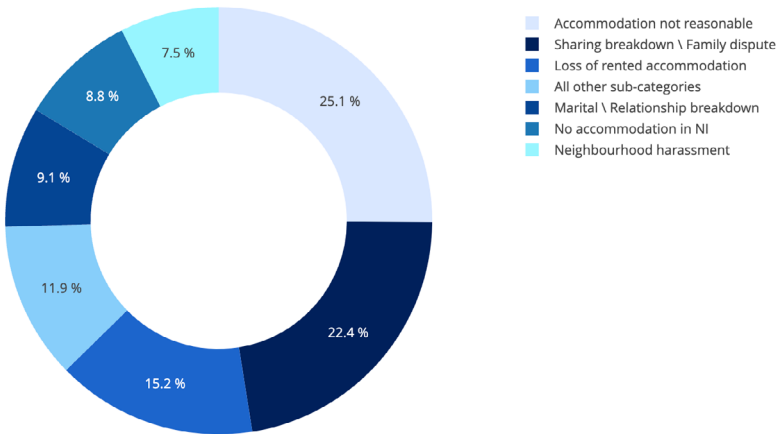
Homeless Presenters by LGD - July to December 2023

In July - December 2023, 8,183 households presented as homeless in NI. The map in the **bulletin** shows how many households presented as homeless per 1,000 population in each Local Government District (LGD). Note: Population statistics are taken from the most recent NISRA mid-year estimates.

The LGD with the largest number of presenters per 1,000 population was Belfast (7.0), followed by Derry City and Strabane (6.4). Between October

2023 and March 2024, 8,452 households presented as homeless in NI. The map in the **bulletin** shows how many households presented as homeless per 1,000 population in each Local Government District (LGD). The LGD with the largest number of presenters per 1,000 population was Belfast (7.5), followed by Derry City and Strabane (6.6).

Homeless presenters by reason

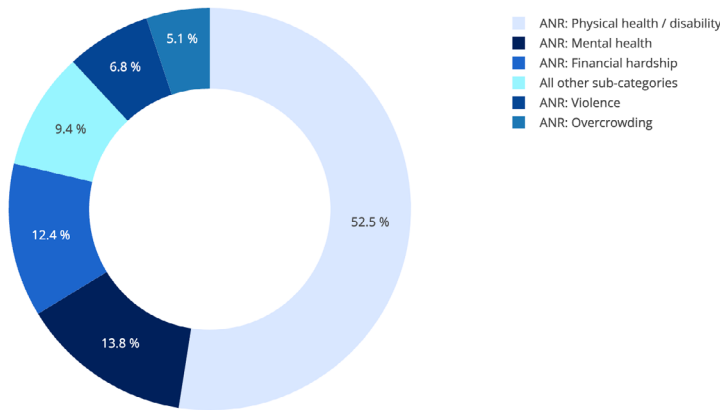


Homeless Presenters by Reason July to December 2023 and Oct 2023 to March 2024

Of the 8,183 households who presented as homeless in July - December 2023, the most commonly quoted cause was accommodation not reasonable with 2,056 (25.1%). This was followed by ‘sharing breakdown/ family dispute’ with 1,829 (22.4%), ‘loss of rented accommodation’ with 1,244 (15.2%), ‘marital/relationship breakdown’ with 746 (9.1%), ‘no accommodation in NI’ with 722 (8.8%) and ‘neighbourhood harassment’ with 614 (7.5%).

Of the 8,452 households who presented as homeless between **October 2023 and March 2024**, the most commonly quoted cause was accommodation not reasonable with 2,241 (26.5%). This was followed by ‘sharing breakdown/family dispute’ with 1,812 (21.4%), ‘loss of rented accommodation’ with 1,308 (15.5%), ‘no accommodation in NI’ with 789 (9.3%), ‘marital/relationship breakdown’ with 703 (8.3%) and ‘domestic violence’ with 607 (7.2%).

Accommodation not reasonable breakdown



Accommodation not reasonable Breakdown July to December 2023

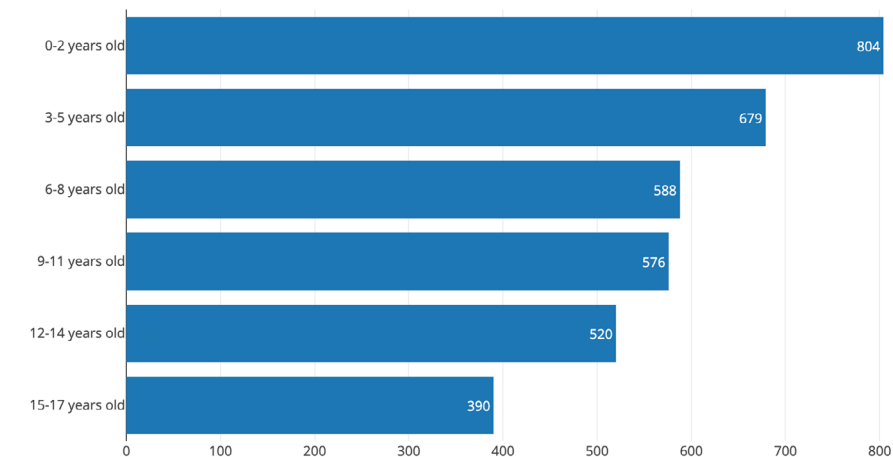
The category ‘accommodation not reasonable’ (ANR) does not have a single definition. It is an umbrella category in which there are 7 sub-categories. These are: financial hardship; mental health; overcrowding; physical health/disability; property unfitness; violence; and other. In the

July to Dec 2023 period of the accommodation not reasonable cases, ‘physical health/disability’ had the largest proportion of presenters with 52.5%. This increased to 54.7% in the October to March 2024 period.

Households accepted as homeless by household type

Families do not necessarily include children under the age of 18. Families may, for example, include parents and children who are over the age of 18 or adult siblings/other relatives living together. In the July to Dec 2023 period, of the 5,316 households who were accepted as statutorily homeless, over a third were families (1,877). This was followed by single males (1,438), single females (931), pensioner households (863), and couples (206). Of all single males and females who were accepted as statutorily homeless, those who fell into the 26-59 age group made up the largest proportion (1,137 and 597 respectively). In the Oct to March 2024 period, of the 5,698 households who were accepted as statutorily homeless, over a third were families (1,935). This was followed by single males (1,585), pensioner households (986), single females (956), and couples (235). Of all single males and females who were accepted as statutorily homeless, those who fell into the 26-59 age group made up the largest proportion (1,262 and 616 respectively).

Children from households accepted as statutorily homeless by age



Children from homeless households

The households accepted as statutorily homeless between July to December 2023 included a total of 3,557 children. Please note, however, this does not mean that there were 3,557 households with children, as one household can have multiple children.

As can be seen from the chart, the largest proportion of these children were aged 0-2 (22.6%), followed by 3-5 (19.1%), 6-8 (16.5%), 9-11 (16.2%), 12-14 (14.6%), and finally 15-17 (11.0%).

In the **Oct to March 2024 period**, the households accepted as statutorily homeless between October 2023 and March 2024 included a total of 3,544 children. Please note, however, this does not mean that there were 3,544 households with children, as one household can have multiple children. The largest proportion of these children were aged 0-2 (20.3%), followed by 3-5 (19.8%), 6-8 (16.8%), 9-11 (16.6%), 12-14 (14.5%), and finally 15-17 (12.0%).

Placements in temporary accommodation by accommodation type

Between **July to December 2023**, there were 5,595 placements to temporary accommodation. Of these, 43.6% were to hotels or B&Bs (2,441), 23.8% were to leased property (1,330), and 14.8% were to private single lets (828).

Between **October 2023 and March 2024**, there were 5,713 placements to temporary accommodation. Of these, 41.5% were to hotels or B&Bs (2,369), 22.6% were to DIME (1,290), and 15.4% were to private single lets (882).

Joseph Rowntree Foundation Poverty in Northern Ireland 2022 report notes that the PRS lacks the security provided by the longer-term tenancies, stronger protections against eviction, tighter regulation and social ethos of the social rented sector. Private renting households in NI can be evicted ‘without fault’ by private landlords, which results in greater insecurity of tenure for the higher proportion of households in poverty now living in the sector.

The disproportionately low incomes many social and private renters are on are key drivers of the relatively high rates of poverty among renters. Almost three quarters of social sector renters and just over half of private sector renters are in the bottom 40% of incomes before housing costs. This means that over a third (37%) of social renters and three in ten (29%) private renters are in poverty compared to around one in ten of those who own their home.

Around one in ten (9%) people in both the social and private rented sectors are pulled into poverty by the costs of their housing which, although substantial, is much lower than the percentages of private and social renters across other UK nations pulled into poverty because of housing costs which range from 14% to 18%. As described above, this reflects the role the lower housing costs in NI play in preventing more people from being pulled into poverty. The comparatively high rate of poverty in the social rented sector reflects the allocation of social housing on the basis of need.

Poverty rates are much lower for those buying with a mortgage (9%) and who own outright (13%); the vast majority are in poverty both before and after housing costs, highlighting the role of low incomes, rather than being pulled into poverty by their housing costs alone.

Over the last fifteen years the proportion of people in poverty who are private renters has increased substantially while the proportion buying with a mortgage has almost halved. One of its four main recommendations includes two that relate to housing.

Investment in the housing market:

- Building more energy efficient social housing to shorten waiting lists and provide affordable, good quality, warm and secure homes for more people.
- Continuing the drive to regulate the PRS more effectively, with a particular focus on security of tenure.

The **Northern Ireland Housing Statistic 2022/23** gives further insight into housing here.

- On 31 March 2023, there were 45,105 applicants on the social housing waiting list. Of these applicants, 32,633 were in housing stress (where the cost of housing is high relative to household income).
- In 2022-23, 10,349 households were accepted as statutorily homeless.
- In the PRS the average weekly rent was £109, while in the social rented sector the average weekly rent was £82.
- Families (37.1%) and single males (24.7%) were the household types with the highest proportion of homelessness acceptances in 2022/23
- Within the single males category, those aged between 26 and 59 were the highest acceptances of homelessness with 2,078 cases.

Low Income Households/Poverty and Disadvantage

Family Resources Survey Northern Ireland 2022/23

In 2022/23:

- 42% of households were owned outright.
- 28% of households were bought with a mortgage.
- 13% of households were in the social rental sector, while 18% were in the PRS. (Figure 1: Households by Tenure, 2022/23)

In 2022/23:

- 13% of households had no savings/investments.
 - 39% of households had less than £3,000 of savings/investments.
 - 15% of households had £20,000 or more of savings/investments.
- (Figure 2: Households by Amount of Savings and Investments, 2022/23)

In 2022/23:

- 24% of households were in receipt of an income related benefit.
 - 64% of households were in receipt of a non-income related benefit.
- (Figure 3: Households by State Support Receipt, 2022/23)

In 2012/13, there was a similar proportion of households in the social rental sector (16%) and in the PRS (19%). From 2012/13 to 2016/17, a gap between these sectors developed; with the proportion of households in the PRS increasing while the proportion in the social sector decreased. This gap subsequently narrowed and in 2020/21 the percentage of households in the PRS (13%) was lower than the percentage of

households in social rental sector (14%). In 2022/23, the PRS accounted for 18% of households and the social rental sector accounted for 13% of households. (Figure 10: Households by Tenure, 2012/13 to 2022/23)

The proportion of households owned outright increased from 36% in 2012/13 to 42% in 2022/23. In contrast, the proportion buying with a mortgage declined by 1 percentage point over the ten-year period (29% to 28%).

During 2022/23

- 45% of families received no state support.
- 27% of families received less than £10,000 a year in state support.
- 11% of families received between £10,000 and £15,000 a year.
- 10% of families received between £15,000 and £20,000 a year; and
- 7% of families received £20,000 or more a year in state support.

Over one quarter of families received £10,000 or more a year in state support. (Figure 9: Families (Benefit Units) by Income Received from State Support, 2022/23)

The reported median weekly household rent was higher for private renters than for social renters. Social sector rent levels and increases are controlled through government-set formulae set out in the Housing Regulator's rent standard and Government guidance. Differences may also, in part, reflect the difference in the type of properties in the sectors, with the PRS having a much wider and more varied range of stock.

Private rent was 1.4 times higher on average than social rent in NI. (Figure 11: Median Household Weekly Rent/Mortgage by UK Region, 2022/23. The legend follows the order of the bars within the chart.

Property Pal (Rising rents is a trend)

The two figures below show sales and rental price for Q4 2023. This shows the rising rents by house and apartments and the slower rises within the sales of houses and apartments. **PropertyPal Northern Ireland Housing Market Update: Q4 2023** .The report notes that rental market pressures remain at highly elevated levels. On average, there have been 75 enquiries per advertised rental on PropertyPal over the last three months, compared to a more typical 20 per property seen between the 2017-2019 period.

There is some evidence of supply beginning to rise and demand gradually cooling as rent levels increase. By Q4 2023, average rents are now £830 per month, approximately 10% higher than 2022 levels. This year may see more activity from the first-time buyers' segment as mortgage rates improve and stable labour market conditions with real income growth. Should this materialise, rental demand is expected to moderate and overall rent levels should gradually cool later in the year. (Housing market overview; Q4 2023). The graph below shows rent by number of bedrooms. (House prices by number of bedrooms)

The two figures below show sales and rental price for Q2 2024. This shows the continuing rising rents by house and apartments and the

slower rises within the sales of houses and apartments. **PropertyPal Northern Ireland Housing Market Update: Q2 2024** . (Housing market overview: Q2 2024)

Joseph Rowntree Foundation

Poverty in Northern Ireland 2022 Much of the poor-quality housing is in the PRS, with 11% non-decent, compared to 6% of owner-occupied dwellings being non-decent and only 3% of social rented homes being non-decent. The social rented sector also provides the most energy efficient housing in NI, while the PRS and owner-occupied housing perform much more poorly on energy efficiency, with 18% of private rented households and 6% of owner-occupied households in fuel poverty.

The graph contained on page 24 of the JRF Poverty in NI 2022 report also highlights the percentage of those in poverty after housing costs which demonstrates that those in private rented and social rented accommodation are more likely to be in poverty after housing costs than those who own their own home or own their home outright.

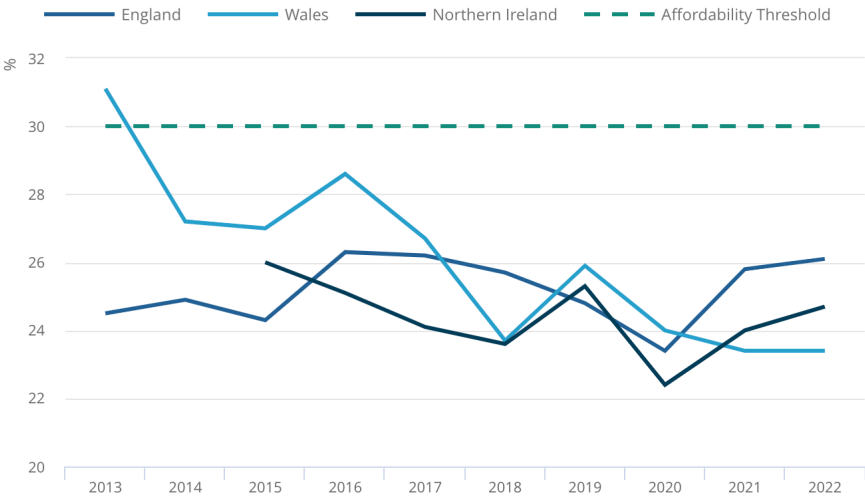
Office for National Statistics

The figures in the 2022 bulletin, provided by the Office for National Statistics (ONS), suggest the average monthly income for private renters in NI is £2,635. The median rent, the figures suggest, cost £650.

In NI, the figures suggest that a typical high-income household paying a high rent spent less than 22% of its gross income on rent but a typical low-income household paying a low rent spent 32% of its gross income. Lower-priced rents were above the “30% of income” threshold for lower-income households in all three countries. However, for median- and higher-income households, affording a private rent is less challenging. These households could spend a lower percentage of income for a median- or higher-priced rent respectively.

Private rental affordability, England, Wales and Northern Ireland: 2022. The following graph shows that affordability has varied year-to-year between 22% and 31% of private-renting household median incomes. ONS deems a property “affordable” if a household would spend the equivalent of 30% or less of their income on rent (for new or existing tenancies).

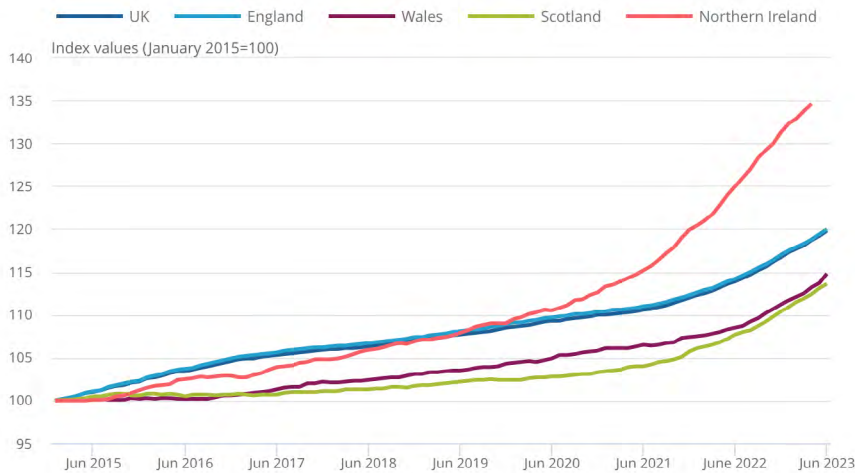
Percentage of median private renting household income equivalent to median rent, England, Wales, and Northern Ireland, financial years 2013 to 2022



Index of Private Rental Prices, UK: June 2023. Private rental prices in NI increased by 9.6% in the 12 months to April 2023, higher than other countries of the UK.

Private rental price indices for countries of the UK, January 2015 to June 2023

Private rental price indices for countries of the UK, January 2015 to June 2023

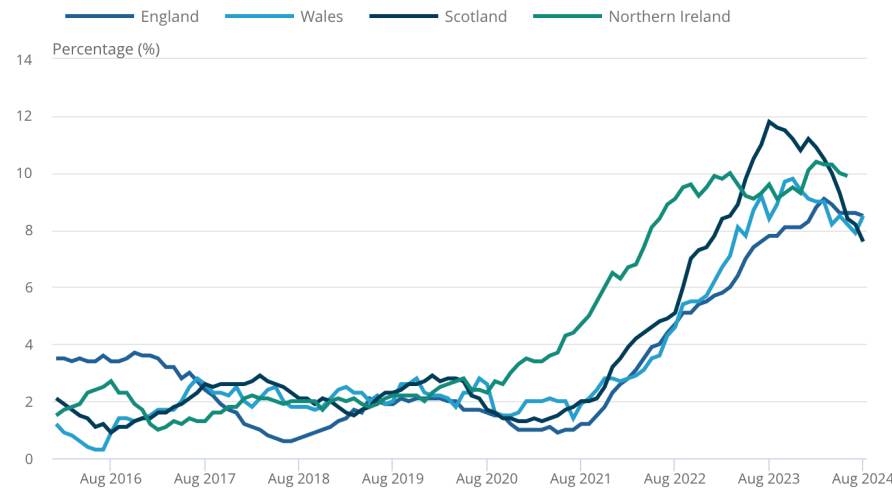


Rentals

Office for National Statistics

The **Private Rent and House Prices, UK: September 2024** shows that average private rent in NI increased by 9.9% in the 12 months to June 2024, down from 10.0% in May 2024 and below the record-high annual rise of 10.4% in February 2024.

Private rents annual inflation, UK countries, January 2016 to August 2024



Private Rental Market Performance 2023

- The number of rental transactions increased to 11,209; marginally up by 1.4% on the previous year.
- Rental performance in 2023 depicts a market of strong rental growth across most locations and sectors, with average rents in NI accelerating at an overall rate of 9.3% in 2023 compared with the previous year; the average rent over the full year stands at £833 per month.
- Rents in Belfast showed an annual increase of 9.6% in 2023 with an average monthly rent of £936.
- Outside of Belfast, the average monthly rent was £764, up 11.5% on the previous year.
- The Rental Performance Index stands at 158.8 at Q4 2023, up by almost sixteen percentage points from the same period last year.

Average NI Rent by Property Type

For 2023, the average monthly rent for NI was £833, up 9.3% from the average rent in 2022 (£762). In terms of property type, strong annual rates of growth in average rents were recorded across all sectors, most notably the semidetached sector which increased by 10.5% to £844 per month. Average rents accelerated in the apartment sector at a rate of 9.5%, followed by terrace/townhouse and detached sectors which grew by 7.8% and 6.8% respectively (Table 1).

TABLE 1 Annual Average Rent by Property Type, Northern Ireland, 2019-2023

Property Type	2019	2020	2021	2022	2023	Δ 2022-2023
Apartment	£610	£648	£695	£724	£793	9.5%
Terrace/Townhouse	£608	£641	£688	£753	£812	7.8%
Semi-detached	£626	£649	£710	£764	£844	10.5%
Detached	£751	£785	£884	£928	£991	6.8%
All	£627	£658	£709	£762	833	9.3%

Δ denotes percentage change

Average NI Rent by Number of Bedrooms

When analysed by number of bedrooms, the figures reveal that average rents in 2023 were appreciably up on the previous year (Table 2). The average rent for one-bedroom properties grew at a rate of 8% to £633 per month, and a higher rate of growth was observed for those properties with two-bedrooms which increased by 11.7% to £775 per month. Three-bedroom properties also recorded a similar rate of growth, up 11% to stand at £823 per month. Four or more bedrooms also recorded gains, up by 4.5% to £1,197 per month.

TABLE 2 Annual Average Rent by Property Size, Northern Ireland, 2019-2022

No. of Bedrooms	2019	2020	2021	2022	2023	Δ 2022-2023
1 bedroom	£480	£513	£557	£586	£633	8.0%
2 bedrooms	£570	£605	£653	£694	£775	11.7%
3 bedrooms	£613	£635	£697	£741	£823	11.0%
4+ bedrooms	£908	£971	£1,046	£1,145	£1,197	4.5%
All	£627	£658	£709	£762	£833	9.3%

Δ denotes percentage change

Summary

Within the sector, there remains stark demand and supply imbalance which has propelled strong rates of growth in average rents across the market segments. The headline findings from this survey therefore remain that of a supply crunch and a peak in average rents across many rental areas and ongoing challenges related to rental inventory, affordability and tenure and alternative accommodation options.

That said, there is evidence of some improvements to stock flow in the sector, most likely due to landlord retention and the re-listings of rental properties due to tenant arrears or where landlords need to command a higher rental income to cover costs. In such circumstances, this will continue to drive rents upward and provides evidence of an equilibrium price adjustment based on micro and macro-economic drivers in the sector. Looking forward, reducing inflation and a hold on mortgage interest rates is a welcome sign for rental inventory and pricing structure as gradually improving inflation levels will create competitiveness in the sales market and keep landlords in the sector, which may impact rental demand and a cooling of the market later into 2024.

Landlords

Article 8 of the ECHR and Schedule 1, Part 1, of the Human Rights Act 1998 – “Balance of right to family life”.

The Landlord Registration Scheme collects and maintains accurate information on landlords and their properties. By law, all private landlords in NI must register with the Landlord Registration Scheme. There is one register of private landlords and registered rented properties. A central register of private landlords:

- allows tenants, neighbours and local councils to identify if landlords are registered;
- provides information on the number of landlords in NI and allows landlords who have ‘opted in’ to receive regular updates on the duties and responsibilities of landlords and tenants; and
- provides education and support to landlords.

It improves tenants’ confidence in their landlords and increase landlords’ accountability by:

- promoting good practice; and
- ensuring the right advice and help is available.

SECTION 4: MITIGATIONS AND ALTERNATIVE OPTIONS

Before considering measures to mitigate the adverse impact of circumstances where longer NTQs are not given, it is important to acknowledge the positive changes attached to general increases in NTQ periods, as included in the Private Tenancies Act (NI) 2022 (the Act). Under the earlier Housing (Amendment) Act (NI) 2011 (which amended the Private Tenancies (NI) Order 2006) (PTO), the following applied:

- Four weeks' notices for tenancies up to five years in duration;
- Eight weeks' notice for tenancies longer than five years and up to ten years in duration; and
- 12 weeks' notice for tenancies longer than ten years in duration.

Under the Act, the NTQ as included in the PTO is set out as:

- Eight weeks, if the tenancy has not been in existence for more than 12 months;
- Four months, if the tenancy has been in existence for more than 12 months but not for more than three years;
- Six months, if the tenancy has been in existence for more than three years but not for more than eight years; and
- Seven months, if the tenancy has been in existence for more than eight years.

These longer notice periods can however only come into operation when the Department has set out in regulations those circumstances in which shorter notices are appropriate.

Furthermore, a NTQ cannot be issued during the initial term of the tenancy contract unless the tenant has breached the agreement.

Across the UK, and internationally, there is wide variation in a landlord's right to resumption of possession, and in turn a tenant's security of tenure. For example, in Scotland:

- To evict a tenant, a landlord must issue a '**Notice to Leave**' and at least one of **18 grounds** for eviction must apply. A tenant cannot be asked to leave without a legally valid reason.
- If the tenant has not breached the tenancy agreement, s/he must be given:
 - At least 28 days' notice (four weeks) if they have lived in the property for six months or less
 - At least 84 days' notice (12 weeks) if they have lived in the property for more than six months.
- If the tenant has breached his/her tenancy agreement, s/he must be given 28 days' notice.

In Wales, from 15 July 2022:

- The existing two-month notice period for a ‘no fault’ eviction was replaced by a six-month notice, and landlords are now not able to give notice within the first six months of the contract. Effectively, that means an initial minimum 12-month contract commitment for landlords.
- If the contract-holder breaches his/her contract, landlords are required to give a month’s notice.
- If the breach involves ASB or serious rent arrears, the notice period is shorter.

While currently in England

- If a landlord wishes to evict a tenant who is not in breach of their agreement (AST), then s/he can issue a ‘Section 21’.
- The landlord must give at least two months’ NTQ but does not have to state a reason.
- A tenant cannot be evicted within a fixed term unless s/he has breached his/her agreement, but the landlord can give notice within that term. So, if it is a 12-month tenancy with a six-month break clause, a landlord can serve a Section 21 at any time up to the end of month four, requiring the tenant to leave at the end of month six.
- If the tenant has breached his/her agreement, a landlord can issue a Section 8 notice, specifying the ground(s) on which s/he is being evicted. The notice period varies depending on the ground, but it is generally between two weeks and two months.
- If there has been illegal activity, no NTQ is required.

Internationally, notices to regain possession vary widely (see below) with France and Italy both setting a notice period of six months: **(Comparing the rights of private sector tenants in England with those in other jurisdictions)**

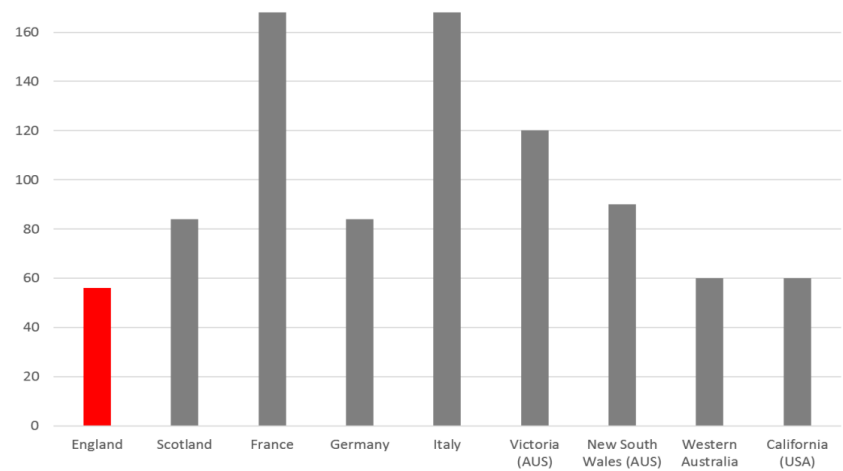


Table 1 shows the difference in the notice required by landlords to regain possession (days)

NI therefore lies ‘mid-table’ with regard to international comparators but within the UK is surpassed by Scotland and Wales in terms of average length of NTQ.

To reiterate, the EQIA is not focused on the Act in its entirety, but the regulations contained therein that describe circumstances where longer NTQs will not be issued. In summary, the Bill details three circumstances, namely if:

- the tenant is in substantial arrears of rent;
- the tenant, or a member of the tenant's household, has engaged in serious anti-social behaviour in, or in the locality of, the dwelling-house; and
- the tenant, or member of the tenant's household, is convicted of a relevant criminal offence.

Furthermore, the CIH report also suggests an additional circumstance where a longer NTQ will not be given - when repossession is for occupation by the landlord or his/her immediate family.

The CIH report has pre-empted the EQIA by detailing a number of concerns in relation to how circumstances where longer NTQs will not be given may impact on vulnerable people e.g., people with disabilities and with caring responsibilities, low-income households, victims of domestic abuse and other Section 75 groups e.g., younger, and older people.

During subsequent discussions with stakeholders, including a workshop session on the report findings, Section 75 issues continued to be a focus of concern. Many of these concerns build on the findings of the CIH research report, including those relating to:

- Domestic violence (often considered a gender related crime), and how shorter notice periods might impact on both the victims and perpetrators of domestic violence.
- People with serious health conditions or disabilities as it is often more difficult for people with disabilities to find suitable alternative private rented properties that adequately meet their needs;

- Younger and older people and people with dependants who might struggle with shorter NTQ periods; and
- Other areas of concern include those who may be in significant poverty or hardship.

While many of these concerns relate directly to Section 75 grounds, the issues of poverty and deprivation also feature largely in discussions around NTQ periods and cannot be ignored. With this in mind, it may be useful to reference Para 4.2 of the Equality Commission's Practical Guidance on Equality Impact Assessments: "When considering options, it would be appropriate to consider the relationship with other service improvement initiatives such as Best Value and Charter Mark. The emphasis on establishing customer input to service design or challenging accepted practice and comparing policy with other authorities should be conducive to lateral thinking and allow public bodies to be creative in seeking better policy decisions. It would also be appropriate to consider and link with policy initiatives such as New Targeting Social Need (New TSN) and Promoting Social Inclusion (PSI). For example, one policy option may be shown to adversely impact on various groups within the nine equality categories; a different option may also have an adverse impact on some of the groups but may disadvantage those in greatest 'need'. In these circumstances the option chosen should be that which accords with actions under New TSN and/or PSI. Monitoring arrangements should be developed to report on progress in reducing the disadvantage of those in greatest need".

In other words, it is within the scope of an EQIA to include concerns around hardship, poverty and deprivation in the decision-making process, particularly given a) that housing costs represent such a large proportion of household expenditure; and b) that hardship, poverty and deprivation are often strongly associated with specific Section 75 groups. The proposed mitigations to the draft regulations on circumstances where longer NTQs will not apply are best characterised as targeted positive action measures designed to protect specific Section 75 groups, or vulnerable groups more generally, that are likely to be especially ‘at risk’ in these circumstances.

Preventative Measures

While the focus of the EQIA falls squarely on the circumstances where longer NTQs will not apply, ideally earlier preventative measures should provide an opportunity to make it less likely that these circumstances will ever arise. Although, strictly speaking, it could be argued that such early interventions may lie outside the scope of the EQIA, with the rapid and often unregulated growth in the PRS over recent years, reference to possible preventative measures would seem appropriate at this time. A number of possible initiatives that may reduce the risk of a shorter NTQ arising are therefore set out below.

- **Registration of Private Landlords:** An enhanced scheme, operating through local government, to ensure that a much higher proportion of private sector landlords are registered, with penalties for failure to register. An enhanced scheme should encompass a wider range of functions and offer a signposting service to other relevant support

services, with access to significant data relating to potential at risk tenants. This can help address challenges some private tenants face from “rogue landlords”. Consider how data sharing from this scheme with other Departments could be improved.

- **NTQ Guidance:** Illustrated guide to the NTQ regulations, including referral routes for tenants and private landlords, setting out procedures to be followed if a NTQ is likely to be issued. To be published on Department’s website and distributed through a number of channels including the landlords’ toolkit and newsletter.
- Develop departmental guidance to help vulnerable PRS tenants’ access relevant support across all Section 75 groups.
- Consider the development of a comprehensive support programme inclusive of the following potential elements:
 - Housing Rights Tenant and Landlord helplines are available for both private landlords and tenants who are experiencing difficulties, and which can advise and signpost both parties to other services such as ‘Make the Call’ and/or debt services. “Make the Call” could support benefit entitlement checks.
 - Expansion of Mediation Service (previously piloted through Housing Rights by DfC). The tender for a post pilot service is currently being considered. Where a NTQ has been issued, or is likely to be issued, and both parties are in agreement, then a mediation service could be made available in order to reach a mutually agreeable solution. Such services may be useful when complications arise regarding the impact of the NTQ on household members who may not be the contractual tenant or head of household, or if a difficult financial situation arises.

- Carry out further research to consider if there are more economic, efficient and effective rent deposit/bond schemes available for those on lower incomes in order to secure good quality rental properties, taking into account the challenges identified in existing research from other jurisdictions on the subject.
- Information/guidance for landlords and letting agents on the types of challenges different S75 group tenants can experience, including the fact that many people don't have a familial support network behind them and that some challenges are sometimes invisible or not immediately obvious e.g. for neurodivergent people. This could also extend to more guidance to the types of activities by landlords or agents that could be considered harassment – e.g. entering property without tenants' knowledge.
- Continue to advocate for tethering LHA to rental prices, for vulnerable Section 75 groups including those with a disability, neurodivergent people, or those with a mobility impairment.
- Recognise that a growth in the PRS is likely to result in challenges in finding suitable accommodation units for those with a disability or a mobility impairment.
- Increase awareness among tenants of the supports available under the Community Action Tenants Union (CATU), Renter's Voice and other tenant support services.

Irrespective of these early interventions, when shorter NTQ periods are invoked then it is suggested that the following mitigations could apply to either/or landlords and tenants. (These mitigations would only apply after a shorter NTQ has been issued.)

Potential Mitigations for Landlords

As already cited, it is proposed that, when the NTQ is to facilitate occupation by the landlord or his/her immediate family, then the shorter notice period may be applied. However, the shorter notice period won't be very much shorter than the normal notice period, as tenants will be given 3 months' notice (the majority of PRS tenancies last between 18 months to 2 years which have similar notice period - 4 months).

More generally, it should be acknowledged that the introduction of shorter NTQs within the Act represents a positive action measure for landlords as a whole and including those with dependants. Hence no further mitigations specific to Section 75 grounds are suggested for private landlords at this time.

Potential Mitigations for Tenants

Reinforcing the work already undertaken by CIH, it is acknowledged that particular groups are more likely to be adversely impacted by these measures than others. The table below illustrates mitigations that may be considered for identified vulnerable or ‘at risk’ tenants, while recognising that the potential for action may be constrained by existing legislation.

Suggested mitigations against each of the three tenant-based exceptions, as they relate to key Section 75 groups, are included in the following table.

Possible Mitigations

Exceptions	Mitigations by Section 75 Group
<p>The tenant is in substantial arrears of rent</p>	<ul style="list-style-type: none"> • The new landlord registration scheme portal will include information and advice that will signpost landlords to various relevant support service organisations. • Increase awareness among landlords of the unique support needs of vulnerable tenants including women or men who have experienced a gender related crime; those with a disability; younger people and older people. This could extend to identifying where those in substantial arrears could be sent for support. <p>Those who have experienced a gender related crime</p> <p>This exception may increase the vulnerability of those who have experienced a gender-based crime. This is further exacerbated if the person who has experienced a gender related crime also has dependants. The proposed mitigations to this exception should therefore be seen as safeguarding measures.</p> <ul style="list-style-type: none"> • Should the shorter NTQ arise from an act caused by a perpetrator of domestic violence then this should not disadvantage the victim of this act or others in the household and including dependants. In these circumstances the existing tenancy agreement could be renegotiated in order to support the victim to remain in the property, should s/he so choose and if affordable. For example, this could include a provision enabling a tenancy in the perpetrator's name to be transferred to the victim, (should contract law allow), and should s/he (if a male victim) wish to remain in the home or, alternatively, removing the perpetrator as a party of a joint tenancy (or subtenancy), while evicting him/her in line with exceptions. • Tenant support services such as Housing Rights could help signpost to specialist advice and support for the victim of a gender-based crime (e.g. Women's Aid/MAPNI/Nexus Helpline/other relevant services). Departmental guidance could also link and signpost to these services. This would be more favourable than simply ending the tenancy early and potentially making victims homeless. • Tenant support services such as Housing Rights could help signpost to other services for the victim of a gender-based crime to maintain the tenancy (if they wish to remain e.g. for the purposes of maintaining some normality for their children in schools), including security related additions to the property, where available plus housing benefits support. • Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost victims of a gender-based crime receiving a shorter NTQ to specialist gender-based crime support services e.g. Women's Aid/MAPNI/Nexus Helpline or other local agencies. Also, refer to housing and welfare advice/support as early as possible – including to NIHE and Make the Call to access support such as the possibility of accessing a Discretionary Housing Payment.

Exceptions	Mitigations by Section 75 Group
<p>The tenant is in substantial arrears of rent</p>	<p>People with serious health conditions or disabilities</p> <ul style="list-style-type: none"> Consider if the Department could improve information around PRS accommodation suitable for those with a disability. That said it is recognised that a one size fits all approach is not appropriate for properties that need to be adapted and these properties may not be available when required. Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those with a disability receiving a shorter NTQ to specialist disability support services e.g. Disability Action, Autism NI or other local agencies. Also, refer to housing and welfare advice/support as early as possible – including to NIHE and Make the Call to access support such as the possibility of accessing a Discretionary Housing Payment. <p>Older people</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those older people receiving a shorter NTQ to specialist older age-related support services e.g. COPNI/ AgeNI or other local agencies. Also, refer to housing and welfare advice/support as early as possible – including to NIHE and Make the Call to access support such as the possibility of accessing a Discretionary Housing Payment. <p>Younger People</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those young people receiving a shorter NTQ to specialist younger age-related support services e.g. NICCY/ Youth Action or other local agencies. Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those young people who receive a shorter NTQ to housing and welfare advice/support as early as possible – including to NIHE and Make the Call to access support such as Discretionary Housing Payment. Also, refer to student advice services if at university or further education (FE) Student. This could proportionally benefit those in Houses in Multiple Occupation (HMOs) or shared accommodation who may be unfairly disadvantaged by a shorter notice because of the behaviour of others in their house, without enough time to find accommodation elsewhere or to plan ahead between jobs, and whose education may suffer as a result. <p>Those with Dependants</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those with dependants receiving a shorter NTQ to specialist family related support services e.g. Family Support Hubs/ Relate or other local agencies. Also, refer to housing and welfare advice/support as early as possible including to NIHE and Make the Call to access support such as Discretionary Housing Payment.

Exceptions	Mitigations by Section 75 Group
<p>The tenant is in substantial arrears of rent</p>	<p>Ethnicity</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost ethnic minority community members receiving a shorter NTQ to specialist ethnic minority support services e.g. NICEM/ICM or other local agencies. Also, refer to housing and welfare advice/support as early as possible – including to NIHE and Make the Call to access support such as Discretionary Housing Payment. <p>Sexual Orientation</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those from the LGBTQIA+ community receiving a shorter NTQ to specialist LGBTQIA+ support services including services for transgender people e.g. Rainbow or other local agencies. Also, refer to housing and welfare advice/support as early as possible – including to NIHE and Make the Call to access support such as Discretionary Housing Payment. <p>Different Religions/Political views</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those from different religious backgrounds receiving a shorter NTQ to Good Relations Unit of Councils (GR Unit)/ specialist support services or other local agencies. Also, refer to housing and welfare advice/support as early as possible - including to NIHE and Make the Call to access support such as Discretionary Housing Payment. <p>Marital Status</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those of different marital status receiving a shorter NTQ, (single, married, divorced, separated, particularly those who may be single, retired with less disposable income or those who are recently widowed or divorced/ separated and which may be the cause of a rent arrears issue), to specialist support services e.g. Family Support Hubs /Relate or other local agencies. Also, refer to housing and welfare advice/support as early as possible including to NIHE and Make the Call to access support such as Discretionary Housing Payment

Exceptions	Mitigations by Section 75 Group
<p>The tenant, or a member of the tenant's household, has engaged in serious anti-social behaviour (ASB) in, or in the locality of, the dwelling-house</p>	<ul style="list-style-type: none"> • Across all these S75 Groups where one party within a joint contract has been involved in ASB and the other contract holder has not, then the offending joint contract holder could be removed from the contract if they have been engaged in ASB, without it affecting the remaining contract holder(s) rights. • Interventions could be put in place through, for instance working with specialised support organisations funded through Policing and Community Safety Partnerships (PCSPs), that encourage potential perpetrators to engage in more positive behaviours rather than losing their tenancy • Recognise that there are different types of ASB, the responsibility of which rests with different public bodies but not landlords. (As such, mitigations to address this social malaise could be organised through relevant PCSPs working in partnership with relevant bodies depending on the nature of the ASB and its impact on the community). • Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those receiving a shorter NTQ to housing and welfare advice/support as early as possible. <p>Those who have experienced a gender related crime</p> <p>This exception may increase the vulnerability of those who have experienced a gender-based crime. This is further exacerbated if the person who has experienced a gender related crime also has dependants. The proposed mitigations to this exception should therefore be seen as safeguarding measures.</p> <ul style="list-style-type: none"> • Increase awareness among landlords of the different support services that could be offered to tenants, who happen to be innocent members of the household of a perpetrator who has engaged in serious ASB, in, or in the locality of, the dwelling-house – encourage early engagement and NTQ as last resort option. • Should the shorter NTQ arise from a serious ASB act caused by a perpetrator of domestic violence then this should not disadvantage the victim of this act or others in the household and including dependants. In these circumstances the existing tenancy agreement could be renegotiated in order to support other household members who remain in the property, should s/he so choose and if affordable. For example, this could include a provision enabling a tenancy in the perpetrator's name to be transferred to another member of the household, if contract law allows, removing the perpetrator as a party of a joint tenancy, (or subtenancy), while evicting him/her in line with exceptions. • Tenant support services such as Housing Rights could help signpost to other services for the victim of a gender-based crime and other household members to maintain the tenancy (if contract law allows, and if they wish to remain e.g. for the purposes of maintaining some normality for their children in schools), including security related additions to the property, where available. • Tenant support services such as Housing Rights could help signpost to relevant specialist advice and support services for the victim of a gender-based crime and any other associated serious ASB. Departmental guidance could also link and signpost to these services. This would be more favourable than simply ending the tenancy early and potentially making the innocent person(s) homeless. • Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost victims of a gender-based crime receiving a shorter NTQ, who happen to be a member of a tenant's household who has engaged in serious ASB, to specialist gender-based crime support services e.g. Women's Aid/MAPNI/Nexus Helpline, other local agencies, and to housing and welfare advice/support as early as possible.

Exceptions	Mitigations by Section 75 Group
<p>The tenant, or a member of the tenant's household, has engaged in serious anti-social behaviour (ASB) in, or in the locality of, the dwelling-house</p>	<p>People with serious health conditions or disabilities</p> <ul style="list-style-type: none"> • Aim to ensure that the shorter NTQ imposed on the perpetrator of serious ASB does not adversely impact on other household members with a disability, including those with autism or who are neurodiverse. • Consider if the Department could improve information around PRS accommodation suitable for those with a disability. That said it is recognised that a one size fits all approach is not appropriate for properties that need to be adapted and these properties may not be available when required • Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those with a disability receiving a shorter NTQ, who happen to be a member of a tenant's household who has engaged in serious ASB, to specialist disability support services e.g. Disability Action, Autism NI or other local agencies. Specialised agencies could work with landlords to increase awareness, through for instance Smart Move, of their already adapted properties for use by people with a disability, including those with autism or are neurodiverse. Also, refer to housing and welfare advice/support as early as possible. <p>Older people</p> <ul style="list-style-type: none"> • Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those older people receiving a shorter NTQ, who happen to be a member of a tenant's household who has engaged in serious ASB, to specialist older age-related support services e.g. COPNI, AgeNI or other local agencies including the council. (Specialised agencies e.g. LANI or AgeNI could be supported to work with landlords to increase awareness, through for instance Smart Move, of their already adapted properties for use by older people). Also, refer to housing and welfare advice/support as early as possible. <p>Younger People</p> <ul style="list-style-type: none"> • Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those young people receiving a shorter NTQ who happen to be a member of a tenant's household who has engaged in serious ASB, to NICCY/Youth Action or student advice services (if a university or FE Student). This could proportionally benefit those in HMOs or shared accommodation who may unfairly receive a shorter notice because of the behaviour of others in their house, without enough time to find accommodation elsewhere or to plan ahead between study/exams or jobs, and whose education may suffer as a result. <p>Those with Dependants</p> <ul style="list-style-type: none"> • Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those with dependants receiving a shorter NTQ, who happen to be a member of a tenant's household who has engaged in serious ASB, to specialist partnership agents such as Family Support Hubs/ Relate. This could proportionally benefit those with dependants who may unfairly receive a shorter notice because of the behaviour of others in their household thus helping them to address issues associated with a shorter NTQ imposed on the perpetrator of the ASB and the adverse impact this may have on other household members including dependants.

Exceptions	Mitigations by Section 75 Group
<p>The tenant, or a member of the tenant's household, has engaged in serious anti-social behaviour (ASB) in, or in the locality of, the dwelling-house</p>	<p>Ethnicity</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those from ethnic minority communities receiving a shorter NTQ, who happen to be a member of a tenant's household who has engaged in serious ASB to specialist partnership agents such as NICEM, ITM or other local agencies. This could proportionally benefit those from ethnic minority communities who may unfairly receive a shorter notice because of the behaviour of others in their household thus helping them to address issues associated with a shorter NTQ imposed on the perpetrator of the ASB and the adverse impact this may have on other household members. Interventions could be put in place through, for instance working with specialised support organisations funded through the PCSP/GR Unit of Councils where the ASB is related to racism, which could help to ensure that the shorter NTQ does not have repercussions on those in or in the vicinity of the dwelling house. <p>Sexual Orientation</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those from the LGBTQIA+ receiving a shorter NTQ, who happen to be a member of a tenant's household who has engaged in serious ASB, to specialist partnership agents such as Rainbow or other local agencies. This could proportionally benefit those from LGBTQIA+ communities who may unfairly receive a shorter notice because of the behaviour of others in their household thus helping them to address issues associated with a shorter NTQ imposed on the perpetrator of the ASB and the adverse impact this may have on other household members. Interventions could be put in place through, for instance working with specialised support organisations funded through the PCSP/GR Unit of Councils where the ASB is related to homophobia, which could help to ensure that the shorter NTQ does not have repercussions on those in or in the vicinity of the dwelling house. <p>Different Religions/Political views</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those from different Religions/political views receiving a shorter NTQ, who happen to be a member of a tenant's household who has engaged in serious ASB, to specialist partnership agents. This could proportionally benefit those from different Religions/political views who may unfairly receive a shorter notice because of the behaviour of others in their household thus helping them to address issues associated with a shorter NTQ imposed on the perpetrator of the ASB and the adverse impact this may have on other household members. Interventions could be put in place through, for instance working with specialised support organisations funded through the PCSP/GR Unit of Councils where the ASB is related to sectarianism, which could help to ensure that the shorter NTQ does not have repercussions on those in or in the vicinity of the dwelling house.

Exceptions	Mitigations by Section 75 Group
<p>The tenant, or a member of the tenant's household, has engaged in serious anti-social behaviour (ASB) in, or in the locality of, the dwelling-house</p>	<p>Marital Status</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those of different marital status receiving a shorter NTQ, who happen to be a member of a tenant's household who has engaged in serious ASB, to specialist partnership agents such as Family Support Hubs/Relate or other local agencies. This could proportionally benefit those of different marital status who may unfairly receive a shorter notice because of the behaviour of others in their household thus helping them to address issues associated with a shorter NTQ imposed on the perpetrator of the ASB and the adverse impact this may have on other household members. Interventions could be put in place through, for instance working with specialised support organisations funded through the PCSP/GR Unit of Councils, which could help to ensure that the shorter NTQ does not have repercussions on those in or in the vicinity of the dwelling house.
<p>The tenant, or member of the tenant's household, is convicted of a relevant criminal offence.</p>	<p>Shorter notice periods for cases involving criminal offences works towards maintaining the safety and well-being of other tenants and the surrounding community by allowing swift action to address any criminal behaviour that may pose a risk of harm. Shorter notice periods enable landlords to take prompt measures to protect their property and minimise potential damage or disruptions caused by criminal activities.</p> <p>However, the exception may increase the vulnerability of those who are a co-tenant or neighbour of the person who has been convicted of a relevant criminal offence but who themselves, have not committed a criminal offence. The proposed mitigations to this exception should therefore be seen as safeguarding measures for these more vulnerable tenants.</p> <ul style="list-style-type: none"> Across all these S75 Groups where one party within a joint contract is convicted of a relevant criminal offence and the other contract holder has not, then the offending joint contract holder could be removed from the contract if they have been convicted of a relevant criminal offence, without it affecting the remaining contract holder(s) rights, where contract law allows. In these circumstances the existing tenancy agreement could be renegotiated in order to support other household members who remain in the property, should s/he so choose and if affordable. For example, this could include a provision enabling a tenancy in the perpetrator's name to be transferred to another member of the household, where contract law allows, removing the perpetrator as a party of a joint tenancy (or subtenancy), while evicting him/her in line with exceptions. Through enhanced departmental guidance and website, including services offered through Housing Rights and website signpost those receiving a shorter NTQ to housing and welfare advice/support as early as possible – including to NIHE and Make the Call to access support such as Discretionary Housing Payment.

Exceptions	Mitigations by Section 75 Group
<p>The tenant, or member of the tenant's household, is convicted of a relevant criminal offence.</p>	<p>Those who have experienced a gender related crime</p> <p>This exception may increase the vulnerability of those who have experienced a gender-based crime. This is further exacerbated if the person who has experienced a gender related crime also has dependants. The proposed mitigations to this exception should therefore be seen as safeguarding measures.</p> <ul style="list-style-type: none"> • Increase awareness among landlords of the different support services for those non-convicted tenants (where a member of the tenant's household has been convicted of a relevant criminal offence), and encourage early engagement, with a NTQ as a last resort option. • In these circumstances the existing tenancy agreement could be renegotiated in order to support other household members who remain in the property, should they so choose and if affordable and where contract law allows. For example, this could include a provision enabling a tenancy in the perpetrator's name to be transferred to another member of the household, where contract law allows, removing the perpetrator as a party of a joint tenancy (or subtenancy), while evicting him/her in line with exceptions. • Tenant support services such as Housing Rights could help signpost to support from other services for the victim of a gender-based crime and other household members to maintain the tenancy (if they wish to remain e.g. for the purposes of maintaining some normality for their children in schools), including security related additions to the property, where available. • Tenant support services such as Housing Rights could help signpost to relevant specialist advice and support services for the victim of a gender-based crime (e.g. Women's Aid/MAPNI/Nexus Helpline/other relevant services). Department guidance could also link and signpost to these services. This would be more favourable than simply ending the tenancy early and potentially making the innocent person(s) homeless. • Through enhanced departmental guidance and website including services offered through Housing Rights helpline and website, signpost victims of a gender-based crime receiving a shorter NTQ, who happen to be a member of a tenant's household who has been convicted of a criminal offence, to specialist gender-based crime support services e.g. Women's Aid/MAPNI/Nexus Helpline or other local agencies. Also, refer to housing and welfare advice/support as early as possible – including to NIHE and Make the Call to access support such as the possibility of accessing a Discretionary Housing Payment.

Exceptions	Mitigations by Section 75 Group
<p>The tenant, or member of the tenant's household, is convicted of a relevant criminal offence.</p>	<p>People with serious health conditions or disabilities</p> <p>The shorter NTQ imposed on the perpetrator of a relevant criminal offence should not adversely impact on other household members including those with serious health conditions or disabilities including those with autism or who are neurodiverse.</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those with a disability receiving a shorter NTQ, who happen to be a member of a tenant's household who has been convicted of a relevant criminal offence, to specialist disability support services e.g. Disability Action, Autism NI or other local agencies. Specialised agencies could work with landlords to increase awareness, through for instance Smart Move, of their already adapted properties for use by people with a disability, including those with autism or are neurodiverse. Also, refer to housing and welfare advice/support as early as possible – including to NIHE and Make the Call to access support such as Discretionary Housing Payment and disabled facilities grant (NIHE). <p>Older people</p> <p>The shorter NTQ imposed on the perpetrator of a relevant criminal offence should not adversely impact on other household members including older people.</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost older people receiving a shorter NTQ, who happen to be a member of a tenant's household who has been convicted of a relevant criminal offence, to specialist support services e.g. COPNI/AgeNI or other local agencies. Also, refer to housing and welfare advice/support as early as possible – including to NIHE and Make the Call to access support such as Discretionary Housing Payment and disabled facilities grant (NIHE). <p>Younger People</p> <p>The shorter NTQ imposed on the perpetrator of a relevant criminal offence should not adversely impact on other household members including younger people.</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost younger people receiving a shorter NTQ, who happen to be a member of a tenant's household who has been convicted of a relevant criminal offence, to specialist support services e.g. NICCY/Youth Action or other local agencies. Also, refer to housing and welfare advice/support as early as possible – including to NIHE and Make the Call to access support such as Discretionary Housing Payment and disabled facilities grant (NIHE). Sign-post those receiving a shorter NTQ to student advice services if a university or FE Student. This could proportionally benefit those in HMOs or shared accommodation who may be unfairly hit with a shorter notice because of the behaviour of others in their house, without enough time to find accommodation elsewhere or to plan ahead between jobs, and whose education may suffer as a result.

Exceptions	Mitigations by Section 75 Group
<p>The tenant, or member of the tenant's household, is convicted of a relevant criminal offence.</p>	<p>Those with Dependants</p> <p>The shorter NTQ imposed on the perpetrator of a relevant criminal offence should not adversely impact on other household members including those with dependants.</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those with dependants receiving a shorter NTQ, who happen to be a member of a tenant's household who has been convicted of a relevant criminal offence, to specialist support services e.g. Family Support Hubs or other local agencies. Also, refer to housing and welfare advice/support as early as possible – including to NIHE and Make the Call to access support such as Discretionary Housing Payment and disabled facilities grant (NIHE). <p>Ethnicity</p> <p>The shorter NTQ imposed on the perpetrator of a relevant criminal offence should not adversely impact on other household members including those from ethnic minority communities.</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost ethnic minority community members receiving a shorter NTQ, who happen to be a member of a tenant's household who has been convicted of a relevant criminal offence, to specialist support services e.g. NICEM/ITM or other local agencies. Also, refer to housing and welfare advice/support as early as possible – including to NIHE and Make the Call to access support such as Discretionary Housing Payment and disabled facilities grant (NIHE). Interventions could be put in place through, for instance working with specialised support organisations funded through the PCSP/GR Unit of Councils where the relevant criminal offence is related to racism, which could help to ensure that the shorter NTQ does not have repercussions on those in or in the vicinity of the dwelling house. <p>Sexual Orientation</p> <p>The shorter NTQ imposed on the perpetrator of a relevant criminal offence should not adversely impact on other household members including those from LGBTQIA+ communities.</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost LGBTQIA+ community members receiving a shorter NTQ, who happen to be a member of a tenant's household who has been convicted of a relevant criminal offence, to specialist support services e.g. Rainbow or other local agencies. Also, refer to housing and welfare advice/support as early as possible – including to NIHE and Make the Call to access support such as Discretionary Housing Payment and disabled facilities grant (NIHE). Interventions could be put in place through, for instance working with specialised support organisations funded through the PCSP/GR Unit of Councils where the relevant criminal offence is related to homophobia, which could help to ensure that the shorter NTQ does not have repercussions on those in or in the vicinity of the dwelling house

Exceptions	Mitigations by Section 75 Group
<p>The tenant, or member of the tenant's household, is convicted of a relevant criminal offence.</p>	<p>Different Religions/ Political views</p> <p>The shorter NTQ imposed on the perpetrator of a relevant criminal offence should not adversely impact on other household members including those with different religious beliefs or political opinions.</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those with different religious beliefs and/or political opinions receiving a shorter NTQ, who happen to be a member of a tenant's household who has been convicted of a relevant criminal offence, to specialist support services e.g. Interfaith Forum/Equality Commission or other local agencies. Also, refer to housing and welfare advice/support as early as possible – including to NIHE and Make the Call to access support such as Discretionary Housing Payment and disabled facilities grant (NIHE). Interventions could be put in place through, for instance working with specialised support organisations funded through the PCSP/GR Unit of Councils where the relevant criminal offence is related to sectarianism, which could help to ensure that the shorter NTQ does not have repercussions on those in or in the vicinity of the dwelling house. <p>Marital Status</p> <p>The shorter NTQ imposed on the perpetrator of a relevant criminal offence should not adversely impact on other household members including those with different marital status.</p> <ul style="list-style-type: none"> Through enhanced departmental guidance and website, including services offered through Housing Rights helpline and website, signpost those of different marital status receiving a shorter NTQ, who happen to be a member of a tenant's household who has been convicted of a relevant criminal offence, to specialist support services e.g. Family Support Hubs/ Relate or other local agencies. Also, refer to housing and welfare advice/support as early as possible – including to NIHE and Make the Call to access support such as Discretionary Housing Payment and disabled facilities grant (NIHE) Interventions could be put in place through, for instance working with specialised support organisations funded through the PCSP/GR Unit of Councils where the relevant criminal offence relates to family status/ Honour Crimes, which could help to ensure that the shorter NTQ does not have repercussions on those in or in the vicinity of the dwelling house.

SECTION 5: CONSULTATION

The draft regulations on circumstances where longer NTQs will not be issued has been informed by a substantial body of international and local research, using the triple foundation of international best practice, lived experience, and local data and research as outlined within the CIH research document.

There is a suite of positive actions that help to address some of the potential issues.

Therefore, the circumstances where longer NTQs will not be issued have to be cast against the positive elements of longer NTQ periods generally and include a number of proposed safeguarding measures to protect those who may be at risk or vulnerable in circumstances where a shorter NTQ is put in place.

Consultation Questions

Q1: We have presented a draft EQIA consultation report on the circumstances where longer Notices to Quit (NTQs) will not be issued.

- Do you agree with how we have carried out the EQIA?
- Is there any other information that you feel should be included within the EQIA

Q2: Within the EQIA we have outlined some adverse impacts that the circumstances where longer NTQs will not be issued could have.

- Do you agree with the adverse impacts that we have identified?
- Are there any other adverse impacts that you feel we should include?

Q3: We have outlined some possible mitigation measures to address these potential adverse impacts.

- Do you agree with the mitigating actions we have outlined?
- Do you have any other suggestions for mitigating measures or alternative policies that could be put in place?

SECTION 6: DECISION MAKING AND PUBLICATION OF EQIA REPORT

At the end of the consultation period, the EQIA report will be revised to take account of all comments received from consultees. An EQIA final decision report will then be prepared in respect of the policy and including consideration of the impact of alternative policies and mitigating actions. This will complete Step 6 of the EQIA process (see p.6).

The EQIA final decision report will be made available on the Department's website. In addition, Equality Scheme consultees and those who responded to the consultation will be notified of the availability of the report.

SECTION 7: ANNUAL MONITORING AND PUBLICATION OF MONITORING RESULTS

A system will be established to monitor the impact of the decision in order to find out the effect on the relevant Section 75 groups. Full details of the monitoring system will be included in the EQIA final decision report.

The results of ongoing monitoring will be reviewed on an annual basis and included in the annual review on progress to the Equality Commission. This review will be published on the Department's website. This will complete Step 7 of the EQIA process (see pg.6).

Available in alternative formats.

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