

Cabinet

22 September 2026

Private Sector Licensing (Additional & Selective Licensing Schemes) – Addendum Report

Portfolio Holder: Councillor Louwella Prenter, Portfolio Holder for Housing and Homelessness

Report from: Adam Bryan, Director of Place

Author: Becs Wilcox, Chief Housing Officer

Summary

This report sets out some updated information and revised recommendations following publication of the main report in the Cabinet agenda on 14 September 2026.

1. Background

- 1.1. Members will be aware that this report was originally considered by the Cabinet on 4 August 2026 where a number of decisions were made in relation to additional and selective licensing schemes ([decision nos. 104-106/2026](#)).
- 1.2. The Cabinet's decisions were contingent on the requirement to publish a notice within the designated areas within seven days of the designation being confirmed (Section 83 of the Housing Act 2004 refers). Unfortunately, this requirement was not fully complied with, therefore, the Cabinet's decisions made on 4 August 2026 were no longer effective, which is why the report has been resubmitted to this Cabinet meeting (22 September 2026).
- 1.3. Since the publication of the main report in the Cabinet Agenda on 14 September, it is necessary to advise Members of a small number of administrative errors in the report:
- 1.4. Report Summary – the main report states the expected commencement period is November 2026. Members are advised that this should read “4 January 2027”.
- 1.5. Recommendations – there are some drafting errors in the recommendations (one spelling error and one ward reference error). For completeness, the

Cabinet is recommended to approve the revised recommendations set out in section 2 below, which corrects those errors.

- 1.6. Paragraph 12.4 of the main report refers to Appendix E. Members are advised that this should read “Appendix F”.

2. Revised recommendations

- 2.1. It is recommended that the Cabinet:

- 2.1.1. Considers and notes the outcome of the consultation process detailed in the Consultation Report (June 2026), which provides evidence of the representations received from stakeholders, landlords, letting agents/management and residents, as set out in Appendix A to the report.
 - 2.1.2. Notes the Council’s responses to comments and representations received during the public consultation, as set out in Appendix B to the report.
 - 2.1.3. Under s.80 Housing Act 2004, (which allows local housing authorities in England to designate areas for selective licensing to improve social or economic conditions) agrees to the designation of a Selective Licensing Scheme in the nominated wards (Chatham Central & Brompton, Fort Pitt, Gillingham North, Gillingham South, Luton, Strood North & Frindsbury and Watling).
 - 2.1.4. Under s.56 Housing Act 2004 (which allows local housing authorities to designate areas for additional licensing of Houses in Multiple Occupation (HMOs)) agrees to the designation of an Additional Licensing Scheme in the nominated wards (Chatham Central & Brompton, Fort Pitt, Gillingham North, Gillingham South, Luton and Watling).
 - 2.1.5. Agrees to delegate authority to the Director for Place, in consultation with the Portfolio Holder for Housing and Homelessness, to make changes to the proposed administration, implementation and enforcement of the schemes where necessary and to ensure that all statutory notifications are carried out in the prescribed manner for the designations and to take all necessary steps to provide for the operational delivery of the licensing schemes.
- 2.2. The Cabinet is asked to agree that recommendations 2.1.3, 2.1.4 and 2.1.5 are considered urgent and therefore should not be subject to call in.

Lead officer contact

Becs Wilcox, Chief Housing Officer, rebecca.wilcox@medway.gov.uk

Appendices

None.