

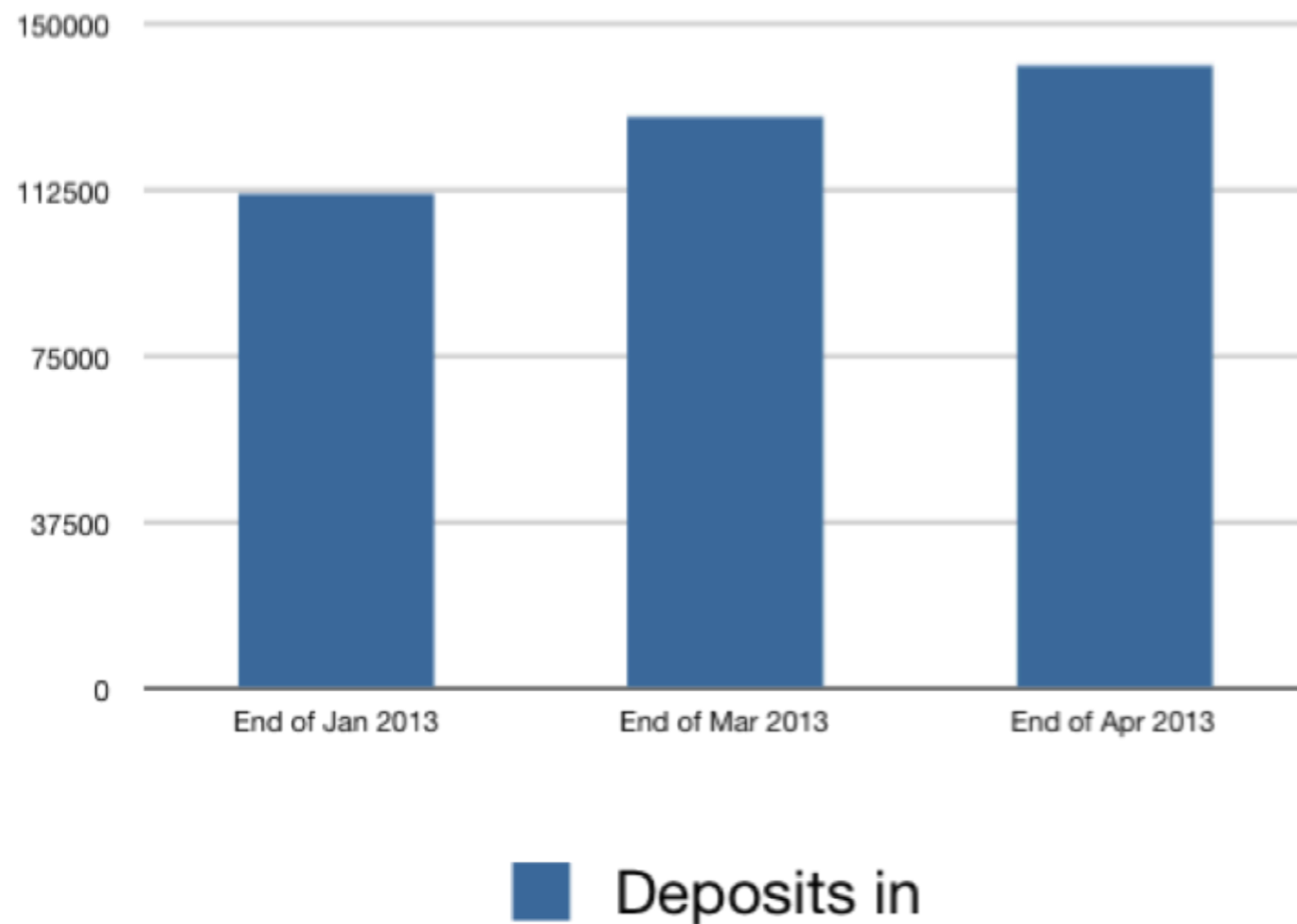
Tenancy Deposit Schemes:

Landlord and tenant awareness

Rebecca Johnston
Director of Operations

- **Landlord compliance**
- **Tenant awareness**
- **Enforcement**

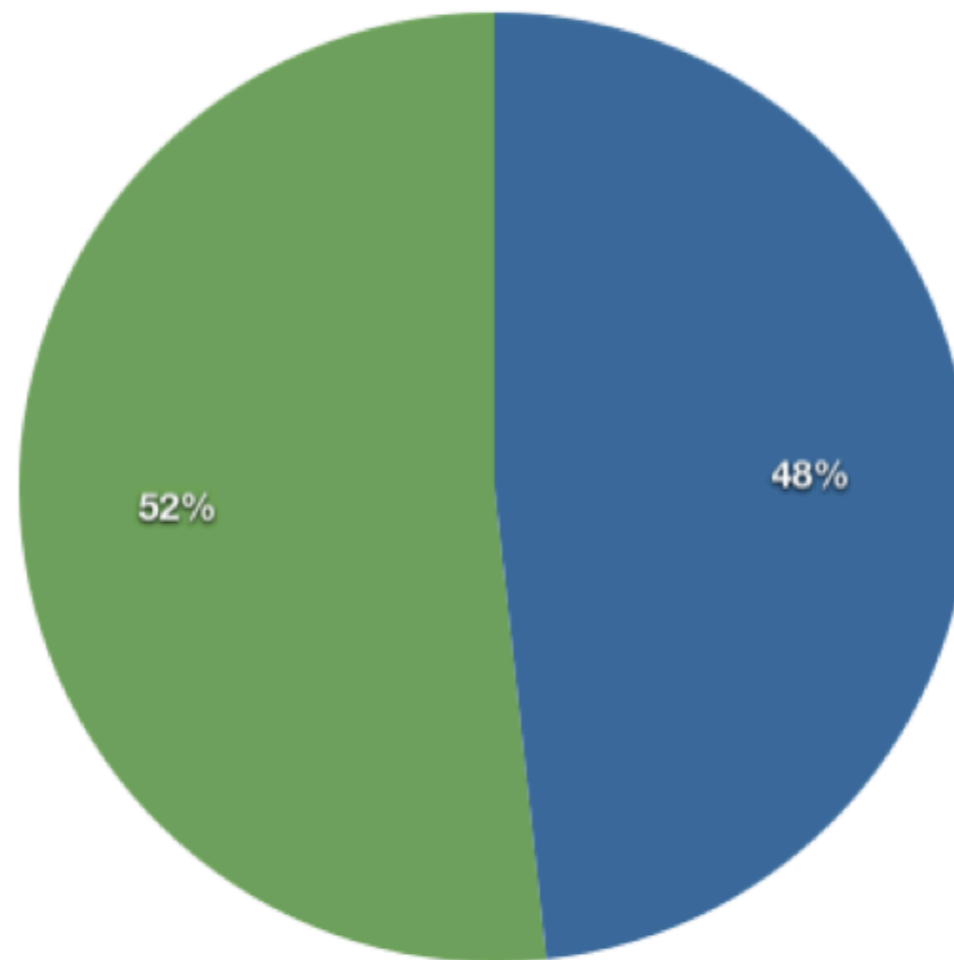
Deposits lodged



	End of Jan 2013	End of Mar 2013	End of Apr 2013
Deposits in	112,000	129,164	140,529
Value	£74m		£89m
Properties registered with local authority		291,190	

Potential deposits

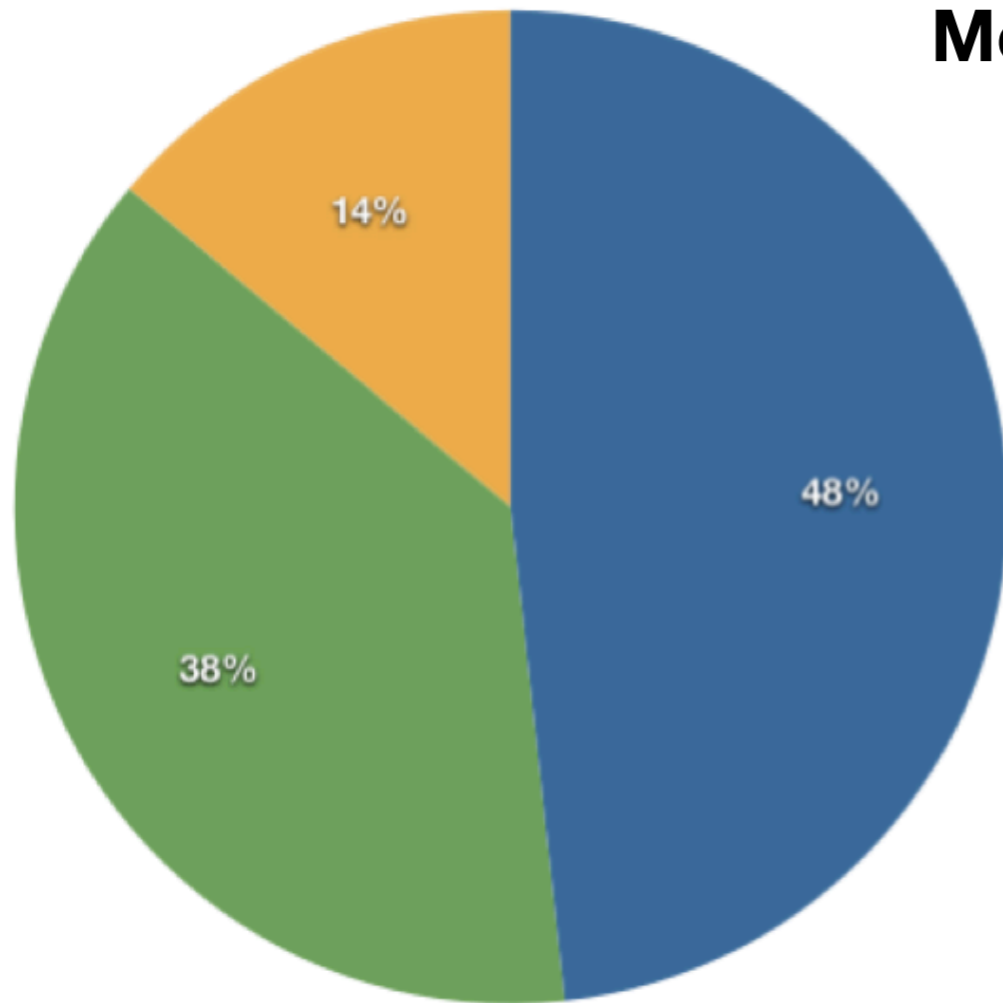
Worst-case scenario



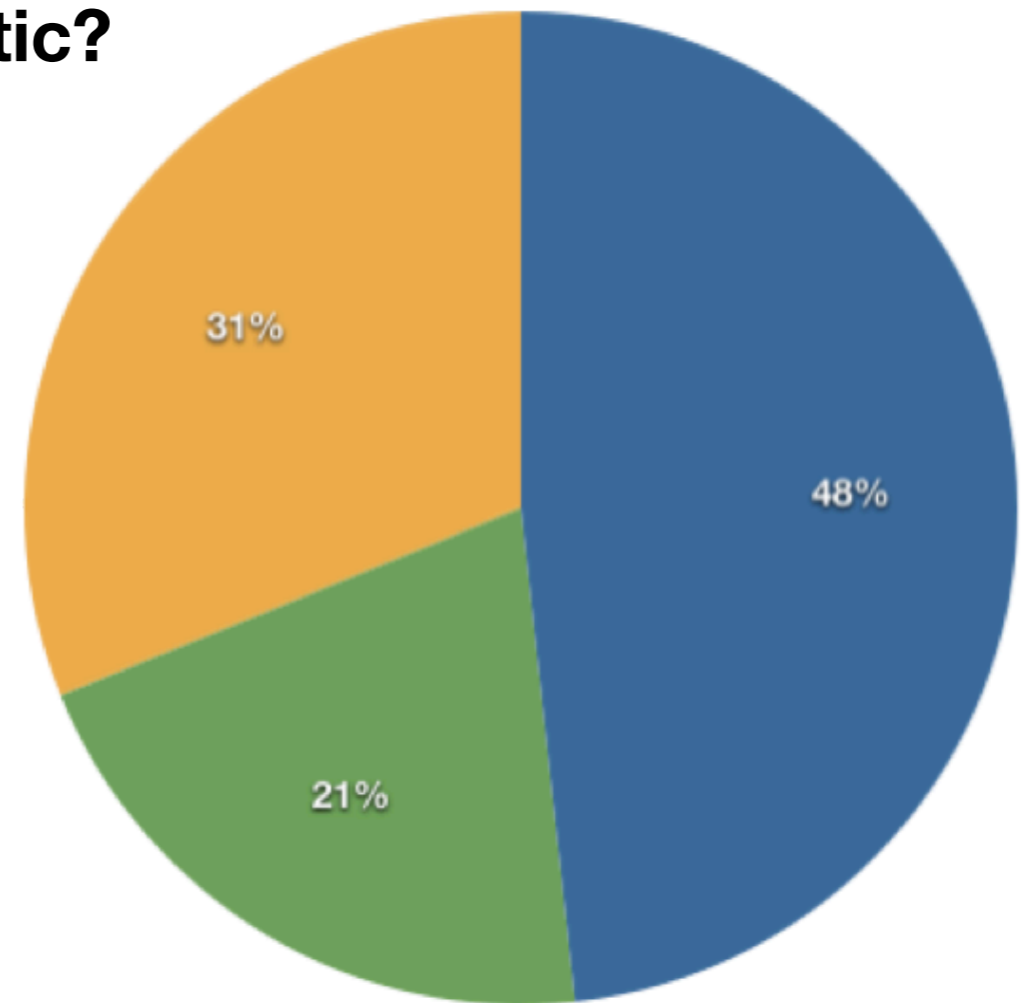
● Protected ● Unprotected

Potential deposits

More realistic?



● Protected ● Unprotected? ● N/A?



● Protected ● Unprotected? ● N/A?

- January 2013
- 76% of all people polled were not aware that privately rented properties in Scotland now need to be held in a tenancy deposit protection scheme.
- 55% per cent of those renting privately were unaware of the scheme.
- One in five (19%) private renters in Scotland knew all deposits need to be safely secured in a protection scheme by the deadline of May 15.

Enforcement

**First sanctions against landlord
June 2013 ?**

Raising awareness

- Enforced by tenant
- Tenant makes summary application in Sheriff Court
- Legal aid?
- Guidance?