

Homefinder dorset bulletin

Winter/Spring 2008

Homefinder - It's NOT Just for Families

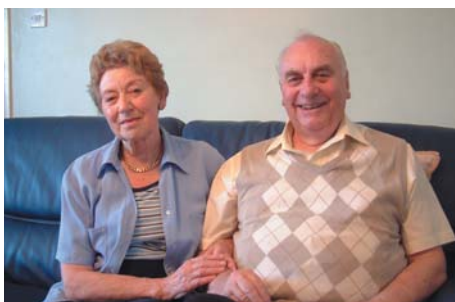
Homefinder Dorset has been operating for just over a year and during that time it has provided 224 new homes for people in East Dorset. The scheme is proving to be a great success, helping Dorset residents of all ages to apply for a home of their choice.

"I was flabbergasted at how easy Homefinder was to use." John Clark, aged 60, Ferndown

John Clarke, 60 moved to Dorset from Essex 4 years ago. He was living in a park home in St.Ives but found it wasn't suitable for him, as he suffers from chronic arthritis. The mobile

home was cold and damp with inadequate heating so John, on the advice of East Dorset District Council, applied for a more suitable home using 'Homefinder'. He is now living in a comfortable studio flat in the centre of Ferndown near the shops, post office, bakers and doctor's surgery.

Ferndown area in November and by the end of January I had moved into my studio flat. I feel so much better now I have a proper home and my health has improved considerably.



Please remember, Homefinder is not just for families, it's available to everyone...

John said, "I found it really easy to apply for Homefinder. I just had to fill in a few forms with my details. As I don't have a computer I found it very convenient to drop into the EDHA offices at Ferndown while I was doing my weekly shopping to see what properties were available. I applied for all single person properties in the

Find Your Home with Homefinder

All available homes are advertised each week at a range of locations including local libraries, Parish and local Council notice boards, various supermarkets, the EDHA website at www.edha.org.uk, or you can telephone 01202 864236.

Turbary Court & Meadow Court

Available for Over 60s Only

Turbary Court in Ferndown and Meadow Court in Verwood are two new developments that are specifically for applicants over 60 years of age. They will be advertised but you will not be able to bid for them. If you are interested in living in a flat at either of these developments you just need to write with your details to: **Homefinder, East Dorset Housing Association, Enterprise House, Old School Close, Ferndown, Dorset, BH22 9UW**

Homefinder -

What do you think of it so far?

We are interested to hear what you think of Homefinder Dorset. What do you think is good? Is there anything we could do better? What problems have you had? We are particularly interested to know if you haven't placed a bid and why! Just drop us a line at Enterprise House or phone us on 01202 864200 and let us know if there are any changes that you would like to see that would make Homefinder Dorset easier to use!

Homefinder Dorset - Statistics

Breakdown of the 224 lettings

OCTOBER 2006 TO MARCH 2007	GENERAL	OVER 60s
3 BED HOUSE	9	-
3 BED BUNGALOW	2	-
2 BED HOUSE	8	-
2 BED BUNGALOW	6	-
2 BED FLAT	21	-
1 BED BUNGALOW	1	1
1 BED FLAT	14	3
STUDIO	3	13

APRIL 2007 TO JANUARY 2008	GENERAL	OVER 60s
3 BED HOUSE	19	-
3 BED BUNGALOW	-	-
2 BED HOUSE	10	-
2 BED BUNGALOW	13	-
2 BED FLAT	46	2
1 BED BUNGALOW	2	1
1 BED FLAT	13	1
STUDIO	7	29

2165 ON HOUSING REGISTER
262 GOLD BAND 1221 SILVER BAND 682 BRONZE BAND

Homefinder Dorset... a new way to find a home to rent... if you need any assistance then just contact us... website www.edha.co.uk bidding line: 01202 864228 e-mail: homefinderdorset@edha.co.uk general enquiries: 01202 864200

BIDDING FOR A PROPERTY - It's much easier than you might think

We have had some applicants say they have not found it easy to place a bid for a property. There are several ways you can place a bid, but if you find it difficult, then you can get a friend or relative to put a bid in on your behalf. All we suggest is that they check that you are interested in the property being advertised before they put a bid in for you.



What is the best way to place a bid?

There is no "best way" to place a bid. Just remember, always give your reference number and your bidding card must get to us by Monday morning. If you leave a message on the phone line please speak slowly and clearly. If we cannot understand your message we will not be able to register your bid.

What happens when the bidding ends?

When the advert closes at midday on Monday a shortlist is created. This places all the applicants that have bid in band order - Gold, Silver and Bronze. Within each band the applicants are placed in date order, with the person registered on the list the longest at the top.

The Area Housing Officer decides whether the property will be offered to a housing register applicant or an existing tenant. A quarter of all empty properties have to be offered to existing tenants who need to move. Normally, the person at the top of the list is offered the property, but if they are not eligible or there is a problem with the application, they will not be made the offer.

What happens if I decide I do not want the property I have put a bid on?

If you put in a successful bid and are offered the property, but decide that you do not want to move after all, your application will not be penalised and you can continue bidding for other properties. However, if you are "homeless" you must speak to the Housing Advice Team on 01202 864200 before turning down a property.

How long will I have to wait to get an offer?

We cannot say how long you may have to wait before you place a winning bid. To help you we now give the details of the applicant that accepted the property as we feel this gives a more realistic picture. If you are in the same band with a similar application date and bidding on similar properties then, if you are eligible for the property, it may not be too long before you get an offer.

How long did applicants wait to be housed?

Those applicants in the Gold band that have been allocated accommodation were in that band for, on average, 454 days before placing a successful bid. Those in the Silver band were on the list for 602 days and Bronze 276 (these were mainly elderly applicants moving to studio flats).

Those applicants in the Gold band still waiting have been on the list an average of 396 days, Silver band 544 days and Bronze band 764 days.

These are averages. Some people will be on the list for a shorter time and some will be waiting much longer. Some of the first people housed by Homefinder Dorset had been waiting over 10 years!

There are no four bedroom properties on the statistics - why?

Unfortunately, no four bedroom properties have become available to advertise since October 2006. If you need a larger property then at the moment your only option is to look at privately rented accommodation.

FOUR EASY WAYS TO MAKE A BID

If you have a live application then you can place a bid for any property you are interested in. You can do this in four ways:

By **LEAVING A MESSAGE** on our bid line **01202 864228**

By **SENDING IN A BIDDING CARD** to arrive by Monday morning

By putting your **BIDDING CARD** in the **BID BOX** in our Offices

By **SENDING AN EMAIL** to homefinder.dorset@edha.co.uk

If you have difficulty doing this yourself then anyone can put in a bid on your behalf. All we ask is that whoever puts in the bid has discussed it with you to make sure you are interested.



a new way to find a home to rent...

if you need any assistance then just contact us...
website www.edha.co.uk bidding line: 01202 864228 e-mail: homefinderdorset@edha.co.uk
general enquiries: 01202 864200



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