



# Becoming an accredited landlord

presented by

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**Landlord Accreditation Scotland**

**Promoting best practice in Scotland's private rented sector**

## National Landlord Scheme – working locally

- ▶ Voluntary scheme to support landlords
- ▶ Free for landlords to become accredited
- ▶ Operating in partnership with local authorities across Scotland
- ▶ Provision of information, support and training locally
- ▶ Help with day to day management processes
- ▶ How changes to current legislation and new legislation can be managed

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## Accreditation - Why?



**ACCREDITED LANDLORD**

- ▶ Accreditation is a process in which certification of competency, authority, or credibility is presented.....
- ▶ Recognition for Scottish Landlords and Letting Agents
- ▶ Commitment to best practice within Scottish Private Rented Sector

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## Why choose accreditation?

- ▶ Better access to local landlord events by being the first to hear about additional awareness and training sessions
- ▶ Receive supporting documents to help with the day to day management processes of being landlord
- ▶ Support with management processes from LAS staff
- ▶ Access to LAS e-news, only available to accredited landlords and agents
- ▶ Access to legal advice at fixed cost with partner solicitors



# Welcome to Landlord Accreditation Scotland

Landlord Accreditation Scotland, (LAS) is a voluntary scheme by which landlords and letting agents can assure tenants that the tenancy arrangements they have adhere to the high standards outlined in the Scottish Core Standards for Accredited Landlords.

[Landlord Application](#)

[Letting Agent Application](#)

LAS provide training and development courses across Scotland:

All Courses

Core Standard

Best Practice

Other

All Locations ▾

[Search courses](#)

## What we provide

Landlords and letting agents can access information regarding the private rented sector from many different sources. However Landlord Accreditation Scotland provides a centralised source of information and advice for landlords and letting agents.



[View Courses](#)

[in List View](#)

## Portable Appliance Testing (Ref: 28116EA)

Other

**Kilmarnock**

 January 28, 2016  9:45 am – 4:00 pm

All landlords now have to have fixed wiring (Electrical Installation Condition Report or EICR) checks carried out at least every five years, which must include an appliance check report (a Portable Appliance Test (PAT)).

[View Details](#)

## Health and Safety Requirements: Landlord responsibilities (REF: 28116E)

Best Practice training

**Edinburgh**

 January 28, 2016  1:30 pm – 3:45 pm

This course focusses on updating delegates on recent changes to safety legislation, including the new electrical safety and carbon monoxide regulations that come into place this year.

[View Details](#)

# Training, Support and Information for Landlords locally

Variety of information and training for landlords

Core Standard Training Sessions

Level One

Property Condition and Property Management

Tenancy Management

Tenancy Agreements and Notices

Level Two

Recovery of Possession

Managing Common Repairs

Managing tenants complaints

Best Practice Training

Dealing with Abandonment

Creating Inventories

Landlord Tax – Obligations and Entitlement to Claim

Applications to Small Claims Court



# Entry Level Training

Are you new to letting property?

- ▶ Course: Your obligations as a landlord
- ▶ Course is designed to give those who are considering becoming a landlord, and those who have recently become landlords, the information and basic requirements to being a responsible landlord in the Scottish private rented sector.

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# Attending Core Standard Training

## ▶ Who should attend?

Any landlord looking to update or improve their knowledge

## ▶ How much does it cost?

LAS accredited landlord	£60per course
Non- accredited	£81 per course

## ▶ Will I have to sit a test?

No! The courses are interactive and designed to provide information in a friendly environment

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## Applying for accreditation

- ▶ To become an accredited landlord you need to comply with The Scottish Core Standards for Accredited Landlords
- ▶ The standards reflect a combination of current legislation, good practice and common sense
- ▶ Landlords and letting agents who already carry out good management practices will find themselves well on their way to achieving the standards
- ▶ Apply on-line

[www.landlordaccreditationscotland.com](http://www.landlordaccreditationscotland.com)



Application form  
for landlords

LANDLORDS

Please include names and corresponding registration numbers of each local authority with which you have registered

Local authority name

Registration number

Local Authority name ▾

Registration number

Local Authority name ▾

Registration number

Local Authority name ▾

Registration number

Local Authority name ▾

Registration number

Local Authority name ▾

Registration number

## Application process

- ▶ Completion of 'Accreditation Checklist'
- ▶ FREE for landlords
- ▶ Letting Agents pay appropriate annual fee dependent on number of managed properties
- ▶ Commitment to attend one LAS Core Standard Training sessions per year
- ▶ Landlord & Tenant Information Packs
- ▶ Tenant Surveys & Property Inspections

## Guides for Landlords

[Home](#) > [Guides for Landlords](#)

### Guides

#### Renting your property out

From talking to your lender through to preparing your property and showing new tenants round, this guide covers the checks and responsibilities you'll need to factor in.

#### Starting a tenancy as a landlord

Step by step guide for renting your property out - what you need to do for every new tenancy.

#### Tenancy deposits

A deposit is a sum of money, normally paid at the start of a tenancy which acts as a guarantee against damage to the property and unpaid bills.

#### Dealing with disputes with tenants

A guide to help you deal with and avoid disputes with your tenants. Combines best practice and your responsibilities as a landlord.

#### Dealing with antisocial behaviour as a landlord

Check what you can do to stop antisocial behaviour by your tenants and their visitors.

#### Ending a tenancy as a landlord

Whatever the reason for the tenancy ending, you have to follow certain processes and your tenants have rights, so be aware of what you need to do.

#### Choosing a letting agent as a landlord

Get tips on choosing a letting agent if you have a property you want to rent out in Scotland.

### Starting out as a landlord?

Our free to use app will help you avoid the pitfalls.

- ✓ Keep checklists for multiple properties
- ✓ Things to tell your tenant at a viewing
- ✓ Keep on the right side of the law
- ✓ All the legal, safety and money questions

[GET STARTED - IT'S FREE](#)



- ▷ Rent FAQ
- ▷ Rent Forms
- ▷ Repairs FAQ
- ▷ Repairs forms
- ▷ Right of Entry FAQ
- ▷ Right of Entry forms

## Repairs Application form and guidance

This page contains links to useful information and downloadable forms and guidance. The [3 Local Authorities in the first phase](#) can apply from 1 December 2015

## Forms and templates

- ▷ [\[NEW\] Application Form](#) \*amended for tenant AND Third Party applicants\*
- ▷ [\[NEW\] Sample Letter](#) (tenant or third party) of Notification to Landlord of repair issues

## Guidance and information

- ▷ [\[NEW\] Repairs - A Brief Guide](#) - this guide replaces the separate landlord/tenant versions and is designed for all applicants and respondents to repairs applications
- ▷ [Guidelines for Mediators](#)
- ▷ [Summary of revised smoke detector guidance](#)
- ▷ [Full Scottish Government smoke detector guidance](#)
- ▷ [\[NEW\] Scottish Government Guidance on Electrical Installations and Appliances in Private Rented Property](#) #
- ▷ [\[NEW\] Scottish Statutory Guidance on Provision of Carbon Monoxide Alarms](#) #
- ▷ [Tenant Information Pack](#) (external link) Information for tenants and landlords on the Pack can be found [here](#)
- ▷ [Furniture and Furnishings Fire Safety guidance](#) (external link)
- ▷ [Issue of CD Rom of Tribunal Hearings](#)
- ▷ [Renting Scotland Website](#) (external link)

#All private rented property must comply with the requirements of these guidance documents by 1

# Contact us:

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