

# CROYDON

www.croydon.gov.uk

## Croydon Private Rented Property Licence 2020 [CPRPL 2020]

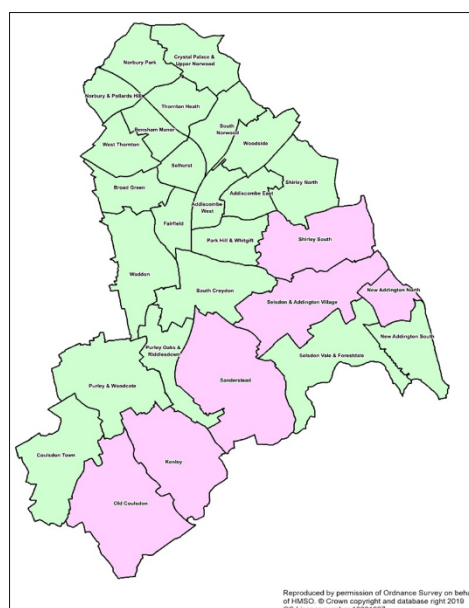
Further data to support licencing application to MHCLG.



Croydon Private Rented Property Licensing 2015 - 2020	
Applications (to 31.3.2020)	37,884
Income	£15.5M
Licenses issued	36,485
New applications per month	240

NUMBER OF PROPERTIES PER LICENCE HOLDER	NUMBER OF LICENCE HOLDERS in CPRPL 2015 – 31.1.2020
1-50	19,733 (99.8%)
1-10	19,456 (98.4%)
51-100	20
101-150	10
151-200	3
201-250	1
251-500	1
<b>TOTAL</b>	<b>19,768</b>

<u>Proposed designation for CPRPL 2020</u>	<u>Wards</u>	<u>Ground area in sq km</u>	<u>Part area is of whole borough</u>	<u>Number of private rented address</u>	<u>Part of all private rented addresses</u>
<b><u>Area A (north Croydon wards)</u></b>	<b><u>22 wards</u></b>	<b><u>(48.10 + 7.375) 55.475 sq km</u></b>	<b><u>64.4% of 86.225 sq km.</u></b>	<b><u>54,172</u></b>	<b><u>92.5%</u></b>
<b><u>Area B (south Croydon wards)</u></b>	<b><u>6 wards</u></b>	<b><u>30.75 square km</u></b>	<b><u>35.6% of 86.225 sq km.</u></b>	<b><u>4,381</u></b>	<b><u>7.5%</u></b>



**Table 1 - Private Rented Sector in Croydon - Headline data**

Ward	No Dwellings	%	<sup>1</sup> No PRS	% PRS of stock	<sup>2</sup> No PRS Adjusted	<sup>2</sup> Number Licensed	<sup>2</sup> % PRS Licensed	No of licence applicants	Av no of dwellings per applicant
Addiscombe East	5,126	3.1	1,790	34.9%	1,481	926	62.51%	690	1.34
Addiscombe West	7,138	4.3	3,488	48.9%	2887	2,712	93.95%	1,788	1.52
Bensham Manor	6,595	4.0	3,125	47.4%	2586	1,739	67.24%	1,199	1.45
Broad Green	7,879	4.8	3,638	46.2%	3011	2,268	75.33%	1,426	1.59
Coulsdon Town	5,712	3.5	1,281	22.4%	1060	468	44.15%	321	1.46
Crystal Palace & Upper Norwood	7,921	4.8	2,860	36.1%	2367	1,586	67.01%	1,128	1.41
Fairfield	8,444	5.1	4,792	56.8%	3966	4,891	123.33%	2,171	2.25
Kenley	4,128	2.5	754	18.3%	624	417	66.83%	335	1.24
New Addington North	3,882	2.4	656	16.9%	543	219	40.34%	176	1.24
New Addington South	4,481	2.7	969	21.6%	802	277	34.54%	212	1.31
Norbury & Pollards Hill	4,988	3.0	2,002	40.1%	1657	1,252	75.57%	732	1.71
Norbury Park	3,774	2.3	1,092	28.9%	904	397	43.93%	297	1.34
Old Coulsdon	4,001	2.4	570	14.2%	472	244	51.73%	202	1.21
Park Hill & Whitgift	2,616	1.6	1,202	45.9%	995	863	86.75%	634	1.36
Purley & Woodcote	6,934	4.2	2,011	29.0%	1664	1,184	71.14%	788	1.50
Purley Oaks & Riddlesdown	4,305	2.6	1,291	30.0%	1068	744	69.64%	562	1.32
Sanderstead	6,078	3.7	1,032	17.0%	854	391	45.78%	321	1.22
Selhurst	5,468	3.3	2,525	46.2%	2090	1,241	59.39%	855	1.45
Selsdon & Addington Village	4,011	2.4	731	18.2%	605	413	68.27%	345	1.20
Selsdon Vale & Forestdale	4,273	2.6	1,126	26.4%	932	543	58.27%	446	1.22
Shirley North	6,186	3.8	1,242	20.1%	1028	478	46.50%	388	1.23
Shirley South	4,098	2.5	638	15.6%	528	247	46.78%	201	1.23
South Croydon	8,209	5.0	3,718	45.3%	3077	2,677	87.00%	1,698	1.58
South Norwood	7,942	4.8	3,640	45.8%	3012	2,272	75.42%	1,330	1.71
Thornton Heath	7,643	4.7	3,278	42.9%	2713	1,624	59.86%	1,091	1.49
Waddon	7,840	4.8	2,850	36.4%	2359	1,624	68.85%	1,144	1.42
West Thornton	7,010	4.3	3,175	45.3%	2628	1,970	74.97%	1,221	1.61
Woodside	7,527	4.6	3,077	40.9%	2546	1,644	64.56%	1,114	1.48
<b>Designation A</b>	<b>138,011</b>	<b>84%</b>	<b>54,172</b>	<b>39%</b>	<b>44,832</b>	<b>33,380</b>	<b>74.46%</b>	<b>21,048</b>	<b>1.59</b>
<b>Designation B</b>	<b>26,198</b>	<b>16%</b>	<b>4,381</b>	<b>16.7%</b>	<b>3,626</b>	<b>1,931</b>	<b>53.26%</b>	<b>1,767</b>	<b>1.09</b>
<b>TOTAL</b>	<b>164,209</b>	<b>100</b>	<b>58,553</b>	<b>35.6%</b>	<b>48,458</b>	<b>35,311</b>	<b>72.87%</b>	<b>22,815</b>	<b>1.55</b>

<sup>1</sup> Projections based on property condition report – Metastreet 2019.

<sup>2</sup> The number of licensable PRS addresses is 48,458 of the total 58,663. The number licensed is in relation to the adjusted PRS totals.

**Table 2 – Croydon property condition and indices on a Ward basis.**

Ward	No PRS	% PRS of stock	<sup>1</sup> No Cat 1's	<sup>1</sup> % PRS with a Category 1 hazard	<sup>2</sup> Total SL inspection not satisfactory	<sup>3</sup> Average of IMD Decile
Addiscombe East	1,790	34.9%	416	23.20%	23%	6.14
Addiscombe West	3,488	48.9%	697	20.00%	20%	4.78
Bensham Manor	3,125	47.4%	884	28.30%	39%	3.82
Broad Green	3,638	46.2%	816	22.40%	38%	3
Coulsdon Town	1,281	22.4%	314	24.50%	24%	7.71
Crystal Palace & Upper Norwood	2,860	36.1%	604	21.10%	42%	4.67
Fairfield	4,792	56.8%	642	13.40%	12%	2.6
Kenley	754	18.3%	234	31.00%	35%	7.43
New Addington North	656	16.9%	157	23.90%	44%	2.14
New Addington South	969	21.6%	241	24.90%	35%	2.43
Norbury & Pollards Hill	2,002	40.1%	499	24.90%	36%	4.86
Norbury Park	1,092	28.9%	350	32.10%	34%	5.6
Old Coulsdon	570	14.2%	193	33.90%	30%	6.86
Park Hill & Whitgift	1,202	45.9%	184	15.30%	12%	7.67
Purley & Woodcote	2,011	29.0%	514	25.60%	22%	6.7
Purley Oaks & Riddlesdown	1,291	30.0%	285	22.10%	22%	7.67
Sanderstead	1,032	17.0%	295	28.60%	34%	8.78
Selhurst	2,525	46.2%	688	27.20%	38%	2.17
Selsdon & Addington Village	731	18.2%	248	33.90%	30%	6.43
Selsdon Vale & Forestdale	1,126	26.4%	181	16.10%	25%	7
Shirley North	1,242	20.1%	273	22.00%	16%	6.22
Shirley South	638	15.6%	209	32.80%	13%	6.67
South Croydon	3,718	45.3%	812	21.80%	16%	5.6
South Norwood	3,640	45.8%	898	24.70%	43%	3.2
Thornton Heath	3,278	42.9%	1012	30.90%	44%	3.5
Waddon	2,850	36.4%	599	21.00%	20%	3.5
West Thornton	3,175	45.3%	889	28.00%	34%	3.55
Woodside	3,077	40.9%	762	24.80%	38%	3.6
<b>Designation A</b>	<b>54,172</b>	<b>39%</b>	<b>12,560</b>	<b>23.2%</b>	<b>28%</b>	
<b>Designation B</b>	<b>4,381</b>	<b>16.7%</b>	<b>1,336</b>	<b>30.5%</b>	<b>28%</b>	<b>n/a</b>
<b>TOTAL</b>	<b>58,553</b>	<b>35.6%</b>	<b>13,896</b>	<b>23.7%</b>	<b>28%</b>	

<sup>1</sup> Projections based on property condition report – Metastreet 2019

<sup>2</sup> Not satisfactory is an inspection that results an issue relating to licensing conditions or hazards under the Housing Act 2004. Accumulation of figures from Table 4.

<sup>3</sup> Indices of Multiple Deprivation [data](#) from September 2019. Data on ward basis relies on best fit as LSOA does not fully align with the Croydon Boroughs.

**Table 3 – Further data for CPRPL 2020****Anti-social behaviour (investigated incidents) in Croydon.**

Ward	No PRS	No of PRS households that have had at least one ASB incident	% of PRS households that have had at least one ASB incident	Total number of ASB incidents in PRS households	Rate of ASB incidents per 1,000 households
Addiscombe East	1,790	191	12.4%	385	250.81
Addiscombe West	3,488	398	10.6%	861	229.78
Bensham Manor	3,125	393	12.7%	894	289.98
Broad Green	3,638	383	10.4%	942	256.26
Coulsdon Town	1,281	174	16.2%	411	383.40
Crystal Palace & Upper Norwood	2,860	325	11.4%	736	259.06
Fairfield	4,792	372	6.9%	828	152.63
Kenley	754	183	21.4%	354	413.07
New Addington North	656	121	17.3%	288	412.61
New Addington South	969	121	13.9%	256	293.92
Norbury & Pollards Hill	2,002	272	12.5%	545	250.57
Norbury Park	1,092	176	19.8%	347	391.21
Old Coulsdon	570	169	24.2%	307	440.46
Park Hill & Whitgift	1,202	87	8.1%	186	173.02
Purley & Woodcote	2,011	326	15.8%	659	319.90
Purley Oaks & Riddlesdown	1,291	151	12.6%	300	250.00
Sanderstead	1,032	195	22.9%	374	440.00
Selhurst	2,525	297	13.7%	644	296.91
Selsdon & Addington Village	731	179	19.2%	391	418.63
Selsdon Vale & Forestdale	1,126	107	11.1%	217	224.41
Shirley North	1,242	162	14.0%	443	383.22
Shirley South	638	119	20.1%	230	387.86
South Croydon	3,718	321	8.4%	659	171.53
South Norwood	3,640	461	11.6%	987	248.61
Thornton Heath	3,278	493	15.5%	1114	349.33
Waddon	2,850	286	11.7%	562	229.39
West Thornton	3,175	402	12.4%	804	248.99
Woodside	3,077	413	13.4%	954	310.24
<b>Designation A</b>	<b>54,172</b>	<b>6,311</b>	<b>11.65%</b>	<b>13,734</b>	<b>254</b>
<b>Designation B</b>	<b>4,381</b>	<b>966</b>	<b>22.05%</b>	<b>1,944</b>	<b>444</b>
<b>TOTAL</b>	<b>58,553</b>	<b>7,277</b>	<b>12.43%</b>	<b>15,678</b>	<b>268</b>

All data collected for period of 1.4.2015 until 31.3.2019 from council sources

**Table 4 - Selective Licensing Inspection in Croydon wards.**

Additional focused inspections started from August 2018.

This table includes general and focused inspections.

Ward	Total SL inspection completed	% Licensed premises inspected	SL inspection pre 1.08.2018	SL inspection pre 1.08.2018 not satisfactory	%	SL inspection post 1.08.2018	SL inspection post 1.08.2018 not satisfactory	%
Addiscombe East	173	19.2%	111	30	27%	62	9	15%
Addiscombe West	876	32.7%	778	144	19%	98	35	36%
Bensham Manor	664	39.2%	470	171	36%	190	86	45%
Broad Green	874	39.2%	568	186	33%	306	143	47%
Coulsdon Town	71	14.9%	51	9	18%	20	8	40%
Crystal Palace & Upper Norwood	551	35.5%	291	120	41%	258	112	43%
Fairfield	2,212	46.0%	1264	167	13%	947	95	10%
Kenley	40	9.8%	32	11	34%	8	3	38%
New Addington North	48	22.6%	33	13	39%	15	8	53%
New Addington South	121	43.2%	95	21	22%	26	21	81%
Norbury & Pollards Hill	489	41.3%	365	151	41%	124	27	22%
Norbury Park	112	29.2%	83	24	29%	29	14	48%
Old Coulsdon	46	18.5%	14	1	7%	32	13	41%
Park Hill & Whitgift	240	28.5%	207	25	12%	33	3	9%
Purley & Woodcote	188	16.1%	146	34	23%	42	8	19%
Purley Oaks & Riddlesdown	196	26.6%	132	22	17%	64	22	34%
Sanderstead	65	16.9%	29	8	28%	36	14	39%
Selhurst	409	33.4%	236	82	35%	172	75	44%
Selsdon & Addington Village	128	31.8%	74	12	16%	54	27	50%
Selsdon Vale & Forestdale	57	10.6%	31	4	13%	26	10	38%
Shirley North	228	48.2%	181	27	15%	47	10	21%
Shirley South	135	57.0%	115	15	13%	20	3	15%
South Croydon	711	26.6%	485	65	13%	226	51	23%
South Norwood	777	34.5%	500	199	40%	276	136	49%
Thornton Heath	634	39.7%	362	155	43%	271	125	46%
Waddon	368	23.3%	305	53	17%	63	22	35%
West Thornton	1,032	53.2%	675	229	34%	355	119	34%
Woodside	394	24.3%	303	122	40%	87	29	33%
<b>Designation A</b>	<b>11,377</b>	<b>30%</b>	<b>7,639</b>	<b>2,040</b>	<b>27%</b>	<b>3,722</b>	<b>1160</b>	<b>31%</b>
<b>Designation B</b>	<b>462</b>	<b>26%</b>	<b>297</b>	<b>60</b>	<b>20%</b>	<b>165</b>	<b>68</b>	<b>41%</b>
<b>TOTAL</b>	<b>11,839</b>	<b>34.1</b>	<b>7,936</b>	<b>2,100</b>	<b>26%</b>	<b>3,887</b>	<b>1228</b>	<b>32%</b>

**Table 4A - Selective Licensing Inspection in Croydon wards.**

Additional focused inspections started from August 2018 including inspections of flats over shops implemented and targeted at 18 local centres from Pollards Hill to Hamsey Green

Ward	Total SL inspection completed	% Not Satisfactory <sup>1</sup>
Addiscombe East	30	20%
Addiscombe West	33	39%
Bensham Manor	148	50%
Broad Green	209	45%
Coulsdon Town	15	33%
Crystal Palace & Upper Norwood	209	43%
Fairfield	293	17%
Kenley	6	33%
New Addington North	2	100%
New Addington South	21	90%
Norbury & Pollards Hill	90	17%
Norbury Park	16	56%
Old Coulsdon	29	38%
Park Hill & Whitgift	28	7%
Purley & Woodcote	12	8%
Purley Oaks & Riddlesdown	52	38%
Sanderstead	34	41%
Selhurst	113	48%
Selsdon & Addington Village	48	52%
Selsdon Vale & Forestdale	21	43%
Shirley North	33	21%
Shirley South	19	16%
South Croydon	123	33%
South Norwood	234	47%
Thornton Heath	223	47%
Waddon	29	10%
West Thornton	275	34%
Woodside	43	12%
<b>Designation A</b>	<b>2250</b>	<b>37%</b>
<b>Designation B</b>	<b>138</b>	<b>41%</b>
<b>TOTAL</b>	<b>2388</b>	<b>37%</b>

<sup>1</sup> Not satisfactory means that an issue with compliance with the licensing conditions was identified or enforcement action to remove a property hazard was needed.

**Table 5 – Further statistics covering PRS property conditions.**

Ward	<sup>1</sup> No service requests	<sup>2</sup> Part 1 notices served	<sup>3</sup> No fire detection (application)	%	<sup>4</sup> E-G	% EPC E-G all dwellings	D	% EPC D all dwellings
Addiscombe East	101	19	58	6%	560	26.39%	897	42.27%
Addiscombe West	335	62	197	7%	1,032	20.55%	2,018	40.18%
Bensham Manor	472	95	127	7%	771	21.53%	1,730	48.31%
Broad Green	431	92	142	6%	806	17.19%	1,665	35.52%
Coulsdon Town	70	3	46	10%	534	29.29%	765	41.96%
Crystal Palace & Upper Norwood	319	38	126	8%	1,005	21.27%	1,996	42.25%
Fairfield	387	45	184	4%	611	8.37%	1,364	18.67%
Kenley	52	6	33	8%	777	31.46%	975	39.47%
New Addington North	69	15	8	4%	223	10.92%	947	46.35%
New Addington South	113	17	20	7%	271	12.93%	1,056	50.38%
Norbury & Pollards Hill	193	57	109	9%	610	23.62%	1,006	38.95%
Norbury Park	111	15	35	9%	539	31.08%	827	47.69%
Old Coulsdon	39	1	24	10%	725	30.22%	1,108	46.19%
Park Hill & Whitgift	56	19	69	8%	367	26.10%	542	38.55%
Purley & Woodcote	139	29	73	6%	938	24.00%	1,146	29.32%
Purley Oaks & Riddlesdown	61	11	56	8%	651	33.70%	792	40.99%
Sanderstead	60	11	53	14%	936	30.25%	1,376	44.47%
Selhurst	316	64	104	8%	608	19.78%	1,239	40.31%
Selsdon & Addington Village	79	12	31	8%	465	24.23%	963	50.18%
Selsdon Vale & Forestdale	62	5	32	6%	405	18.90%	1,147	53.52%
Shirley North	80	16	33	7%	868	26.27%	1,502	45.46%
Shirley South	65	4	24	10%	525	32.59%	706	43.82%
South Croydon	358	46	192	7%	1,255	24.94%	2,002	39.79%
South Norwood	657	143	185	8%	1,108	20.73%	2,192	41.01%
Thornton Heath	510	109	126	8%	916	22.48%	1,865	45.78%
Waddon	306	74	110	7%	1,031	18.90%	1,993	36.53%
West Thornton	459	94	148	8%	805	20.98%	1,741	45.37%
Woodside	320	87	131	8%	974	22.23%	1,949	44.48%
<b>Designation A</b>	<b>5,856</b>	<b>1140</b>	<b>2,303</b>	<b>7%</b>	<b>16,665</b>	<b>20.94%</b>	<b>31,434</b>	<b>39.50%</b>
<b>Designation B</b>	<b>364</b>	<b>49</b>	<b>173</b>	<b>9%</b>	<b>3,651</b>	<b>26.97%</b>	<b>6,075</b>	<b>44.88%</b>
<b>TOTAL</b>	<b>6,220</b>	<b>1189</b>	<b>2,476</b>	<b>7%</b>	<b>20,316</b>	<b>21.82%</b>	<b>37,509</b>	<b>40.29%</b>

1. Service requests received by the private housing enforcement team from 1.4.2015 until the 31.1.2020
2. Part 1 refers to an improvement notice for repair or a prohibition order during same period.
3. On application an applicant indicated whether fire precautions were present in property (or not).
4. EPC data has been received from the Department for Business Energy Industrial Strategy August 2019.

**CROYDON**

www.croydon.gov.uk

**Table 6 – EPC Data for Croydon Properties (all properties – numbers).**

Ward	A	B	C	D	E	F	G	Totals
Addiscombe East	3	178	484	897	467	74	19	2,122
Addiscombe West	0	664	1,309	2,018	865	126	41	5,023
Bensham Manor	0	316	764	1,730	650	90	31	3,581
Broad Green	2	1,077	1,138	1,665	661	98	47	4,688
Coulsdon Town	5	216	303	765	439	80	15	1,823
Crystal Palace & Upper Norwood	18	407	1,298	1,996	822	147	36	4,724
Fairfield	18	1,969	3,342	1,364	496	79	36	7,304
Kenley	0	263	455	975	637	128	12	2,470
New Addington North	12	84	777	947	197	19	7	2,043
New Addington South	13	58	698	1,056	220	42	9	2,096
Norbury & Pollards Hill	0	226	741	1,006	509	81	20	2,583
Norbury Park	1	68	299	827	442	81	16	1,734
Old Coulsdon	0	110	456	1,108	605	110	10	2,399
Park Hill & Whitgift	0	66	431	542	314	50	3	1,406
Purley & Woodcote	11	715	1,099	1,146	709	199	30	3,909
Purley Oaks & Riddlesdown	0	140	349	792	539	103	9	1,932
Sanderstead	1	233	548	1,376	775	147	14	3,094
Selhurst	11	364	852	1,239	514	73	21	3,074
Selsdon & Addington Village	0	74	417	963	396	60	9	1,919
Selsdon Vale & Forestdale	1	50	540	1,147	361	37	7	2,143
Shirley North	3	220	711	1,502	723	124	21	3,304
Shirley South	4	55	321	706	450	64	11	1,611
South Croydon	2	458	1,315	2,002	1,009	203	43	5,032
South Norwood	7	522	1,516	2,192	908	169	31	5,345
Thornton Heath	17	307	969	1,865	777	98	41	4,074
Waddon	8	868	1,556	1,993	889	114	28	5,456
West Thornton	5	289	997	1,741	672	105	28	3,837
Woodside	5	232	1,222	1,949	843	96	35	4,382
<b>Designation A</b>	130	9,410	21,933	31,434	13,829	2,269	567	79,572
<b>Designation B</b>	17	819	2,974	6,075	3,060	528	63	13,536
<b>Borough Totals</b>	147	10,229	24,907	37,509	16,889	2,797	630	93,108
			D	40%	E-G	22%	F-G	3.7%
<b>Designation A</b>	92.0%	88.1%	83.8%	81.9%	81.1%	90.0%	85.5%	82.0%
<b>Designation B</b>	8.0%	11.9%	16.2%	18.1%	18.9%	10.0%	14.5%	18.0%
<b>Borough Totals</b>	100%	100%	100%	100%	100%	100%	100%	100%

EPC data was released by BEIS in September 2019. It covers all addresses in Croydon.



**CROYDON**

www.croydon.gov.uk

**Table 7 – EPC Data in groups based on requirement for certificate (2019 BEIS).**

Marketed for Sale			Private rented		
	No	%		No	%
G	383	1.0%	G	173	0.8%
F	1753	4.8%	F	585	2.6%
E	9415	25.5%	E	4038	17.9%
E-F	11551	31.3%	E-F	4796	21.3%
D	17285	46.9%	D	10,295	45.6%
A-C	8058	21.8%	A-C	7468	33.1%
<b>Total</b>	<b>36894</b>		<b>Total</b>	<b>22559</b>	
Check	36,894	100.0%	Check	22,559	100.0%
Non-marketed sale			Social sector		
	No	%		No	%
G	13	1.3%	G	23	0.2%
F	43	4.2%	F	131	1.0%
E	246	23.8%	E	1212	8.8%
E-F	302	29.2%	E-F	1366	10.0%
D	515	49.8%	D	5,353	39.0%
A-C	217	21.0%	A-C	7006	51.0%
<b>Total</b>	<b>1034</b>		<b>Total</b>	<b>13725</b>	
Check	1,034	100.0%	Check	13,725	100.0%
All properties					
	No	%		No	%
G	630	0.7%			
F	2797	3.0%			
E	16890	18.1%			
E-F	20317	21.8%			
D	37513	40.3%			
A-C	35352	37.9%			
<b>Total</b>	<b>93182</b>				
Check	93,183	100.0%			

**Table 8 – IMD comparisons across the capital's southern region**

LA. 2019 IMD data	IMD Overall (LA rank of average LSOA rank)	IMD Barriers to Housing (LA rank of average LSOA rank)	IMD Living Environment (LA rank of average LSOA rank)	% of households that does not have central heating	% of households with Occupancy rating (bedrooms) of - 1 or less (Overcrowding)
Bromley	230	32	140	2.0	4.0
Croydon	102	15	69 (3 <sup>rd</sup> worst)	2.9 (2 <sup>nd</sup> worst)	9.6
Kingston U-T	270	60	72	3.1	5.8
Merton	214	128	38	3.2	9.2
Sutton	227	110	105	3.0	5.3
Wandsworth	173	39	26	2.9	8.8

**Table 9 - Property Condition statistics in PRS addresses in Croydon wards**

Ward	No PRS	Empty private properties	Empty private properties % PRS	Empty private properties % all dwellings	Tall Buildings 6+ stories	No licensed in Tall Building
Addiscombe East	1,790	113	6.31%	2.20%		
Addiscombe West	3,488	172	4.93%	2.41%	10	328
Bensham Manor	3,125	180	5.76%	2.73%		
Broad Green	3,638	193	5.31%	2.45%	5	233
Coulsdon Town	1,281	85	6.64%	1.49%		
Crystal Palace & Upper Norwood	2,860	173	6.05%	2.18%	3	1
Fairfield	4,792	267	5.57%	3.16%	33	2,248
Kenley	754	81	10.74%	1.96%		
New Addington North	656	39	5.95%	1.00%		
New Addington South	969	74	7.64%	1.65%		
Norbury & Pollards Hill	2,002	132	6.59%	2.65%	6	165
Norbury Park	1,092	77	7.05%	2.04%		
Old Coulsdon	570	66	11.58%	1.65%		
Park Hill & Whitgift	1,202	80	6.66%	3.06%		
Purley & Woodcote	2,011	143	7.11%	2.06%		
Purley Oaks & Riddlesdown	1,291	77	5.96%	1.79%		
Sanderstead	1,032	102	9.88%	1.68%		
Selhurst	2,525	123	4.87%	2.25%	1	29
Selsdon & Addington Village	731	71	9.71%	1.77%		
Selsdon Vale & Forestdale	1,126	72	6.39%	1.68%		
Shirley North	1,242	118	9.50%	1.91%		
Shirley South	638	72	11.29%	1.76%		
South Croydon	3,718	213	5.73%	2.59%	1	43
South Norwood	3,640	176	4.84%	2.22%		
Thornton Heath	3,278	205	6.25%	2.68%	1	4
Waddon	2,850	185	6.49%	2.36%	3	97
West Thornton	3,175	202	6.36%	2.88%		
Woodside	3,077	146	4.74%	1.94%		
Designation A	54,172	3,206	5.92%	2.32%	63	3,148
Designation B	4,381	431	9.83%	1.6%	0	0
<b>TOTAL</b>	<b>58,553</b>	<b>3,637</b>	<b>6.21</b>	<b>2.2%</b>	<b>63</b>	<b>3,148</b>

Empty property data – 27<sup>th</sup> February 2020.  
 Tall building is one of 6 floors (18m) or higher.

**Table 10 - Wider anti-social behaviour in Croydon**

Ward	No PRS	CPN issued by NS Officers Community Safety	ASB incidents investigated by Safer N Team (police)	ASB incidents investigated by NS Officers Community Safety	ASB incidents investigated by Environment Team
Addiscombe East	1,790	4	5,165	2,892	185
Addiscombe West	3,488	27	2,362	4,321	408
Bensham Manor	3,125	61	2,238	4,720	416
Broad Green	3,638	59	1,909	9,066	436
Coulsdon Town	1,281	7	1,840	2,539	143
Crystal Palace & Upper Norwood	2,860	12	1,810	4,890	352
Fairfield	4,792	46	1,572	18,928	389
Kenley	754	4	1,524	1,459	196
New Addington North	656	5	1,286	3,086	249
New Addington South	969	7	1,231	3,483	218
Norbury & Pollards Hill	2,002	18	1,220	3,561	293
Norbury Park	1,092	15	1,190	2,943	223
Old Coulsdon	570	13	1,177	1,590	178
Park Hill & Whitgift	1,202	2	1,152	1,059	68
Purley & Woodcote	2,011	7	1,101	4,347	296
Purley Oaks & Riddlesdown	1,291	1	988	1,856	139
Sanderstead	1,032	4	823	2,134	200
Selhurst	2,525	27	810	5,740	366
Selsdon & Addington Village	731	7	736	2,086	156
Selsdon Vale & Forestdale	1,126	18	672	1,774	104
Shirley North	1,242	8	624	3,474	268
Shirley South	638	28	567	2,583	150
South Croydon	3,718	36	537	4,437	305
South Norwood	3,640	75	408	6,041	456
Thornton Heath	3,278	34	385	6,252	447
Waddon	2,850	41	367	6,903	507
West Thornton	3,175	56	339	7,256	390
Woodside	3,077	4	255	4,796	458
<b>Designation A</b>	<b>54,172</b>	<b>581</b>	<b>28,175</b>	<b>111,278</b>	<b>6,867</b>
<b>Designation B</b>	<b>4,381</b>	<b>41</b>	<b>6,113</b>	<b>12,938</b>	<b>1,129</b>
<b>TOTAL</b>	<b>58,553</b>	<b>622</b>	<b>34,288</b>	<b>124,216</b>	<b>7,996</b>

**Table 11 - Private Sector Landlords Sanctioned.**

Ward	No PRS	issue of FP / Prosecution	Prohibition Order issued	WID completed	Debt outstanding
Addiscombe East	1,790	0	3	0	0
Addiscombe West	3,488	0	7	8	2
Bensham Manor	3,125	4	5	14	10
Broad Green	3,638	2	3	9	8
Coulsdon Town	1,281	0	0	5	1
Crystal Palace & Upper Norwood	2,860	2	3	2	5
Fairfield	4,792	2	1	2	4
Kenley	754	1	0	0	2
New Addington North	656	4	1	0	2
New Addington South	969	0	1	3	0
Norbury & Pollards Hill	2,002	1	2	0	2
Norbury Park	1,092	0	2	3	4
Old Coulsdon	570	1	0	0	0
Park Hill & Whitgift	1,202	2	2	1	1
Purley & Woodcote	2,011	1	1	2	6
Purley Oaks & Riddlesdown	1,291	0	1	0	0
Sanderstead	1,032	1	0	0	1
Selhurst	2,525	1	2	5	6
Selsdon & Addington Village	731	0	0	0	0
Selsdon Vale & Forestdale	1,126	0	0	0	1
Shirley North	1,242	1	0	1	4
Shirley South	638	0	0	0	0
South Croydon	3,718	4	1	3	4
South Norwood	3,640	3	10	19	11
Thornton Heath	3,278	5	1	8	10
Waddon	2,850	1	15	0	2
West Thornton	3,175	7	6	19	10
Woodside	3,077	0	5	6	10
<b>Designation A</b>	<b>54,172</b>	<b>36</b>	<b>71</b>	<b>110</b>	<b>101</b>
<b>Designation B</b>	<b>4,381</b>	<b>7</b>	<b>1</b>	<b>0</b>	<b>5</b>
<b>TOTAL</b>	<b>58,553</b>	<b>43</b>	<b>72</b>	<b>110</b>	<b>106</b>

Reference to cases from the 1<sup>st</sup> April 2015 until the 31<sup>st</sup> January 2020.

1 - Private Sector landlords sanctioned – issue of FP or prosecution.

WID – work in default where the council completes work when the landlord does not follow a notice.