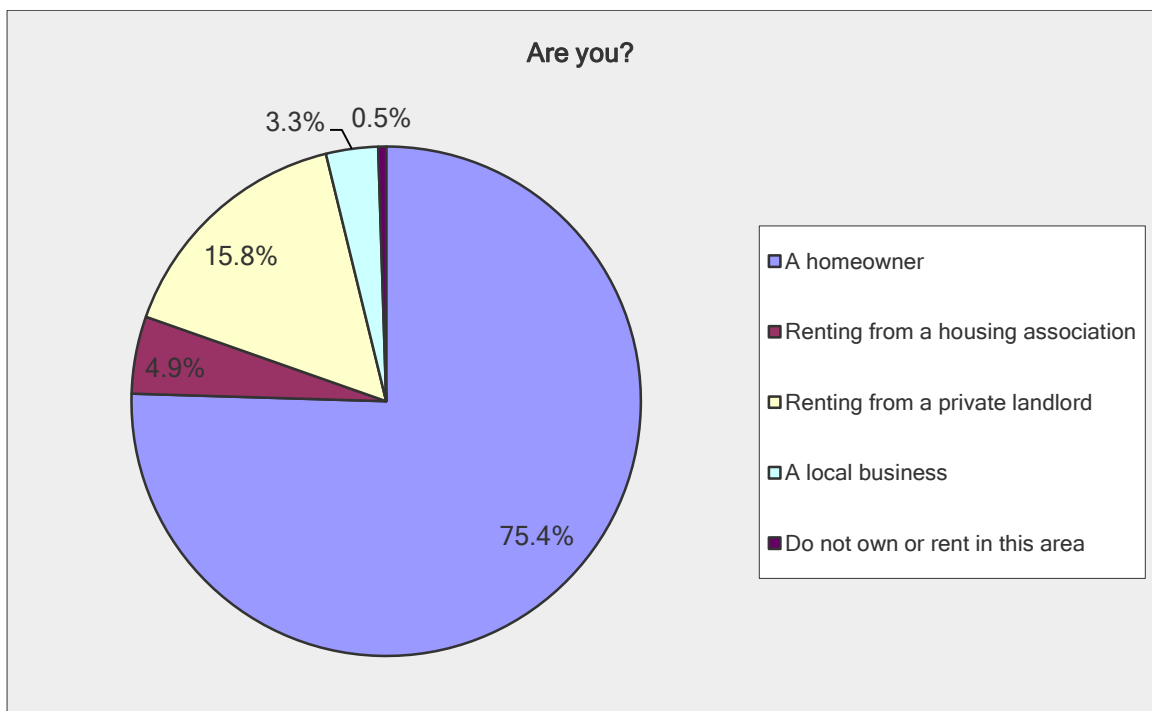


Appendix 6 Residents and Business Survey Results – Queensgate with Duke Bar

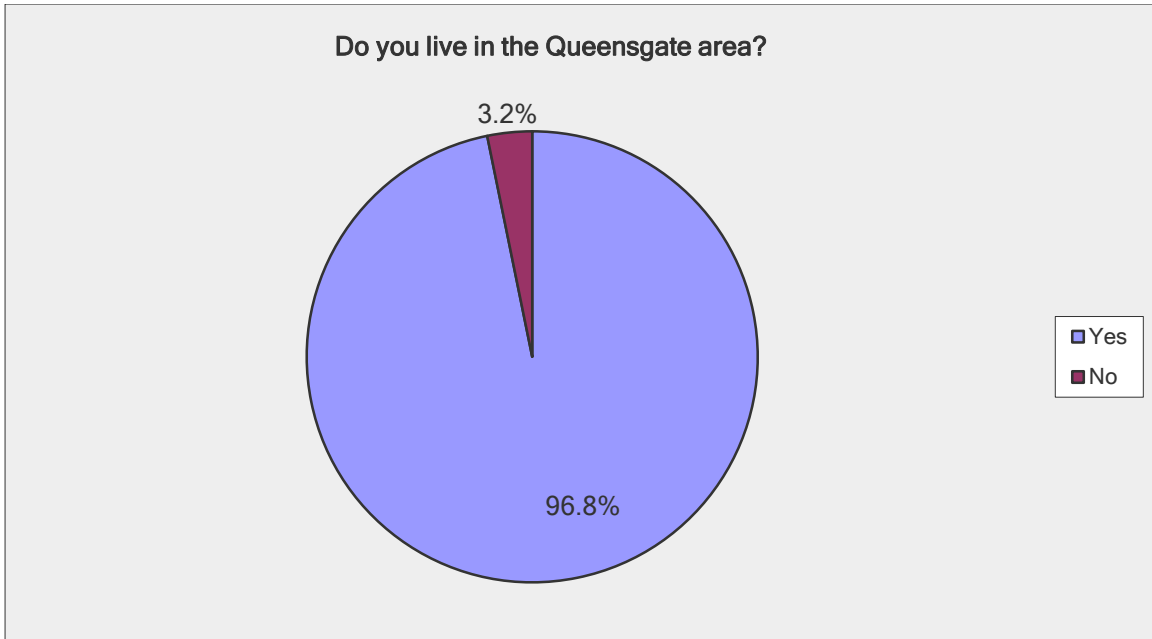
There are approximately 1389 occupied properties in the proposed selective licensing designation area. 194 residents responded to the questionnaire regarding the proposals to introduce selective licensing in the Queensgate and Duake Bar areas of the Borough. This is a 13% response rate which is what the Council would expect for a consultation event of this nature.

Question 2 183 answered and 11 skipped the question.

The pie chart below shows that 75.4% of the respondents were a homeowner.

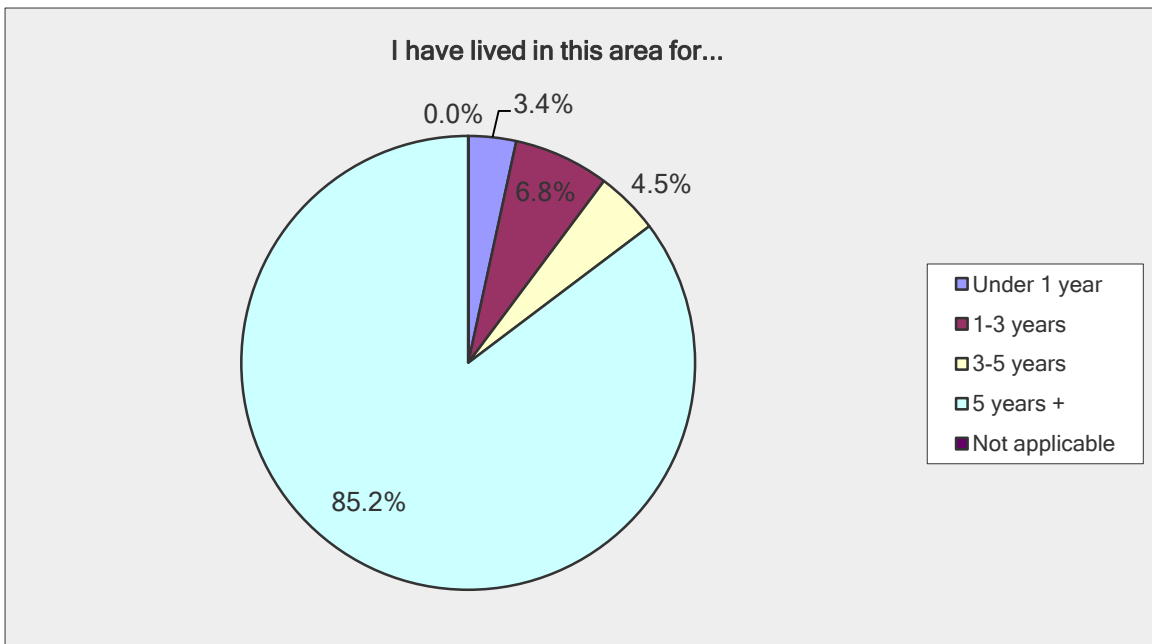


Question 3 157 answered the question and 37 skipped the question. The pie chart below shows that 96.8% of respondents live in the Queensgate area.



Question 4 176 answered the question and 18 skipped the question.

The pie chart below shows that the majority of people have lived in the Queensgate area for over 5 years.

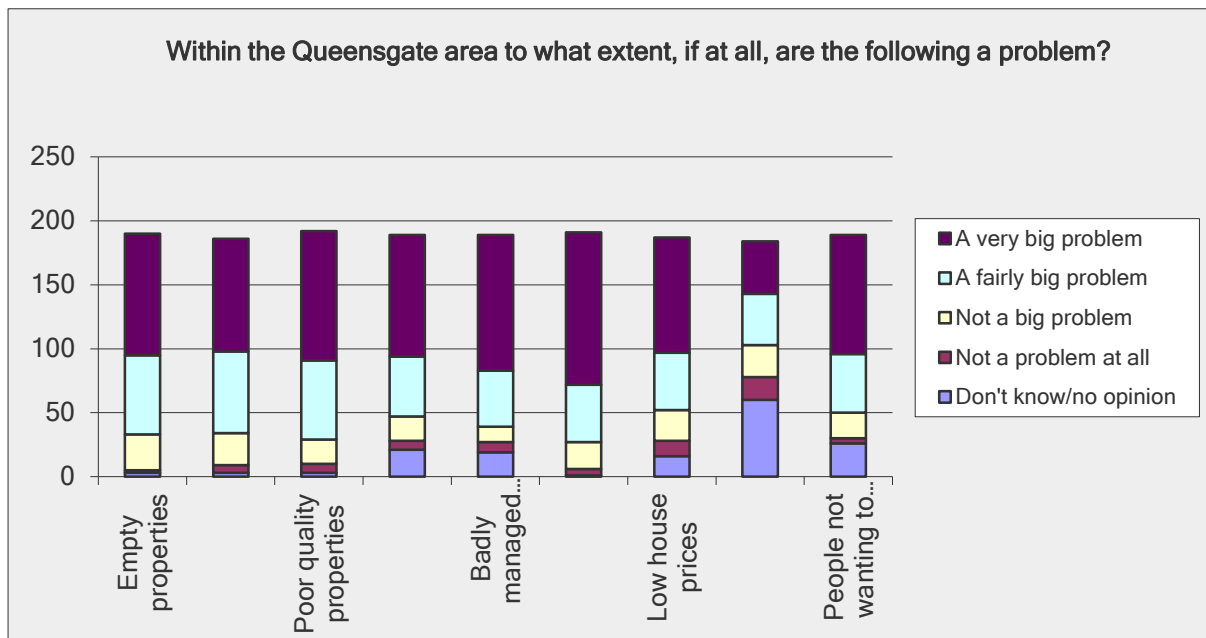


Question 5 193 answered the question and 1 skipped the question.

The table and graph below show that residents think that the top three biggest problems in the proposed designation area are rubbish dumping, badly managed privately rented houses and poor quality properties. These problems are then followed by empty properties and people not wanting to stay in the area.

Within the Queensgate area to what extent, if at all, are the following a problem?

Answer Options	A very big problem	A fairly big problem	Not a big problem	Not a problem at all	Don't know/no opinion	Response Count
Empty properties	95	62	28	2	3	190
Nuisance and anti-social behaviour	88	64	25	6	3	186
Poor quality properties	101	62	19	7	3	192
High turnover of private rented tenants	95	47	19	7	21	189
Badly managed privately rented houses	106	44	12	8	19	189
Rubbish dumping	119	45	21	5	1	191
Low house prices	90	45	24	12	16	187
Low rent levels	41	40	25	18	60	184
People not wanting to stay in the area	93	46	20	4	26	189



Question 6 162 answered the question and 32 skipped the question. The table below shows that the majority of respondents felt that significantly more problems are caused by privately rented properties than by other properties.

Which of the following statements best sums up your view of private rented properties and problems in the neighbourhood?

Answer Options	Response Percent	Response Count
Privately rented properties are no better or worse than other properties (privately owned homes or rents from a social landlord).	16.7%	27
Significantly more problems are caused by privately rented properties than by other properties.	51.2%	83
Problems tend to be caused more by privately rented properties than by other properties.	27.2%	44
No problems are caused by privately rented properties.	4.9%	8
Don't know/No opinion	0.0%	0

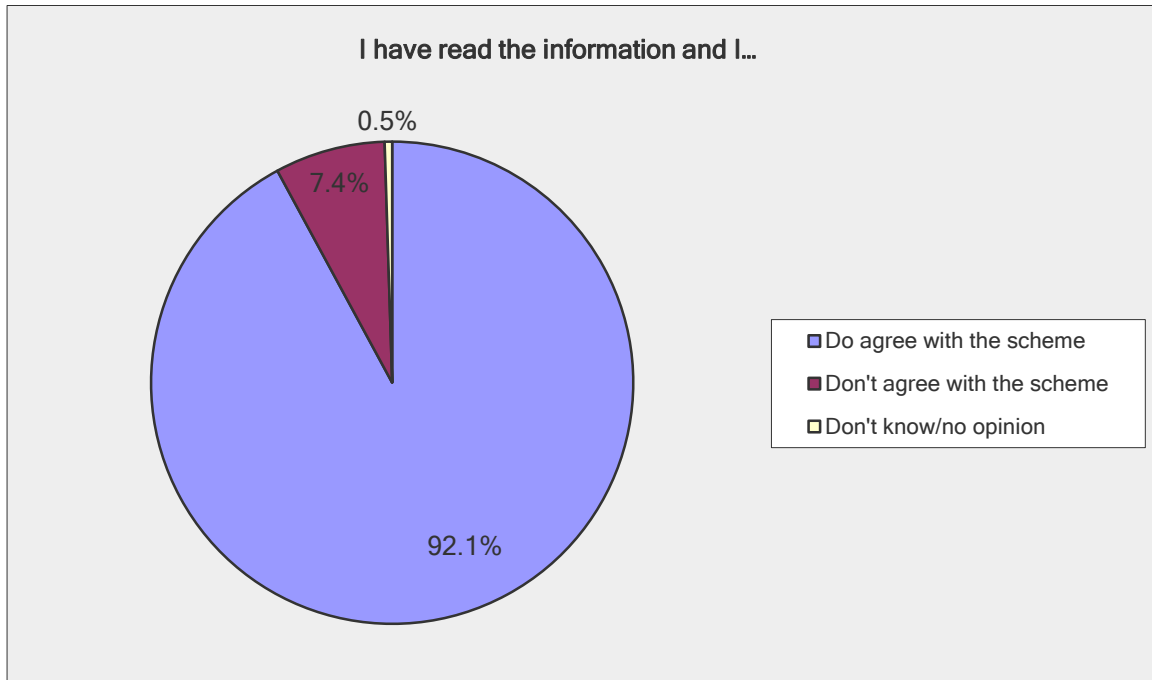
Question 7 189 answered the question and 5 skipped the question. The graph below shows that the overwhelming majority of respondents believe that landlords should obtain references for the tenants, ensure tenants know that anti-social behaviour is unacceptable, keep properties in a good condition and provide tenants with their contact details.



Question 8 193 responded to the question, 1 skipped the question. The table below shows that the majority of respondents strongly agree to the following states.

To what extent do you agree or disagree with the following statements?							
Answer Options	Strongly agree	Agree	Neither agree nor disagree	Disagree	Strongly disagree	Don't know/no opinion	Response Count
Burnley Council should intervene in areas suffering from low housing demand	121	42	14	4	3	6	190
Burnley Council should have more control over the way that private landlords manage their properties	138	37	5	6	7	0	193
Selective licensing could have a positive impact on private rented housing in an area	123	38	10	6	8	5	190
Selective licensing could help ensure that all privately rented properties are well maintained and managed	139	33	10	3	6	2	193
Selective licensing could help reduce anti-social behaviour problems	124	43	9	6	8	2	192
Selective licensing could help make an area more attractive to potential tenants, and so increase rental values and property	124	36	10	6	10	7	193

Question 9 189 responded to the question, 5 skipped the question. The pie chart below shows that 92.1% of respondents agree with the proposal to introduce selective licensing in the Queensgate/Duke Bar area of the Borough compared to 7.4% who disagree with the proposals.



Detailed on pages 6 to 16 of this document are all of the comments received from the respondents. There are a total of 137 comments.

The majority of responses can be grouped into 11 main topics:

1. Rental Increases - 5 respondents were concerned that the licensing application fee being proposed will result in the landlords increasing the tenants' rents.
2. Private rented properties have caused the area to decline/selective licensing could help – (28)
3. Agree Selective Licensing is needed in the area (33 respondents)
4. Empty properties are the main problem/biggest concern in the area (14 respondents)
5. Anti-social behaviour/Envi Crime is the main problem/biggest concern in the area (16 respondents)
6. Anti-social behaviour is caused by the private rented sector (6 respondents)
7. Landlords are not interested in the area/just want to collect the rent (9 respondents)
8. Anti-social behaviour should be dealt with the Police/Council (3 respondents)
9. Bad tenants are the problem/just target bad landlords (2 respondents)
10. It is just the Council finding ways to make money (1 respondent)
11. Selective Licensing should be introduced across the Borough (1 respondent)

Comments from the questionnaires

1	<p>I have had no problems with my private landlord and have been happy with him dealing with any problems over the years. The rent at the moment is affordable but I am a little afraid that if my landlord has to pay for a license that he will put my rent up to cover this. That will not be good for me, as I am happy as I am at present.</p>
2	<p>I'm an owner/occupier and have lived in the same small terraced property in Queensgate for 32 years. I was so pleased when I heard that Queensgate was being proposed as an area for Selective Licensing. Sadly I've since discovered that Peart Street, Ebor Street and Hind Street are not included. Why?</p> <p>When I first moved to Peart Street I believe that most of the houses were owner occupied. Currently, I don't believe this to be the case. I would love to sell up and move but house prices in this area wouldn't bring me enough to get anything better so I'm stuck here.</p> <p>Most terraced houses sold recently in Peart Street and Ebor Street have been bought to rent. The immediate next door house is currently empty but until 3 months ago had had a tenant for some years who, with her mother (herself a tenant some doors up), bullied me over a period of time causing me to call on the services of the Anti-social Behaviour Team of Burnley Borough Council.</p> <p>I am retired and live on my own and do live in some fear of the next tenant/s who will come to live next door.</p> <p>It's all very well talking about helping tenants and landlords but who helps the owner/occupiers who can unwittingly get caught up in the middle between bullying and mindless tenants and their, at times unco-operative, disinterested and possibly unfit landlords who are most often far removed from the area?</p> <p>It is my understanding that the landlord of the currently empty house next door to me owns several other rented properties. I've spent much of my very limited pension on attempting to stop water running down the wall at the front of the house due to a leaking troughing joint over several years; not only by replacing my own troughing, front and back, but in employing several different builders to remedy the continuing problem but to no avail, to date. This leaking is causing dampness in my vestibule where I have electrical wiring to an outside light and is making my wooden front door swell thus making it difficult to open and close after a prolonged rainy period. I did replace the front door as the previous one became so damaged by being swollen that I had difficulty going in and out the house.</p> <p>At the present time I just don't know where to turn. If Selective Licensing had existed in this area such problems might have been able</p>

	<p>to have been sorted out somehow by now, possibly.</p> <p>When the house was owner occupied it was well cared for. Being rented out by a private landlord I can't say the same.</p> <p>Selective Licensing, on paper, looks a good and, where applied, might even give some hope to those like myself, but without such an initiative streets of small terraced properties poorly maintained by landlords and others will simply continue to decline and may even become the slums of the future.</p>
3	Bad tenants are the problem in this area - not bad landlords, this scheme will not change that. If you charge landlords a high licensing fee, it will be passed on to tenants and may work out making things worse not better, as more houses will be empty.
4	Something needs to be done to improve the area.
5	I do not know Duke Bar well but Queensgate is a diverse and well integrated area I would like it to remain so.
6	I agree with the outlines suggested in the questionnaire entirely as you can see by the answers I have given.
7	Too many empty houses, Randal Street only has about 3 houses occupied. Many houses have been vandalised broken windows, graphiti, making the area undesirable to others looking for properties to buy.
8	The standards need to improve. Too many fast food outlets cause a major problem with rubbish thrown on the streets. People without dustbins throw the rubbish in the back streets.
9	Too many landlords just interested in collecting rent money and not interested in vetting tenant beforehand. Too many empty houses left to rot.
10	The house next door to mine is empty and has been vandalized it's been like this now for over 2 years. Some neighbours kids have damaged my car.
11	Too many rented houses in our street - one next to us has tenants/landlord that don't care about property, how it looks and the people who live next to them.
12	Laws already exist regarding anti-social behaviour - enforce them, don't abdicate responsibility on to landlords. Costs to landlords of proposals - ridiculously high - costs will in any case be passed on either in higher rent or less investment in the property - not what you want.
13	I have lived here 27 years and most of the problem tenants, householders are from rented properties, this has been the case all these years.
14	The empty properties should be managed properly by the landlord/landladies or the Council. We have 2 empty houses on Ford Street which no one lives in them and the doors are wide open and children keep going in them, something needs to be sorted as soon as possible.
15	Simply for all the reasons stated.

16	Placing more financial burdens on landlords will in NO way help the area. If the 'tenants' of the area are the problem then it's this that needs DIRECT action. Landlords cannot be expected to be responsible for idiots!!!!
17	Sir, In this area total empty houses and some houses is damaged. These houses is so old you come and visit.
18	The problem with this scheme and similar schemes is that once implemented they increase the cost of renting and purchasing properties. The working 'man' is already struggling to cope with rent increases and expensive house prices.
19	As the area suffers from a large number of empty properties, it does not look good for prospective tenants and/or buyers. Some of these are in a bad condition but hopefully the Empty Homes Cluster Programme will help improve the area. Selective Licensing could help the rented section of the community.
20	We feel that it would improve the properties and then help the area improve along with all the empty homes that are being improved.
21	Queensgate was once a residential area have seen how it's gone down over the years.
22	Empty house next door been empty 13 years. Our property value practically worthless. Most houses on street rented to drug users, it's awful.
23	Why should private landlords be "tarred with the same brush as bad landlords" why not simply target the bad landlords?
24	Still problems with cars racing down Colne Road various times of the night.
25	Landlords would have to keep property in good repairs we might get decent tenants and stop a lot of problems. We have been here since 1971 and it was a good area to live, we have watched go down over the years and it's heart breaking.
26	Reduce the number of empty properties and improve the area and force landlords and other property owners to maintain the upkeep of standards.
27	Because they have hit "The Right Note".
28	Far too many people living in this area, have no respect for others.
29	99.9% of anti-social behaviour and rubbish dumping comes from privately rented properties.
30	Unsure as to what changes it would make, just don't want to live where there is anti-social behaviour in the neighbourhood. Retired I want to feel safe at home and going to the shops. Have had noisy neighbours close by and smoking soft drugs visible on door steps.
31	Agree in principal with the scheme, but already being a member of the good landlords scheme we feel that everyone should be in this scheme. Selective licensing seems to be the same thing, but will probably have a hefty charge. We are penalised for the bad landlords.
32	Too late.
33	Could help the area to function better.
34	As I and my carers have been the victims of anti-social behaviour in one form or another anything that keeps tenants safe has my approval.
35	My current landlord is very unhelpful concerning general maintenance of the property I live in. He would definitely benefit from

	training!
36	It is high time something significant was done about the empty houses and run down houses owned by private landlords in this area.
37	Late night shouting and swearing due to drink/drugs short term tenants leaving properties damaged, which are then boarded up, which gives the area a derelict look and therefore reduces house prices etc.
38	I am Burnley born and bred. The old town needs a shot in the arm. Stop the rot.
39	Queensgate would be a better place with less rented properties and more homeowners, then the properties would be looked after for better.
40	Think it's a good idea anything that's positive can only be a good thing.
41	Properties gone into a eyesore, rubbish dumping. Tenants not looking after their properties, back yards, Brennand Street etc, a total eyesore from my house. Hope things improve and not go worse.
42	It's not just rented properties that are a problem. The Council not carrying out their duties are a bigger problem. Why employ this people if duties are not adhered to, not a good example sending a form with Queensgate as heading to residents of Duke Bar, how can we take you seriously.
43	The state of the area speaks for itself. The problem now is that this is ten years too late. Good luck with this.
44	Homes can look very nice on inside but sometimes it's what's outside on streets and surrounding areas that makes area look unattractive. Anti-social behaviour needs to be dealt with Police more severely not landlords.
45	Council should try to sell empty properties so people can buy them especially first time buyers. People are dumping rubbish in the backyards of empty properties.
46	I live next to one of the properties mentioned. We have had 3 lots of tenants all with anti-social behaviour. Now the property has been abandoned for over 12 months.
47	There is no escaping the fact that Burnley is a run down old industrial town, yet the houses are basically well made. The Council should intervene to maintain and improve the area before things deteriorate any more.
48	I feel this would have an adverse effect and private landlords wanting to buy in these areas will not do so hence the area will go into further decline and loss of value.
49	Fed up with no action been taken against tenants and landlord for anti-social behaviour. Good working people don't seem to have any rights.
50	Lots rubbish back the property.
51	A succession of undesirable tenants - drug activity, drinking, fighting, partying, general carrying on by out of work benefit claimants - living in rented accommodation. House owners appear to be decent living people not causing trouble or problems.

52	I have lived in this area for 25 years and the properties are suffering because all Duke Bar area have been housed round this area. They are all rented properties, they live in them 12 months, they do a mid-night flit, thus leaving the houses in a disgusting mess.
53	Selective Licensing has already been tried and proved to work (Council comments), so it should be introduced across the whole of Burnley. Therefore no need for another consultation or trial period.
54	Council are finding ways to make money.
55	It's better for everyone all round.
56	I moved on Mark Street in 1997 and I'm lucky that the property on either side of me are both homeowner and have lived in their properties longer than myself, but number xxx Mark Street I bet over 10 people have lived there, growing drugs, people just out of jail. I try to get on with everyone but when strangers move on Street they never have any respect!
57	Some landlords don't repair and keep on top of damaged/empty properties,
58	I think that this will just put up rents and cause a lot of problems for low income families and single people who rent eg me.
59	Something needs to be done about empty houses and rubbish being dumped in the back yards and all these take-away. There is too many on Colne Road and these all park on double yellow lines.
60	Where I live there are empty houses or when the people lived in there, they making noises. Dumping rubbish etc even my next door got the same problem.
61	Been a resident here for 25 years same house. Now I feel nothing matters anymore landlords sadly let the area go to ruin whilst they get rich off rents as a home owner my house as gone down in price, I feel quite sad living in this area.
62	This area has been getting worse, these private landlords neglect their houses and couldn't care less who they put in them. The people on our street are sick of all the trouble some are selling up and moving out, which is a shame because they are having to take a big loss on their home. The police are always coming round because of loud music parties in the early hours which then spill out on the street fighting, throwing beer cans everywhere. We have had our shed broken into twice in the middle of the night and we all had our car tyres slashed on another occasion. The police called four times in one night alone to just one house I feel sorry for us all. The police as well because these young ones and their parents couldn't care less.
63	Problems highlighted are down to poor Council control, not landlords.
64	Be better for everyone all round.
65	Unsure, anti-social behaviour is the root of the problem in one aspect but landlords/social landlords want tenants irrespective of their anti-social behaviour problems.
66	I think most anti-social behaviour is caused through drug and alcohol abuse and rubbish piled up in yards attracts vermin.
67	We hope that it will help Queensgate as it has deteriorated rapidly with all the rented properties lowering the standards of the area, its not what it was.

68	Have lived for 56 years in the area and it has steadily got worse.
69	It should make more landlords take care of their properties and stop bad tenants from moving to the area.
70	Next to my house 29 Waterbarn Street is an empty house with no roof. Close houses are damaged because of this.
71	Empty properties in the area make for an easy rubbish dumping ground. Control of all rented properties by licence would make people in these properties think about their actions and how it affects others in the area.
72	Issue is 2 fold - poor landlords and poor tenants. Needs controls on both parties / better regulation, more support to landlords dealing with nuisance tenants by Council, Police, Courts. More controls in tenancy agreements for dealing with nuisance tenants. Look at funding voids issues so private landlords don't feel pressured to fill voids without conducting rigorous checks first.
73	I had to fill in 14 pages when applying for council property - private landlords should do the same.
74	The Queensgate area has changed dramatically in the last few years owing to neglected properties. It would be nice to see a big upturn in this area.
75	Anti-social behaviour from tenants can blight the likes of decent law-abiding residents. Too many landlords do not care about who they 'dump' in their properties.
76	I think this is a great scheme. It sounds good and hopefully it comes in.
77	Recent major issue with next door neighbours - anti-social behaviour - that was even covered in national newspapers - yes it is a problem.
78	Licensing will maintain higher standards. Rental accommodation - the property - eg the terraced now suffers!
79	A good neighbourhood is ideal, tidy backyards and streets and back streets is a must. Also properties kept in good order.
80	From the last two and half years we live in this area we found a lot of problems of anti-social behaviour, burglary, noisiness because of these problems we would also decided to leave this area.
81	I agree it will have a positive impact however I feel it will make it extremely difficult for people in similar situation as myself - young/first time renting - working part-time and can't afford higher rent values.
82	As a Lancashire citizen it's my duty.
83	I agree with the scheme because years ago we had a brothel next door and the landlord tried but could not get them to leave till they were ready and nobody really could. The police were up nearly every week.
84	As ticked.
85	The problems from the "Burnley Wood" area have been largely transplanted to Queensgate. Further demolition will only spread the cancer. When we moved to Queensgate 30 years ago, it was a decent working class area. Now it is a dumping ground for the criminal, social misfits class.

86	Every day I endure anti social behaviour from at least a nearby rental properties, and have done so for many years. This is no small problem! Landlords should be accountable because they do not live in the area. They care for nothing but the rent.
87	Poorly managed tenants cause anti social problems and don't care about rubbish/litter in the area.
88	Most of the rented properties are owned by landlords and live in Manchester, so a lot of tenants cannot get in touch to get repairs done. Consequently they are really badly maintained for example my neighbours and ourselves have spent a lot of money where we live the property belongs to a landlord living in Manchester and I truly wouldn't let a rat live there. The gentleman who lives there is dicing with death everyday. He has wooden steps to get up to his flat and they are so unsafe I'm afraid every time I see him using them. Apart from the steps he has broken windows and the shop beneath as a toilet that leaks and is running onto back street where children play. (Find the landlords, clean up the district).
89	The area has deteriorated over the years due to take-aways and poor quality of renting. A lot of renteds have no respect for the property or the area.
90	I am a homeowner and I feel the value of my property is going down because of this problem.
91	Over recent years I have seen what was once a good area become run-down, long standing residents wanting to leave and house prices plummet.
92	Landlords should have to declare all rental income annually and this should be cross referenced with housing benefit payments. All rent should be paid electronically and recorded and declared to inland revenue.
93	I have filled this form in but there is question mark? Will you act on this or not.
94	I am 49 years old and lived in Queensgate all my life, the place is a dumping ground for problem people and the landlords don't care because they don't live here toerags the lot of them.
95	Anything new around here would be an improvement. A house on Fraser Street contains several youths who live off pizza, beer and discard packaging everywhere.
96	What about properties which have been left empty and not rented out. They are more of a concern - attract anti-social behaviour to the area.
97	They are doing empty houses up on Brennand Street, let's hope they carry on, make the area better.
98	Anti-social behaviour is a big problem in the area and I agree something must be put in place to improve the situation.
99	Many private landlords only appear to be interested in getting rent money and are unconcerned by the effect of anti-social behaviour on other residents.
100	Too many landlords are only interested in collecting rent, and not bothered about problem tenants for fixing problem on properties.
101	What will the licence cost (per house or per landlord).
102	Anti-social behaviour is a bigger problem than rental properties. The worst problem is the "Fraser Street Project".

103	Because I feel all these problems are effecting my property and family.
104	Landlords have got away with letting tenants down for far too long, they want the money to roll in but don't want to pay for improvements to their property.
105	A lot of good quality housing is standing empty and are subject to damage. Many houses need work and repairs doing and not all landlords bother - the streets soon look derelict and unappealing and no one decent wants to live there. I live next door to a privately rented house and it has cost me money for repairing damage they have done. When I complained the agent just laughed. Some landlords collect money and do nothing in return.
106	I previously lived in rented accommodation with a private landlord and must say he was a bad landlord, would not carry out any repairs and spent all rent money on his own property. This man still rents property in the area and actually works for the council a licence and regular checks would stop these people for doing what they do.
107	Because they only become more run down in the longer term if let to some landlords if someone does not take control, who will.
108	We have a rented property at the side of us it has never been decorated outside for years. Houses like this drag the area down. I think all landlords should be licenced.
109	My landlord has done nothing to the house that I rent off him in nearly 2 years, I'm sick of asking for repairs to be done and getting nothing repaired, that's why I'm now looking for new accommodation away from here.
110	Less empty houses is bound to be a good thing for the area attracting more responsible tenants.
111	It will stop a lot of problems from anti-social behaviour and all things like that.
112	Absent landlords who don't care who they put in their properties a big problem on Ribblesdale Street. Continuing problems renting to complete xxxxx.
113	After living in this home for 47 years, for most of this time, no problems with people on behaviour. Times have changed a lot, with more and more anti-social behaviour and housing problems.
114	Problems: Car damage, wing mirror pinched, wheelie bins pinched twice and had to pay for new ones, flowers and pots pinched from back yard, woken up in the early hours by shouting/swearing, litter up the backstreet of Boundary Street and St Cuthbert Street. Want to move because of all the negative behaviour in the area. My house is looked after and I have spent money on it inside and outside. This unfortunately has made me a loss if I was to sell my house.
115	If the property rented by such landlord as xxxxx were stopped from letting to the dross of Burnley we may stand a chance. A method is required to confront them when something is wrong.
116	I have lived in this area for 35 years and over the last 10 years it has gone worse and worse.
117	People are living in houses that need a lot of work and I think something needs to change to improve life for them who care about the area.

118	Anti social behaviour in my opinion is fuelled by too many corner shops selling alcohol, and selling it to people that they know are underage. Another point why can the shop at the corner of Boundary Street open till midnight further fuelling the anti social problem. Maybe the areas decline is due to Councils inability or desire to stop the surge in takeaways it is not something that you need to see on every street corner, the preponderance of such establishments have ruin the once valued shopping area Colne Road.
119	I have lived here 37 years and seen the area go down and down. Because the area gone down no decent people want to live round here. It was lovely 37 years ago.
120	Too many people living in rented housing and not taking care of the properties and too many drug dealers in rented properties.
121	In the past we have had to put up with anti social behaviour from more than 1 privately rented properties.
122	Private landlords and tenants need to be accountable for their properties.
123	It is such a pity that something was not done sooner, instead of letting the area get so bad in the first place.
124	If agencies get together and tackle anti social behaviour proactively now, then there is no need for new schemes. There is a need for enforcement agencies to be more visible in the area and hands on approach. Nuisance and anti social behaviour is predominantly caused by young teenagers (my assumptions) as there is no youth engagement, nothing to do for them, no where to mix and enjoy the activities apart from outside in parks where they are more vulnerable.
125	I agree with the proposal however management of this area and I presume other areas is essential, utilising funds raised correctly is crucial, otherwise landlords will become reluctant to adhere to the rules. It is a balance between landlords choosing suitable tenants, the council using its resources to manage and co-operate with landlords and the police also working with the community. Otherwise selective licensing will be seen as another tax and discourage landlords from renting out their properties so you'll end up with a ghost town. I propose a public forum either during the consultation period or on top of, release of fees payable and where that money will be spent. A greater amount of personnel allocated or employed to manage Queensgate/Duke Bar and other areas that are suffering from the same issue. The proposal can work if it is introduced, managed and utilised correctly. I would appreciate a response by letter of my issues raised and if a public forum can be arranged notification of it to myself and the neighbourhood.
126	I have lived in this property for 54 years. In the last 15 years the area has really deteriorated due to landlords buying properties and letting them out to unsuitable tenants. If I could afford to move I would move tomorrow.
127	I shall keep to myself at this moment in time. Thank you.
128	I think that making landlords more accountable will have only positive outcomes all round.
129	I live near Ribblesdale area of Duke Bar where there is a lot of A.S.B. due to private rented housing, loud music, litter every where, kids on street till all hours. Flytipping on back street. Some houses are not fit to live in. On lower Heath Street there is at least 6 empty properties.
130	To make it better place and area to live in, like it used to be in the years gone past.

131	This area has gone down over the last 20 years. Its no longer a desirable place to live. I would myself like to move away.
132	One of the problems around this area are people squatting in empty properties which are making the unlivable for tenants.
133	It is a shame it has taken so long for some action to be taken in the area. Before it got so bad.
134	In areas where there is a high rental of properties there seems to be no care in most peoples attitude to the way the area looks as they do not seem to stay for long unlike people who own there own property such as I.
135	Duke Bar used to be a good area now got bad graffiti, rubbish, anti social behaviour and cannot sell properties. Most people have moved given houses away for peanuts. I believe we can improve the area with the right tenants. Duke Bar area supposed to be gateway to Burnley. Houses and properties set on fire, graffiti every where and boarded up properties do not make it look nice.
136	I think that all residents should be responsible for keeping the area in which they live clean and litter free. The back streets should be regularly swept. Since the bins are not emptied weekly the build up of litter and rubbish being blown about has increased dramatically. We have the take away wrappings so close to us from both Colne Road and Briercliffe Road . I don't mind the takeaways; good on them, but I do object to most people not having the decency to clean up after themselves.
137	Sick of people moving in who cause crime for the area, these are usually by private landlords, children are unable to play in the street due to people drinking on the streets, causing extreme noise for next door neighbours, and being a general disturbance to the street.