



Department for
Communities and
Local Government

Notice claiming the Right to Buy (RTB1 form)

Please use this form if you are a council or housing association tenant and wish to purchase your home under the Right to Buy or Preserved Right to Buy schemes.

You could be eligible for a Right to Buy discount if:

- ✓ You are a council tenant OR you were a council tenant and were living in your home when it was transferred to your current housing association landlord
- ✓ The property is your only or main home
- ✓ You have been a public sector tenant (usually a tenant of a council or a housing association) for at least 3 years
- ✓ You don't live in sheltered housing or other housing particularly suitable for elderly or disabled people
- ✓ Your home is not due to be demolished
- ✓ You don't have any legal problems with debt
- ✓ You don't have any outstanding possession orders

If you can answer 'yes' to these statements, you are probably eligible but your landlord will need to confirm this.

Remember, buying your home is a big decision. If you haven't done so already, you should get impartial financial and legal advice before buying. **You can get free information and advice from:**

- Your landlord
- The Government's Right to Buy website: www.communities.gov.uk/righttobuy and helpline: 0300 123 0913
- The Government's booklets – *Want to make your home your own?* and *Your Right to Buy your Home*
- For legal matters contact your local Citizens Advice Bureau: www.citizensadvice.org.uk
- For budgeting and financial advice, contact the Money Advice Service: 0300 500 5000; www.moneyadviceservice.org.uk

When you have completed this form, take it or send it by recorded delivery to your landlord. If you take it by hand, ask for a receipt. You should keep a copy of the completed form.

Part A: The property

Note:

You can only claim the Right to Buy discount if you are a tenant of this property.

Give the following details:

Address of the property you wish to buy
(including postcode)

Name of your landlord

--

Please turn the page

Part B: The tenant(s) and family member(s) wishing to share the Right to Buy

Notes:

Tenant

1. You have the right to be a tenant if your name appears on the tenancy agreement, rent book or rent card. If you are unsure whether you are a tenant, you should check with your landlord.
2. You can only claim the Right to Buy if the property is your 'only or main home'. If you are applying to buy jointly with other tenants, only one of you needs to live in the property as your 'only or main home'.
3. The agreement of any tenant who does not wish to buy must be obtained before you claim the Right to Buy. They should sign Part F of this notice. Their tenancy will end when you buy the property.

Family member

1. You may share the Right to Buy with up to three family members over the age of 18. They must be a spouse, civil partner or wider family member, but do not have to be tenants themselves. Wider family members must have also lived in the property as their main home for at least the last 12 months.
2. If you are unsure whether someone qualifies as a family member for this purpose, you should check with your landlord. You can ask your landlord to allow family members who haven't lived with you for 12 months to buy with you, but they do not have to agree to this.

Fill in the table below for each tenant of the property, and then for any family member(s) who are not tenants but wish to share the Right to Buy with you.

	Title	Full name	Do they wish to buy (Y/N)?	Only/main home (Y/N)
Tenant 1				
Tenant 2				
Tenant 3				

	Title	Full name	Have they lived in this property for the last 12 months (Y/N)?	Do they wish to buy (Y/N)?	Relationship to tenant (son, etc)	Only/main home (Y/N)
Family member 1						
Family member 2						
Family member 3						

Part C: Qualification and discount

Note:

You must have been a public sector tenant for at least three years to qualify to buy your home at a discount.

You do not need to have spent the full three years in your present home or with your present landlord. In some circumstances periods which another person (such as your husband, wife or civil partner) has spent as a public sector tenant or armed forces occupier can count towards your qualifying period.

The longer you have been a tenant, the bigger the discount you could be eligible for. Maximum discount levels apply. For details of the current discount levels, please go to www.communities.gov.uk/righttobuy.

Please give details of:

- Your current tenancy
- Previous tenancies
- Previous tenancies of your **spouse/civil partner**
- Previous tenancies of your spouse/civil partner's **ex-partner** (if they were married at the time or if they were living together at the time of death)
- If you are claiming a tenancy that was not in your name please tell us your relationship to the tenant of that address
- You should also sign the '**Authority to Disclose**' form if you are claiming a previous tenancy with a different landlord so that we can confirm the details.

Current tenancy

Property address (including postcode)		
Name of tenant 1		
Name of tenant 2		
Name of tenant 3		
Date tenancy started (MM/YY)		
Have you ever been known by any other name?	Yes No	If 'yes' - give details

Previous tenancy details

Name of tenant	
Landlord of the property (e.g. name of council/housing association)	
Property address (including postcode)	
Enter date tenancy started (MM/YYYY)	
Enter date tenancy ended (MM/YYYY)	

Previous tenancy details

Name of tenant	
Landlord of the property (e.g. name of council/housing association)	
Property address (including postcode)	
Enter date tenancy started (MM/YYYY)	
Enter date tenancy ended (MM/YYYY)	

Previous tenancy details

Name of tenant	
Landlord of the property (e.g. name of council/housing association)	
Property address (including postcode)	
Enter date tenancy started (MM/YYYY)	
Enter date tenancy ended (MM/YYYY)	

Previous tenancy details

Name of tenant	
Landlord of the property (e.g. name of council/housing association)	
Property address (including postcode)	
Enter date tenancy started (MM/YYYY)	
Enter date tenancy ended (MM/YYYY)	

Previous tenancy details

Name of tenant	
Landlord of the property (e.g. name of council/housing association)	
Property address (including postcode)	
Enter date tenancy started (MM/YYYY)	
Enter date tenancy ended (MM/YYYY)	

Previous tenancy details

Name of tenant	
Landlord of the property (e.g. name of council/housing association)	
Property address (including postcode)	
Enter date tenancy started (MM/YYYY)	
Enter date tenancy ended (MM/YYYY)	

Please turn the page

Authority to disclose

Please complete this form if you have claimed any tenancy with another landlord. It will help us to process your application more quickly.

Name(s):

Address:

Postcode:

Date (DD/MM/YYYY):

I have provided details of all previous tenancies in my application form for the Right to Buy (RTB1) and I give consent for my landlord to request and receive any information relating to any previous tenancy I have claimed towards my qualification criteria and discount entitlement for the Right to Buy.

All tenants must sign this form, even if they aren't joining in the Right to Buy

Tenants' signatures:

Signed (Tenant 1):*

Signed (Tenant 2):*

Signed (Tenant 3):*

Family members' signatures:

Signed (Family member 1):*

Signed (Family member 2):*

Signed (Family member 3):*

* Sign by hand after printing completed form

Part D: Previous discount

Note:

You may get a lower discount if you purchased through Right to Buy on another home (or a different government scheme). The amount of your previous discount, less any amount repaid, will be taken into account when determining the discount value for your current purchase.

Give details below of any previous purchase, at a discount, from a public sector landlord (see the list of public sector landlords at the end of this form) which you or your husband, wife or civil partner, or deceased husband, wife or civil partner, have made. If you are making a joint application, provide details in relation to each purchaser.

Address of the property
(including postcode)

Name of your landlord

--

Date of purchase
(MM/YYYY)

--

Name of purchaser(s)

--

Yes

No

Have you ever repaid any of the discount given?

--

--

If 'Yes', how much?

--

When?

--

Address of the property
(including postcode)

Name of your landlord

--

Date of purchase
(MM/YYYY)

--

Name of purchaser(s)

--

Yes

No

Have you ever repaid any of the discount given?

--

--

If 'Yes', how much?

--

When?

--

Part E: Tenants' improvements

Note:

When the property is valued, any improvements which you have made will not be included in the valuation. You should use this application form to give details of any improvements you have made which you think may affect the valuation. This could include central heating, double glazing, a fitted kitchen or a new bathroom suite.

The value of improvements will also be ignored where they were carried out by either:

- your predecessor in the same tenancy (including an introductory tenancy at the start of the tenancy); or
- a family member who was a secure or introductory tenant of the property immediately before you under a different tenancy.

Give the following details of any tenants' improvements to the property (tick those that apply):

General decoration	<input type="checkbox"/>	Give details:
Flooring	<input type="checkbox"/>	Give details:
Kitchen fittings	<input type="checkbox"/>	Give details:
Bathroom fittings	<input type="checkbox"/>	Give details:
Garden landscaping	<input type="checkbox"/>	Give details:
Other?	<input type="checkbox"/>	Give details:

Part F: Signatures

To the best of my/our knowledge and belief the information that has been provided on this form is true, complete and correct. I/we understand it is used in determining my/our eligibility for the Right to Buy.

I/we understand that if I/we give false or misleading information or I/we omit information for the purpose of gaining the Right to Buy, it may be regarded as a criminal offence and action could be taken against me/us including court action and the recovery of property.

Tenant 1:

Signature*

Full name

Date of birth

Date (DD/MM/YYYY)

Phone number

Email address (optional):

Tenant 2:

Signature*

Full name

Date of birth

Date (DD/MM/YYYY)

Phone number

Email address (optional):

Tenant 3:

Signature*

Full name

Date of birth

Date (DD/MM/YYYY)

Phone number

Email address (optional):

* Sign by hand after printing completed form

Tenant(s) not wishing to buy:

Note:

Your tenancy will end if the purchase goes ahead.

Signature*

Full name

Date of birth

Date (DD/MM/YYYY)

Signature*

Full name

Date of birth

Date (DD/MM/YYYY)

Family member 1 (who is not a tenant but is sharing the Right to Buy):

Signature*

Full name

Date of birth

Date (DD/MM/YYYY)

Family member 2 (who is not a tenant but is sharing the Right to Buy):

Signature*

Full name

Date of birth

Date (DD/MM/YYYY)

Family member 3 (who is not a tenant but is sharing the Right to Buy):

Signature*

Full name

Date of birth

Date (DD/MM/YYYY)

* Sign by hand after printing completed form

Before you send your form to your landlord

Before you send this application form to your landlord, make a copy and check that you have completed the following:

The full address of the property you want to buy (make sure you have included the area where you live and the full postcode).

The name of your landlord e.g. Nottingham City Council.

The full names of everyone listed on your tenancy agreement/rent book (e.g. RICK SMITH would probably be RICHARD JAMES SMITH). Make sure you tick the boxes to say whether the property is each tenant's only or principal property, and if they wish to buy. On joint tenancies, not all tenants may wish to buy.

The full names of any family members who wish to share the Right to Buy with you. They must be a family member, spouse or civil partner. They must have lived in the property as their main home for at least the last 12 months. They must be over 18.

Details of your current and previous public sector tenancies. Make sure you have completed dates, names of tenants, addresses and name of landlord for your tenancies, those of your spouse/civil partner, those of your former spouse/civil partner who you have divorced or who has died, parents who previously held the tenancy.

Details of any discount previously received under the Right to Buy or other government home ownership schemes, for example Right to Acquire. You do not need to give details of applications, only purchases.

Details of any improvements you have made to the property. The improvements may have increased the value of the property. If you disclose them in your application, the value of the improvements will not be included in the valuation of the property so you don't pay twice.

Signatures of everyone listed on your tenancy agreement/rent book and any family members who wish to share the Right to Buy with you. Make sure all tenants sign in the correct place.

Have YOU signed the form (Part F)?

STOP – HAVE YOU CHECKED YOU HAVE INCLUDED ALL THE INFORMATION on page 12?

What happens next?

Tear this section off and use to keep a note of important dates and information as you go through the process

Please fill this in as you go along:

1. Now you have completed your application, make a copy and take or send it by recorded delivery to your landlord. If you take it in person, don't forget to get a receipt.

Did you get a receipt? Receipt date and number:

2. Landlord confirms if you are eligible (RTB 2 form) – your landlord has up to 4 weeks from receipt of your application to reply confirming whether you have the Right to Buy, or 8 weeks if you have been with your current landlord for less than 3 years. **My landlord should confirm or deny my eligibility by:**

3. Receive an offer – your landlord has to send your offer notice within a specific time from the date you receive your RTB2 confirming your eligibility. This is within 8 weeks where your home is freehold (usually houses or bungalows); or within 12 weeks where it is leasehold (usually flats or maisonettes).

I should receive my offer notice by:

This offer notice, which is known as a s125 notice, sets out:

- The landlord's valuation of your property*, your discount, the price you'll pay.
- Any structural problems the landlord knows about.
- Any terms and conditions of the purchase.
- *For leasehold properties only*, the s125 offer notice will also include an estimate of the service charges that you will need to pay over the next 5 years.

* If you are not happy with your landlord's valuation you have the right to ask for an independent valuation by a District Valuer.

4. Decide if you want to go ahead with your Right to Buy – you have up to 12 weeks to accept your landlord's offer. It's during this time that you'll need to arrange a mortgage or loan if you need one, get a survey and hire a solicitor. Get independent financial and legal advice (if you haven't already done so) and check you understand all the costs before you sign anything. **I need to respond to my landlord's offer by:**

5. Complete the purchase – Once you're happy with your landlord's terms and have arranged how you will pay for your home, carry on and complete your purchase.

It's usually during this time that you pay your stamp duty (if applicable) and finalise and sign the paperwork. Your solicitor will advise you and help with arrangements for these final stages of the process.

I could be a homeowner on:



Public sector landlords (see Parts C and D)

Community councils
Local Authorities
New town corporations
Parish councils
Urban development corporations

Housing Action Trusts
Registered social landlords (but not co-operative housing associations)

Government departments
Ministers of the Crown
Secretary of State (in some circumstances)

Area electricity boards
Fire and rescue authorities
Internal drainage boards
National Health Service trusts and foundation trusts
Passenger transport executives
Police authorities
Water authorities

AFRC Institute for Grassland and Animal Production
Agricultural and Food Research Council
British Airports Authority
British Broadcasting Corporation
British Coal Corporation
British Gas Corporation
British Railways Board
British Steel Corporation
British Waterways Board
Central Electricity Generating Board
Church Commissioners
Civil Aviation Authority
Coal Authority
Electricity Council
English Sports Council
Environment Agency
Historic Buildings and Monuments Commission for England
Housing Corporation
Lake District Special Planning Board
Lee Valley Regional Park Authority
Medical Research Council
National Bus Company
Natural England (in some circumstances)
Natural Environment Research Council
Peak Park Joint Planning Board
Post Office
Science and Engineering Research Council
Sports Council
Transport for London

Trinity House (in some circumstances)
United Kingdom Atomic Energy Authority
United Kingdom Sports Council

In Wales:

Countryside Council for Wales
National Assembly for Wales (in some circumstances)
National Library of Wales
National Museum of Wales
Sports Council for Wales

In Scotland:

Councils
Development corporations
Housing associations (in some circumstances)
Water authorities
Commissioners of Northern Lighthouses
Highlands and Islands Enterprise
North of Scotland Hydro-Electric Board
Scottish Homes
Scottish Natural Heritage
Scottish Sports Council
South of Scotland Electricity Board

In Northern Ireland:

District councils
Education and Library Boards
Registered housing associations
Fire Authority for Northern Ireland
Northern Ireland Electricity Service
Northern Ireland Housing Executive
Northern Ireland Policing Board
Northern Ireland Transport Holding Company
Sports Council for Northern Ireland

In respect of housing co-operative agreements

In England and Wales, a local housing authority, new town corporation, or the Development Board for Rural Wales.

In Scotland, a local housing authority.

And any predecessor of these landlords.

Right to Buy Additional Information (RTB1A form)

Please use this form if you are a housing association tenant and wish to purchase your home under the Right to Buy or Preserved Right to Buy scheme.

You could be eligible for a Right to Buy discount if:

- ✓ You were a tenant of Oldham Council and were living in your home when it was transferred to First Choice Homes Oldham Limited on the 7th February 2011
- ✓ The property is your only or main home
- ✓ You have been a public sector tenant (usually a tenant of a council or a housing association) for at least 3 years
- ✓ You don't live in sheltered housing or other housing particularly suitable for elderly or disabled people or your tenancy of an elderly persons dwelling commenced when you were under the age of 60
- ✓ Your home is not due to be demolished
- ✓ You don't have any legal problems with debt
- ✓ You don't have any outstanding possession orders

If you can answer 'yes' to these statements, you are probably eligible but First Choice Homes Oldham Limited will need to confirm this.

In order to validate your application **all** applicants must provide a photo ID. Family members who wish to join the application will also need to provide a minimum of 3 forms of evidence proving that they have lived at the property with you for 12 months prior to the date of your application and they must also prove their relationship to you.

When you have filled in both the RTB1 (application form) and this RTB1A form, please return the forms and your supporting documents to First Choice Homes Oldham in the pre-paid envelope provided.

Important Information

Failure to complete this form in full or to supply the evidence we require to assess the application may delay the application process

FCHO carries out regular fraud assessments and investigations using information from a variety of sources. In the event that we find evidence of fraudulent activity we are required to report matters to the authorities.

Part A: Your details and any other person applying jointly with you

Please answer these questions in full. Use a separate sheet of paper if there is not enough room on this form to provide details of all applicants.

You must be a First Choice Homes Oldham Limited tenant in order to apply for the Right to Buy. Check if your name appears as a tenant on your Tenancy Agreement. If you are unsure whether you or others are tenants you can contact the Homeownership Officer at First Choice Homes Oldham.

Give the following details for each tenant(s) of the property and any family member(s) who wish to share the Right to Buy:

	Tenant	Your Joint Applicant	3 rd Applicant
Title (Mr, Mrs, Ms or Other)			
First Name(s)			
Surname			
Gender (Male or Female)			
Relationship to Tenant	N/A		
Date of Birth			
National Insurance Number			
Address of your Current Home			
Day Time Contact Number (essential)			
Mobile Telephone Number			
Name and Address of your Employer			
Email Address			
Have you or your joint applicant(s) ever been known by any other names	<input type="checkbox"/> Yes <input type="checkbox"/> No If Yes – give details:	<hr/>	

Part B: Other Properties and Tenancies

Other Properties: Please answer these questions in full.

Use a separate sheet of paper if there is not enough room on the form to provide details for all joint applicants.

Do you or the joint applicant(s) own or have an interest in a residential property or land in the UK or abroad? Please complete this section whether or not you currently live in the property.

Answer even if you don't think that you own or have an interest in the property or land.

You No Yes **Joint Applicant(s)** No Yes

If yes, please give details:

Name of Owner	Address of Property	Value of Property	Who lives at the property?

Have you or the joint applicant(s) ever purchased a Local Authority property through the Right to Buy scheme?

You No Yes **Joint Applicant(s)** No Yes

Date of Purchase _____

If yes, please give details and include any documents if possible

Your Name	Address of Property	Value of Discount	Name of Council	Who lives at the property?

Part C: Money Laundering Regulations

FCHO is required to comply with the Money Laundering Regulations and in particular to verify the identity and permanent address of all applicants and the source of the funds that will be used to purchase the property.

This is to ensure that FCHO is preventing the use of the Right to Buy scheme for the laundering of money, which could be the disguised proceeds of fraudulent or criminal activity.

You need to us how you intend to fund the purchase of your home. You must answer these questions in full:

Are you purchasing by means of a mortgage or bank loan?

No Yes *If yes, please give the Bank/Building Society name and address:*

If you are not using a mortgage or loan, please answer the relevant question A, B, C or D.

A) Is the money a gift?

If yes, please give the name and address of the person(s) giving you the money:

B) Is the purchase by means of an inheritance

No Yes *If yes, please give details:*

C) Are you using savings?

No Yes *If yes, please give details :*

D) If none of the above applies, will you be funding the purchase by another means?

No Yes *If yes, please give details:*

Part D: Debts and Court Orders

Bankruptcy

Is there a bankruptcy pending against you or the joint applicant(s)?

You No Yes

Joint Applicant(s) No Yes

If yes, please give details:

Debts

Do you or the joint applicant(s) have arrangements with any creditors (people or companies you owe money to for example an IVA or DRO) and still owe them money?

You No Yes

Joint Applicant(s) No Yes

If yes, please give details:

Part E: Checklist

Before you send this form to First Choice Homes Oldham Limited

Please tick the checklist boxes to ensure that you have provided:

The full address details of the property you want to buy

The full names of **everyone** listed on your Right to Buy Application and any family members over the age of 18 who wish to share the Right to Buy with you

Photo ID(s) evidence and other residency evidence we have asked you provide (copies are acceptable). We cannot start your application without them

Details of any discount previously received under the Right to Buy or other Government home purchase scheme

Whether or not you or anyone sharing the Right to Buy owns or has an interest in a property or land in the UK or abroad

Details of how the property purchase will be funded

A declaration of any bankruptcy whether dissolved or not

A declaration of any arrangements you have with creditors (people or companies you owe money to) and still owe money to

Confirmation that all Applicant(s) have read the declaration and signed all the forms

That all Applicant(s) have provided true, complete and accurate information and that you also understand that if you give false or misleading information or you omit information for the purpose of obtaining the Right to Buy, it may be regarded as a criminal offence and action could be taken against you including court action and the recovery of property

Part F: Declaration and Signatures. Please read before signing

All applicants must sign this declaration.

I/We acknowledge that First Choice Homes Oldham Limited may need to make further enquiries to confirm the information given on this form.

Our aims are to ensure that the Right to Buy is lawfully exercised, to detect and prevent fraud and to protect public funds. In order to do that we may need to obtain information about you from other sources. For example, we may perform a credit check on you. We may seek information from other government departments and agencies. We may be required by law to share your information with other agencies. We may cross check information you provide to us with our own records. We will ensure that all information processing is carried out lawfully and in compliance with the Data Protection Act 1998 and that any information we receive is kept securely within the Homeownership Service.

I/We confirm that:

To the best of my/our knowledge and belief the information that has been provided on this form is true, complete and correct. I/we understand it is to be used in determining my/our eligibility for the Right to Buy and other purposes set out above.

I/We also understand that if I/we give false or misleading information or I/we omit information for the purpose of gaining a Right to Buy discount my/our actions may be regarded as a criminal activity and that action could be taken against me/us including court action and the recovery of the property.

Tenant 1:

Family member 1 (who is not a tenant but is sharing the Right to Buy):

Signature

Signature

Full name

Full name

Date of birth

Date

Date of birth

Date



Tenant 2:

Signature

Full Name

Date of Birth

Date

Family member 2 (who is not a tenant but is sharing the Right to Buy):

Signature

Full Name

Date of Birth

Date

Please supply any further relevant information below: