

Private Landlords Newsletter

WELCOME to the second edition of the Private Landlords Newsletter.

Landlords forum

April's landlord forum held at Morecambe football club was a success with lots in attendance. If you missed it there are links to the presentation slides on our website at:

[Landlords forum - Lancaster City Council](#)

If you have any questions arising from the forum or would like to see a particular topic addressed at the next one please get in touch via:

publicprotection@lancaster.gov.uk



Homelessness

Lancaster City Council's Housing Options team provides a free and confidential advice service. The majority of homelessness is preventable and we aim to act as early as possible before the problem worsens. If you are considering eviction we can work with you and liaise with all parties concerned to help resolve any issues such as rent arrears and any associated tenancy problems.

The earlier you let us know about your housing problems the better, as it allows us time to intervene and offer the necessary advice and assistance to your tenant to help resolve the issues or put some practical steps in place to prevent eviction. Our designated prevention officers will, offer advice for landlords and residents, particularly those whose tenancies are at risk of failing. For further details call: 01524 582257 or email homelessteam@lancaster.gov.uk



Pest Control Services for Landlords

Lancaster City Council's Unbugged Pest Control team deals with a wide range of pests in all properties across the district and beyond. The award-winning team has many years of experience and is expert in all matters pest, be it rodents, insects or birds.

Rats and mice are a major issue all year round. They tend to be more problematic in Autumn and Winter as they try to gain access into houses for warmth and come closer looking for food, for example bird food in gardens.



Birds nesting in and around properties can cause a health hazard and a nuisance. **Pigeons** are a particularly problem as they breed all year round and can leave large amounts of guano in roosting sites. All birds are protected by law but there are several species, including Feral Pigeons, that can be legally controlled in certain circumstances.

As Summer approaches we are coming up to the busiest time of year as insects begin to emerge. Ants tend to appear first, followed by bees and then wasps. **Ants** will frequently nest in and around houses, usually Black Ants (*Lasius niger*) and there are typically around 5000 individuals in a nest but occasionally many more. Queens have a very long-life span of over 20 years!

There are many species of **bees**, some of which will nest on and around houses. Typically, in April and May the team receives lots of calls about bumble bees nesting on properties. Bumble bees are not an aggressive species, and we try our very best not to kill a nest. We would much rather they be left alone or sometimes the nest can be relocated to a less troublesome area. They do not contain many individuals, often just a few hundred (in comparison to a Honeybee hive which can have over 40,000 bees). Bumble bee nests are not active for a very

Wasps are the mainstay of then team's work between late Spring and Autumn, with over 1000 nests being dealt with in 2021. In spring the Queen emerges from hibernation and begins to form a nest. The nest will quickly grow to a stage when the Queen will stay inside and produce eggs, looked after by workers who also expand the nest and forage for food. A long time and typically activity will decline by mid-Summer.

nest will last until early Winter when the workers die off and the original Queen and others born towards of the end of the season (up to 200) will mate in order to be fertile for the following year. They will then hibernate and the cycle begins again in Spring. If nests are in an area where they are likely to be aggressive, we may have to destroy them.



Contact us for a pest treatment or just for help and advice:-:-



Town Hall, Marine Road East, Morecambe, LA4 5AF

01524 582935 unbugged@lancaster.gov.uk www.unbugged.co.uk



Unbugged

The commercial division of Lancaster City Council's Pest Control Service



**Local Landlords willing to support
UHMBT Accommodation initiative for
International Recruits in Barrow, Kendal
and Lancaster.**

**Contact Alma Paule
Email - alma.paule@mbht.nhs.uk
Work Mobile - 07977344122**

