



# Annual Review

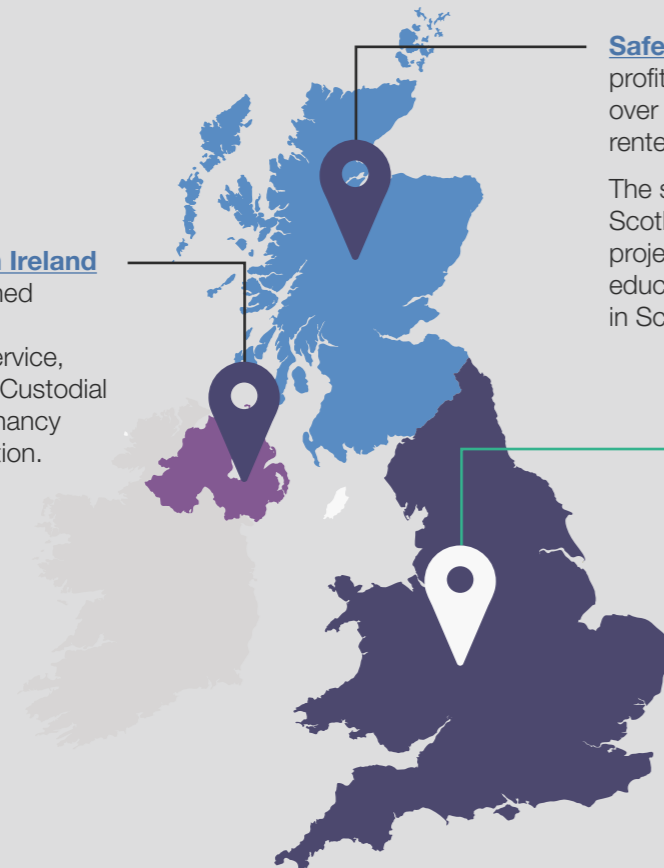
## 2020-2021

 **TDS**  
Charitable Foundation

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## TDS Northern Ireland

is a wholly-owned subsidiary of The Dispute Service, providing both Custodial and Insured tenancy deposit protection.



**SafeDeposits Scotland** is a not-for-profit organisation which safeguards over 100,000 deposits of private rented tenants under Scottish law.

The scheme funds the SafeDeposits Scotland Charitable Trust, funding projects aimed at promoting education, training and best practice in Scotland's private rented sector.

## Tenancy Deposit Scheme (TDS)

is operated by The Dispute Service providing tenancy deposit protection in England and Wales. TDS offers both Insured deposit protection, **TDS Insured**, and Custodial deposit protection, **TDS Custodial**.

# What is the TDS Charitable Foundation?

TDS Charitable Foundation [a Charitable Incorporated Organisation] exists to raise the standards in the private rented sector. This objective is delivered mainly by providing education and information to tenants, landlords and agents directly and through grants to other organisations.

## The Foundation looks to support projects which focus on:

- Promoting knowledge of landlords' obligations
- Promoting knowledge of tenants' rights and responsibilities

The TDS Charitable Foundation is funded mainly by donations from The Dispute Service and provides grant funding to organisations within England, Wales and Northern Ireland.

In Scotland, The Dispute Service is a guarantor in the SafeDeposits Scotland Trust which works towards similar goals in the Scottish private rented sector.

## How are projects funded by TDS?

Organisations are invited to submit bid funding applications to outline the proposed projects or initiatives they seek funding for.

All applications received are reviewed by the Board of the Foundation. Three members of the Board are appointed by The Dispute Service and the remaining trustees are appointed by the Board as Independent trustees.

## TDS Charitable Foundation Board as of 31 March 2021

### Martin Partington CBE QC

Chair of the TDS Board  
Chair of the TDS Charitable Foundation

### Steve Harriott

Chief Executive of TDS

### Alison MacDougall

Director of Resolution, TDS

### Martin Blakey

Chief Executive of Unipol

### Kate Faulkner

Founder of Propertychecklists

### David Cox

Legal & Compliance Director, Rightmove

### John Kraus

Consultant

### Peter Bolton King

Property Consultant

## How has the TDS Charitable Foundation responded to Covid-19?

The Covid-19 pandemic has had a significant impact on many industries, including the private rented sector and the Foundation has been keen to continue to help projects which have supported the needs of tenants and landlords in the pandemic.

# What new projects has the **TDS Charitable Foundation** funded this year?

During 2020-2021, the TDS Charitable Foundation invited organisations to submit funding proposals for projects. A number of applications for a range of projects were considered by the Trustees and three organisations were successful with their applications and were awarded grant funding totalling **£44,928.29**.



## **Exeter Private Rental Forum** Awarded £9,943.29

### **Safer Renting For Exeter II**

The funding will be used to tackle how tenancies are managed, both in terms of day-to-day physical management, but also to ensure that the paperwork and safeguards of good tenancy management are in place.

In the Covid-19 world there has been an enforced shift to online delivery of the project with subjects being pre-recorded and broken down to bite-size sessions.



## **Centre for Sustainable Energy** Awarded £9,985.00

### **Support with MEES [Minimum Energy Efficiency Standards]**

The funding will be used to build on the project, 'Get Ready for MEES', previously funded by the TDS Charitable Foundation. The project will see the delivery of an online programme of targeted interventions, training and 1-1 support to maximise the ability to reach and meaningfully engage with landlords across the South West of England.

The project aims to respond to the high demand being seen for landlord support and build capacity for landlords during a very challenging time for the Private Rented Sector.



## **Manchester Citizens Advice Bureau**

Awarded £25,000

### **Advicebot V2**

The funding will be used to build on the success of the award-winning 'Advicebot', previously funded by the TDS Charitable Foundation. The aim of the enhancement is to provide a more scalable, personal, responsive advice service, as well as gain value in:

- Reducing demand on services
- Improving efficiencies
- Enhancing the client's experience
- Driving better decision making from data insights

The project will also see the increase in availability of the product by creating a self-contained initial advice chatbot that can easily be ported to any website.

# TDS Charitable Foundation publications

## TDS Charitable Foundation Digest of Projects 2014-2020

The Charitable Foundation was launched in 2014 and since this time has provided funding for 59 projects within England, Wales, and Northern Ireland.

To date, the Foundation has awarded £808,100 to fund a range of different ventures all with a core focus to advance education about housing rights and obligations.

This year, we have produced a Digest of Projects 2014-2020 to demonstrate the excellent work that the TDS Charitable Foundation has delivered since inception, through its programme of activities over the last 6 years. This publication will be updated in 2021-22. [Click here to read.](#)



## Annual Review

The Annual Review is a publication which provides a succinct overview of the year's activities.

Each Annual Review highlights the work The TDS Charitable Foundation has carried out, which organisations have received funding and the projects that have been completed within the year.

Annual Review 2015 – 2016



Annual Review 2016 – 2017



Annual Review 2017 – 2018



Annual Review 2018 – 2019



Annual Review 2019 – 2020



## The UK Collaborative Centre for Housing Evidence [CaCHE ]

### Raising standards in the private rented sector

The UK Collaborative Centre for Housing Evidence [CaCHE] has been funded by the TDS Charitable Foundation and the SafeDeposits Scotland Charitable Trust to undertake a broad and diverse programme of research on issues relating to developments in, and operation of, the UK private rented sector.

The broad objective of the programme is to contribute to improving standards in the sector. This aligns with the key charitable objective of both the TDS Charitable Foundation and SafeDeposits Scotland Charitable Trust to raise standards in the private rented sector by advancing education on housing rights and obligations.

This programme of work is based within CaCHE's governance theme, led by Professor Alex Marsh of the University of Bristol. The academic team is Professor Alex Marsh, Professor Ken Gibb, Dr Jennifer Harris and Dr Gareth James.

### 2021-22 is year two of a three-year funded program

#### ► May 2019

Introductory Blog  
**TACKLING ISSUES IN THE PRIVATE RENTED SECTOR**

#### ► July 2019

Publication  
**THE PRIVATE RENTED SECTOR IN THE UK**



#### ► February 2020

Publication  
**ALTERNATIVE APPROACHES TO RESOLVING HOUSING DISPUTES**



Policy Briefing  
**ALTERNATIVE APPROACHES TO RESOLVING HOUSING DISPUTES**



► August 2020

Publication  
**IMPROVING COMPLIANCE WITH PRIVATE RENTED SECTOR LEGISLATION**



Policy Briefing  
**IMPROVING COMPLIANCE AND ENFORCEMENT IN THE PRIVATE RENTED SECTOR: INFORMATION FOR UK AND DEVOLVED GOVERNMENTS**



Practice Briefing  
**IMPROVING COMPLIANCE IN THE PRIVATE RENTED SECTOR: INFORMATION FOR LOCAL AUTHORITIES**



Introductory Blog  
**RETHINKING REGULATION: HOW TO IMPROVE STANDARDS FOR PRIVATE RENTERS**

► September 2020

Briefing Paper  
**ASSESSING COMPLIANCE WITH DEPOSIT PROTECTION REQUIREMENTS**



Briefing Paper  
**UK PRIVATE RENTED SECTOR DATA**



► Programme for 2021-22

The programme will continue into 2021-22 with projects on:

- Health and wellbeing in the private rented sector
- Energy efficiency in the private rented sector

# On-going projects

funded before 2020-21 which are not yet completed

## People, Potential, Possibilities Awarded £7,900

Project: To create bite-size videos, using plain English, infographics, photography, film and animation. These will be presented by real people with first-hand knowledge about the subjects.



## The Eye FM Awarded £2,000

Project: To produce information and advisory bulletins under the title Responsible Renting for tenants and landlords and broadcast these on air up to six times a day at set times within normal programming.



# Summary of Accounts



## Bromley by Bow Centre Awarded £25,000

Project: To recruit a part-time Community Development Officer who will promote the 'Tower Hamlets rental charter' throughout the borough, raising awareness and ensuring that the charter is implemented more consistently and effectively.

## Financial statements for the year ended 31<sup>st</sup> March 2021

Incoming Resources	Unrestricted Funds 2021 (£)	Total year ended 31 March 2021	Unrestricted Funds 2020 (£)	Total year ended 31 March 2020
<b>Incoming resources from generated funds</b>				
Donations	78,519	78,519	101,185	101,185
Interest	0	0	430	430
<b>Total Incoming Resources</b>	<b>78,519</b>	<b>78,519</b>	<b>101,615</b>	<b>101,615</b>
<b>Resources Expended</b>				
Charitable activities	(94,428)	(94,428)	(95,675)	(95,675)
Support costs	(2,145)	(2,145)	(2,266)	(2,266)
<b>Total Resources Expended</b>	<b>(96,573)</b>	<b>(96,573)</b>	<b>(97,941)</b>	<b>(97,941)</b>
Net Movement in funds	(18,054)	(18,054)	3,674	3,674
<b>Reconciliation of funds</b>				
Total funds brought forward	297,818	297,818	294,144	294,144
Total funds carried forward	279,764	279,764	297,818	297,818



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