



# Tenants' Newsletter



August 2013

## Odu-Dua Housing Association

*"I just want to say a big thank you for helping me get my place. And I promise I will pay rent on time EVERY month (if not early)."*

— Mo, Odu-Dua tenant

## Manage money, don't let money manage you.



From October 2013, Universal Credit will be gradually rolled out in the UK. Under Universal Credit, working-age tenants will receive a single monthly payment directly from the Department for Work and Pensions (DWP). The new benefit will replace 6 existing benefits with one single payment every month.

### These will include:

- |   |                      |
|---|----------------------|
| + Income-based Jobseeker's Allowance              | + Income Support     |
| + Income-related Employment and Support Allowance | + Working Tax Credit |
|   | + Child Tax          |
|   | + Housing Benefit    |

Once the reform is implemented in your boroughs, claimants will receive any support for your housing costs directly rather than having benefit paid direct to Odu-Dua. If you are a pensioner, you will be exempted from the reform.

The change means that working-age tenants are responsible for their money management and budgeting. You will need to pay the rent yourself. Odu-Dua would like to remind you all of the importance of prioritising your rent payments. You should always pay your rent on the first day of every calendar month.

### Pay your rent to Odu-Dua by:

- Arranging standing order
- Using your paying-in book

Odu-Dua rent account  
Account number: 00849922  
Sort code: 30-93-80

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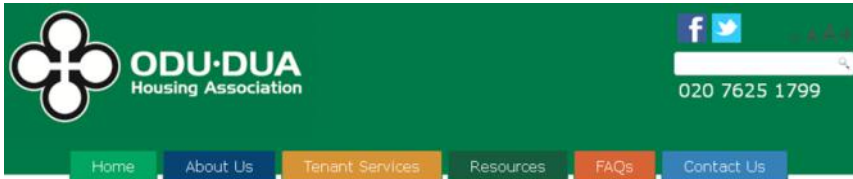
## Action plan

### Managing your rent payments on Universal Credit



- ☞ Make sure you have a bank account or similar to receive your Universal Credit payments.
- ☞ If you live with your partner, and you're both eligible for the benefit, decide whether you need a joint account.
- ☞ Set up automated payments for your rent and other bills.
- ☞ Draw up a monthly budget with rent payments a priority.
- ☞ Make sure you have access to the internet.
- ☞ Get free debt advice.
  - Citizens Advice Bureau
  - StepChange Debt Charity 0800 138 1111
  - National Debtline 0808 808 4000
  - Debt Advice Foundation 0800 043 40 50
  - Payplan 0800 280 2816
  - Shelter England 0808 800 4444

# Be in touch anywhere, anytime @ odu-dua.org



Odu-Dua has a new website now! With the website, you can make a rent query, report a repair (\*please do not report an emergency repair online) or tell us your thoughts online anywhere, anytime.

You can also find our policies, read newsletters or get an update on our events simply by visiting [odu-dua.org](http://odu-dua.org). We hope that the website will provide you a faster and easier way to find any information you need.

## Let us know what you think

Your comments both positive and negative are very important to us. We welcome your opinions and feedback. If there are any features that you like, please let us know. If there is something we can do better, you can tell us simply by sending your messages through 'Your Feedback'. If you are having trouble viewing the website with your devices, please do get in touch.

Enjoy the website! And we look forward to hearing from you.

## Free training designed for you



Tenant Central is offering free courses which aim to provide tenants training, support, advice and information. The free training courses are available at locations across England and on the internet for tenants.

Current courses include:

- Social Media - how to get involved online

- Introduction to tenant panels

Other courses, such as Tackling Community Issues, Getting involved, Taking control of local services and more are also available upon request. If you'd like to find out more about the Tenant Central programme and make a difference to your community, please call 0800 035 6351. You can also email them at [info@tenantcentral.org.uk](mailto:info@tenantcentral.org.uk).

## Sunshine Day Nursery



The Sunshine Day Nursery provides high quality and affordable child care with an emphasis on positive learning experiences, for children aged 12 months to 4 years. Open all year round (except Xmas), they offer flexible part-time and full-time child care places to suit the modern day parent. Two nursery places with a **10% discount** for 12 months are exclusively offered to Odu-Dua's tenants. Call 0207 284 0030 if you are interested.



## Don't get bored during the summer



Hillingdon Council are organising a handful of summer activities for young people in the borough at very affordable prices.

Fiesta brings you anything you like ranging from arts, hairdressing, music to outdoor activities. Courses will take place across the borough including in the council's young people's centres, community centres and sports halls. Join the fun and meet new friends on [young.hillingdon.gov.uk](http://young.hillingdon.gov.uk).

## Nigerian Schools Sports & Family Fun Day



Date: Saturday,  
24th August 2013

Venue: Norman Athletics Park,  
Bromley, Kent, BR2 9EJ

It is carnival time! Start your bank holiday weekend with the Nigerian Schools Sports & Family Fun Day. In here, you will find lots of activities, competitions and interesting prizes. It is free for everyone. Get the latest update at [www.nssff.co.uk](http://www.nssff.co.uk).