

 <b>WARWICK DISTRICT COUNCIL</b>	<b>Executive</b>	<b>Agenda Item No.</b>
		<b>3</b>
<b>Title:</b> Housing and Homelessness Strategy 2017 - 2020		
<b>For further information about this report please contact</b>	Charlotte Rowan-Lancaster 01926 456335 / charlotte.lancaster@warwickdc.gov.uk	
<b>Wards of the District directly affected</b>	All	
<b>Is the report private and confidential and not for publication by virtue of a paragraph of schedule 12A of the Local Government Act 1972, following the Local Government (Access to Information) (Variation) Order 2006?</b>	No	
<b>Date and meeting when issue was last considered and relevant minute number</b>	None	
<b>Background Papers</b>	As listed on page 31 of the Strategy.	

<b>Contrary to the policy framework:</b>	No
<b>Contrary to the budgetary framework:</b>	No
<b>Key Decision?</b>	Yes
<b>Included within the Forward Plan? (If yes include reference number)</b>	Yes (842)
<b>Equality &amp; Sustainability Impact Assessment Undertaken</b>	Yes
<b>Equality Impact Assessment undertaken</b>	1/2/17

<b>Officer/Councillor Approval</b>		
<b>Officer Approval</b>	<b>Date</b>	<b>Name</b>
Chief Executive/Deputy Chief Executive	14/2/17	Chris Elliott/ Bill Hunt
Heads of Service	14/2/17	Tracy Darke
CMT	14/2/17	Chris Elliott
Section 151 Officer	N/A	Mike Snow
Monitoring Officer	14/2/17	Andy Jones
Finance	N/A	Mike Snow / Andrew Rollins
Portfolio Holder(s)	14/2/17	Councillor Peter Phillips
<b>Consultation &amp; Community Engagement</b>		
As set out on page 29 of the Strategy: the draft priorities chart and an invitation to the options event were sent to:		
<ul style="list-style-type: none"> <li>• Parish, town, district and county councillors;</li> <li>• Warwick District Council housing staff and tenants' representatives;</li> <li>• The Housing Sounding Board (which includes a range of voluntary sector organisations);</li> <li>• Warwickshire County Council's Public Health, Supporting People and Social Care teams;</li> <li>• Local housing associations' development and management staff;</li> <li>• Warwickshire Rural Community Council;</li> <li>• Neighbourhood forums;</li> <li>• Neighbouring local authorities;</li> <li>• Landlord Steering Group; and</li> </ul>		

- The Local Enterprise Partnership.

In addition an article was placed on the council's intranet inviting views from all staff, a press release was issued, and an alert was put out on Twitter. An online survey was also available for comment for a period of 12 weeks. The Strategy draft was then presented to Housing Advisory Group and Health and Scrutiny Group on the 17<sup>th</sup> of January'17 prior to the construction of its Action Plan.

<b>Final Decision?</b>	Yes
<b>Suggested next steps (if not final decision please set out below)</b>	

## 1. **SUMMARY**

- 1.1 This report contains a new joint Housing and Homelessness Strategy for the District for the three years 2017 to 2020. It sits within the wider framework provided by the Council's Sustainable Community Strategy, within which Housing is a key priority.

## 2. **RECOMMENDATIONS**

- 2.1 That the new joint Housing and Homelessness Strategy 2017-2020 as appended to this report be adopted. Previously, Warwick District had a separate Housing Strategy 2014-2017 and a Homelessness Strategy 2015-2017; it was felt that a cohesive joint Strategy moving forward would be most effective.
- 2.2 That Warwick District Council considers developing a Student Housing Strategy to run alongside the Housing and Homelessness Strategy.

## 3. **REASONS FOR THE RECOMMENDATIONS**

- 3.1 The production of a Housing Strategy is a discretionary option for local authorities.
- 3.2 However, all district councils are under a legal obligation to have in place a Homelessness Strategy for their District. As with the previous Strategy we sought the help and advice of other local organisations engaged in working with the homeless: we did this through the local Housing Sounding Board.
- 3.3 It is considered advantageous to have a joint Strategy combining Homelessness and Housing; which allows reasonably short and specifically focussed Housing and Homelessness actions to be in place, set within the context of the Sustainable Community Strategy and "Fit For the Future", to guide our deliberations and work on Housing and Homelessness over the medium term.
- 3.4 The proposed Strategy provides that framework. It sets out a number of headline actions under four broad priorities:
- Providing suitable accommodation, information and advice for the homeless in an effort to prevent and reduce homelessness
  - Meeting the need for housing across the District by addressing the need for new home provision
  - Improving the management and maintenance of existing housing
  - Ensuring people are supported to sustain, manage and maintain their housing
- 3.5 The O&S Task and Finish Group on HMOs has yet to report, so any recommendations from that Group have not been reviewed or included within the strategy for 2017/18.
- 3.6 The student population, mostly within Leamington and Kenilworth, are an integral part of the local community. As a group the student population have particular requirements from, and potentially give rise to particular issues for, the local community and it is important to promote harmonious relations between all sections of the community. As such, consideration should be given to developing a policy specifically to address the particularities of student housing within the District.

#### **4. POLICY FRAMEWORK**

- 4.1 The Strategy is set within the context of the refreshed Sustainable Community Strategy, which has housing as a key thematic priority.
- 4.2 Within that wider context the council, as a stock-holding authority also has specific responsibilities towards its own tenants and assets and these are delineated in the Housing Revenue Account Business Plan which fits within the Housing and Homelessness Strategy framework.

#### **5. BUDGETARY FRAMEWORK**

- 5.1 The Strategy outlines within its action plan, existing budgets from which it will operate, these do not require the allocation of new funding but come from the existing General Fund and Housing Revenue Account.

#### **6 RISKS**

- 6.1 That the Strategy fails to be adopted.
- 6.2 That the actions within the Strategy fail to be achieved.

#### **7. ALTERNATIVE OPTION(S) CONSIDERED**

- 7.1 To continue with two separate Strategies.

#### **8. BACKGROUND**

- 8.1 In preparation for writing this Strategy and in addition to inviting consultation responses from the stakeholders listed above, there was an article placed on our website inviting views from all staff; a press release was issued and an alert was placed on Twitter.
- 8.2 We met with the Housing Sounding Board to gather feedback from a range of voluntary sectors and stake-holders. A wide range of background information was gathered to run alongside the views collated via consultation and this document was published on our website to inform the public.
- 8.3 An online survey ran for 12 weeks; to gather further responses. There were a large number of responses from both our survey and consultations; these comments were analysed to identify key themes and incorporated to form our strategic objectives.
- 8.4 In January 2017 the draft Strategy was presented at Health and Wellbeing Scrutiny Panel and to our Housing Advisory Group. Further work was then carried out to draw up a detailed action plan which is now included in this document.
- 8.5 Approval for this Strategy will be sought from the Executive and the Council in March 2017 with the action plan to be reviewed on an annual basis (2017-2020) to ensure it meets its given objectives, reflects any significant changes and to ensure its priorities remain relevant.