

Title: Asset Compliance Plan Progress

Lead Officer: Steve Partner, Head of Neighbourhood & Assets

Portfolio Holder: Councillor Paul Wightman, Cabinet Member for Housing  
Wards of the District directly affected: all

<b>Approvals required</b>	<b>Date</b>	<b>Name</b>
<b>Portfolio Holder</b>	12.01.24	Paul Wightman
<b>Finance</b>	12.01.24	Andrew Rollins
<b>Legal Services</b>		N/A
<b>Chief Executive</b>	12.01.24	Chris Elliott
<b>Director of Climate Change</b>		N.A
<b>Deputy CEO</b>	12.01.24	Darren Knight
<b>Section 151 Officer</b>	12.01.24	Andrew Rollins
<b>Monitoring Officer</b>	12.01.24	Graham Leach
<b>Leadership Co-ordination Group</b>		N/A
<b>Final decision by this Committee or rec to another Cttee / Council?</b>	No	
<b>Contrary to Policy / Budget framework?</b>	No	
<b>Does this report contain exempt info/Confidential? If so, which paragraph(s)?</b>	No	
<b>Does this report relate to a key decision (referred to in the Cabinet Forward Plan)?</b>	No	
<b>Accessibility Checked?</b>	Yes	

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## Summary

Following the independent asset review, the governance framework and action plan have commenced in response to the recommendations. This report gives the asset compliance committee an update on the current position and progress on the action plan.

## Recommendation(s)

That the committee notes the progress made.

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## 1 Introduction

- 1.1 Following the independent asset compliance review, a self-referral to the Regulator for Social Housing was made on the 9 November. Additional information was submitted on 8 December 2023 and a Teams meeting held thereafter to go through the response.
- 1.2 An email has been received from the Regulator and a Teams discussion arranged for 19<sup>th</sup> January. The outcome will be reported verbally at this meeting, with a briefing email to all Councillors afterwards.
- 1.3 The two specialist leads, Fire safety and Building safety continue to provide specialist assistance based on the specific competencies required around these areas, and liaison continues with Pennington.
- 1.4 Consultancy with Pennington has commenced around data validation, involving officers from the Assets and Housing Teams together with data analysis from Pennington.
- 1.5 A Project Manager has been recruited, to start with the Council at the end of January 2024. They will act as the focal point in ensuring that all actions and targets are being project managed and to collate reports and updates for the Compliance Board, Regulator, and this Committee.
- 1.6 The next meeting of the Compliance Board is scheduled for 14<sup>th</sup> February 2024.
- 1.7 At the last meeting of the Committee there was a discussion on the Committee receiving information on the tenant engagement strategy. A review of this is already sat within the work plan of the Overview & Scrutiny Committee and therefore the Chair of this Committee has agreed for the points raised by this Committee to be passed to Overview & Scrutiny Committee for them to consider when reviewing their action plan.
- 1.8 The Chair of this Committee, with support from officers has also set up a review meeting with the Chair of Overview & Scrutiny Committee, Vice-Chair of Overview & Scrutiny Committee, the Chair of Audit & Standards Committee to discuss cross cutting themes and how best to scrutinise and monitor them, not only at present but also looking forward as well. This meeting will be supported by relevant officers.

## 2 Highlight Report & Action Plan

- 2.1 Appendix 1 is the updated highlight report with additional columns to provide further context for this Committee.

2.2 With the self-referral to the regulator completed, additional regulatory information provided and specialist resources in place, the Compliance Action Team will:

- Review the target dates in the action plan.
- Set out estimated start dates for the recommendations that have not commenced.
- Further break down recommendations into more detailed tasks and milestones (this was an area also highlighted by overview & scrutiny)

### **3 Regulatory Information**

3.1 **Appendix 2** is a copy of the data compliance dashboard. This reporting will further evolve and improve over time. In relation to the compliance % areas that show 0%. This is due to the fact the information is held by the contractor's database and not the Council's housing management system, ActiveH. There is a recommendation to address this within the action plan.

3.2 The compliance board have requested the dashboard is amended and moving forward it will target dates for when the compliance performance will be achieved to help further monitor progress.

### **4 Financial Services**

4.1 As reported at the previous meeting, from the Housing Revenue Account, £270,000 of resources will be used for specialist consultancy support and additional technical resources covering asset compliance, fire safety and building safety. This ensures that we have the right skills, experience and competence immediately in the organisation to help drive forward critical and high priority actions.

4.2 During this year we will be considering what resources will be needed to sustain the improvements that are being made to ensure compliance is maintained. This is to ensure that 'kneejerk' structure changes are not made, and proposals recommended will be thoroughly considered and sustainable.

### **5 Risk Assessment**

5.1 **Appendix 3** is the updated risk assessment, and now includes additional risks 11 and 18. This will be reviewed by the Compliance Board when it next meets on 14 February. It now also records the financial risk to the Council in building and maintaining the compliance framework.

**In summary the risk register records 19 number of risks of which 10 are green, 4 are amber, 5 are yellow and 0 are red. Since the last meeting none of the risks have changed in scoring other than the addition of two additional risks as set out above.**

### **Background papers:**

None.