



PORTFOLIO AREA: HEALTH & WELLBEING

Date of Meeting: 17th June 2002

Public

Key Decision: Yes

Recorded in Forward Plan:

No

Outside Policy Framework

Title: PARTNERSHIPS WITH REGISTERED SOCIAL LANDLORD
Report of: Director of Housing
Report reference: H039/2002

Summary:

This report seeks Member approval to amend the terms of the current involvement of Eden Housing Association in the Carlisle district.

Recommendations:

In consideration of the project - briefly detailed in the report - the Executive are recommended to propose to the Council removing the existing geographical restriction on the areas of operation of Eden H.A.

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1. BACKGROUND INFORMATION AND OPTIONS

- 1.1. A request has been received from Social Services department to support an application from Eden H.A. to extend the existing arrangement for their organisation to be an active partners in the development of 'mainstream' housing in the Carlisle district.
- 1.2. In June 1999 the then Housing and Care Services Committee agreed to add Eden H.A. to the RSL partnership group (including Home, Impact and Two Castles) and support development proposals – subject to finance and the usual scheme approvals – for both Local Authority and Housing Corporation Social Housing Grant (SHG). This approval was specifically limited to the South Eastern rural part of the City Council administration area, in practice the parishes adjacent to the Eden District Council boundary.
- 1.3. This limitation was put in place at that time as Eden H.A. was then a brand new RSL with a limited development track record in the Eden D.C. Since then Eden H.A. have since successfully pursued a number of small housing schemes in the designated area of Carlisle.
- 1.4. This specific request which prompts this review is in relation to a community resettlement programme aimed at the relocation of a number of elderly female residents from Durranhill House in Botcherby to a number of dispersed locations across the district.
- 1.5. Subject to scheme approvals Eden H.A. would purchase, in the private sector, 5 individual properties and utilise them to accommodate 2/3 former residents of Durranhill House in each of the properties, with support services being provided by Walsingham Community Homes.
- 1.6. The effect of removing this geographical restriction on Eden H.A. will not only enable them to pursue this particular scheme but also open up the possibility of developing other scheme proposals in the rest of the district.
- 1.7. In consultation with the RSLs already operating in the District, the Authority is required to keep under constant review the nature of its partnership arrangements to ensure that the Housing Corporation's development programmes can be delivered.

- 1.8. It had been envisaged that at some point during 2002/03 a review of these arrangements would be reported to the Executive and this would have appeared on the Forward Plan.
- 1.9. However the need for this decision now [not on the Forward Plan] as an urgent item follows the collapse of arrangements between Social Services and another RSL to deliver the proposed scheme into which Eden HA have stepped as a fall-back.

2. CONSULTATION

- 2.1. The three local associations in the RSL partnership group working within the district have been consulted on these proposals.

3. STAFFING/RESOURCES COMMENTS

- 3.1. Not applicable.

4. CITY TREASURER'S COMMENTS

- 4.1. There are no direct implications for the authority set out in this report.

5. LEGAL COMMENTS

- 5.1. Not applicable.

6. CORPORATE COMMENTS

- 6.1. Not applicable.

7. RISK MANAGEMENT ASSESSMENT

- 7.1. If the proposal with Eden H.A. does not proceed for any reason, Social Services will need to seek an alternative RSL partner.

8. EQUALITY ISSUES

- 8.1. The proposals proposed embrace equal opportunities in access.

9. ENVIRONMENTAL IMPLICATIONS

9.1. None.

10. CRIME AND DISORDER IMPLICATIONS

10.1. None.

11. RECOMMENDATIONS

11.1. In consideration of the project - briefly detailed in the report - the Executive are recommending to the Council to propose removing the existing geographical restriction on the areas of operation of Eden H.A.

12. REASONS FOR RECOMMENDATIONS

12.1. There is no particular logic now to maintain the geographical limitation on Eden H.A's areas of operation and the revision could enable Eden H.A. to deliver a scheme in the district that meets a gap in existing provision.

T Bramley
Director of Housing

EXCERPT FROM THE MINUTES OF EXECUTIVE HELD ON 17 JUNE 2002

EX.170/02 PARTNERSHIPS WITH REGISTERED SOCIAL LANDLORD (Key Decision)

(With the consent of the Chairman, and in accordance with Rule 15 of the Access to Information Procedure Rules, this item had been included on the Agenda as a Key Decision although not in the Forward Plan.)

Portfolio Health and Wellbeing

Subject Matter

To consider a report from the Director of Housing (H.39/02) seeking approval to amend the terms of the current involvement of Eden Housing Association in the Carlisle district.

Eden Housing Association was currently limited to schemes in the south eastern rural part of the City Council's administrative area, in practice the Parishes adjacent to the Eden District Council boundary. This limitation arose because, at the time (1999), Eden Housing Association was then a brand new RSL with a limited development track record in the Eden District Council area. Since then, the Association had successfully pursued a number of small housing schemes in the designated area of Carlisle.

The specific request to extend the existing arrangement to cover the development of "mainstream" housing in the Carlisle district had arisen in relation to a community resettlement programme aimed at the relocation of a number of elderly female residents from Durranshill House to a number of dispersed locations across the district.

Summary of Options rejected

None

DECISION

That it be a recommendation to the City Council that the existing geographical restriction on the areas of operation of Eden Housing Association within the Carlisle district be removed.

REASONS FOR DECISION

There is no particular logic in maintaining the geographical limitation on Eden Housing Association's areas of operation and the revision could enable the Association to deliver a scheme in the district that meets a gap in existing provision.