

Meeting Date: 16<sup>th</sup> July 2019

Public/Private\*: Public

Title: **Economy, Enterprise & Housing Portfolio Holder's Report –  
Councillor Paul Nedved**

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### **ST CUTHBERT'S GARDEN VILLAGE**

The opportunity was taken to field questions on the project from the public and stakeholders by having a presence at the County Council's recent consultation events on the Carlisle Southern Link Road. Over 800 people attended the events with strong interest and generally positive feedback on both projects forthcoming.

A garden village update event for landowners in the area, their agents and developers is planned at Carlisle racecourse on Wednesday 3<sup>rd</sup> July as part of the landowner engagement strategy. Work on more detailed masterplanning for the site is progressing well with public and stakeholder consultation on development options anticipated towards the end of Summer.

Following local Elections, the cross party Member Advisory Group (MAG) for the project has been reconvened with the first meeting expected in late July.

### **HOMELESS PREVENTION AND ACCOMMODATION SERVICES (HPAS)**

From 1<sup>st</sup> April 2018 to 31<sup>st</sup> March 2019,

- 526 households were provided with housing and homelessness advice and assistance
- 338 households were assessed and assisted under the prevention duties
- 246 households were assessed and assisted under the relief duties
- 53 households were assessed under the main homeless duty with 8 households being owed the full homeless duty
- Accommodated 247 households in temporary accommodation; 85% were supported to move on positively within an average of 10 weeks
- 32 households were accommodated who were fleeing domestic abuse and all were supported to move on to safe and secure longer term accommodation within an

average of 9 weeks; 62 households at risk of homelessness as a result of domestic abuse were supported within the community with a range of interventions

- 47 households provided with a range of personal and household security items, such as alarms, door jammers, window locks, blinds, security lighting
- Processed 159 low cost housing applications, of which 63 were approved
- Assisted 9 households with arrears; 33 households with rent in advance payments; and guaranteed 7 rent deposits
- Welfare Benefits Advice team successfully supported clients to recover £2,010,926 in benefit gains

Carlisle City Council is leading on new countywide initiatives and local projects which will enhance our current services to target rough sleeping; understand the needs of those at risk of rough sleeping; and establish rehousing pathways for those with limited housing options through supported lettings.

The new projects are funded by the Ministry of Housing, Communities and Local Government, and all local district authorities in Cumbria. Carlisle City Council, as the lead authority, submitted two successful bids on behalf of all the Cumbrian district local authorities to support rough sleepers and those at risk of rough sleeping; who are not owed a housing duty by the local authority, and need additional support to access suitable housing.

The following funding was received:

- £311,640 (countywide) was awarded from the Rapid Rehousing Pathway fund from the Ministry of Housing, Communities and Local Government, to fund supported lettings and local lettings agencies;
- £80,000 was awarded from the Ministry of Housing, Communities and Local Government to fund rough sleeping coordinator roles; and forms part of the commitment to tackle and end rough sleeping as outlined within the government's Rough Sleeping Strategy; and
- £36,000 has been committed from the district authorities.

### **DEMONSTRATION PROJECT, BEVERLEY RISE, CARLISLE**

Riverside will be holding a “brick-laying” event to celebrate their new development at Beverley Rise, Harraby at 11am on Friday 12<sup>th</sup> July 2019.

The City Council tendered for an Affordable Housing Partner to deliver these new homes on this formerly Council-owned site, on the proviso that the successful applicant also provided practical onsite training and site experience to a wide range of construction students and apprentices from Carlisle College.

The scheme will provide a total of 50 new homes for affordable rent. The property types are a mix of 2, 3 and 4-bedroom houses, which is beneficial as a lot of family houses at “New” Harraby have been sold through the Right to Buy policy. As part of Riverside’s

pledge to reinstate Impact Housing Association's development programme (following Impact joining the Riverside Group) Riverside will be managing the new homes on the Beverley Rise development.

Representatives from Riverside, Impact, Esh (Riverside's main development contractor) and Carlisle College (including apprentices) will be attending the event on 12<sup>th</sup> July.

### **ROGUE LANDLORD PROJECT – LANDLORD PROSECUTION**

Two Carlisle-based rogue landlords have been fined more than £1,000 each following a successful investigation and prosecution by Carlisle City Council. Following a series of unannounced visits to rented premises in November 2018, Carlisle City Council has successfully prosecuted the two landlords for offences under The Management of Houses in Multiple Occupation (England) Regulations 2006.

The visits, backed by warrants from the Magistrates Court, were carried out in coordination with the Cumbria Fire and Rescue Service, Cumbria Police and the Immigration, Control and Enforcement Service. The offences related to poor management and unsafe conditions in the property. The landlords were fined £1,000 each on Wednesday, 8<sup>th</sup> May 2019 by Carlisle Magistrates Court. In addition to the fine, £150 costs and £50 Victim Surcharge were also imposed.