

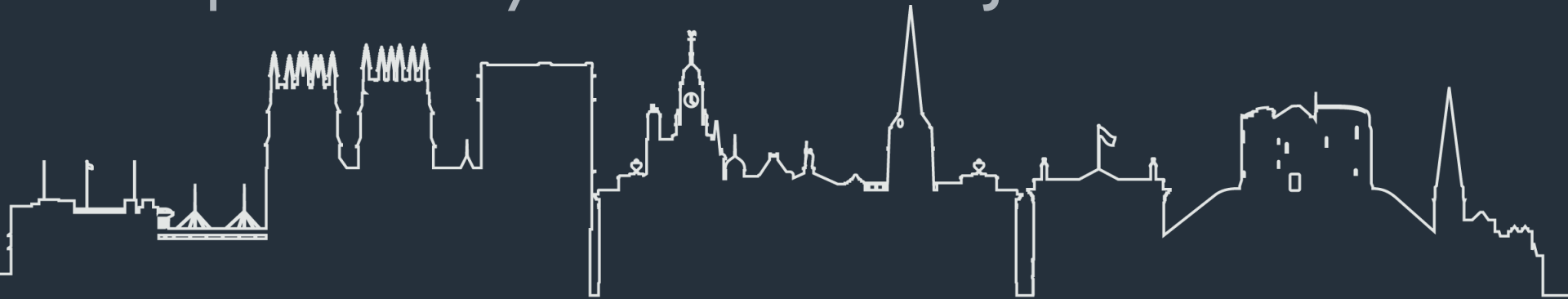
ANNEX C



Housing Allocations Policy Refresh

Denis Southall, Head of Housing
Management and Housing Options

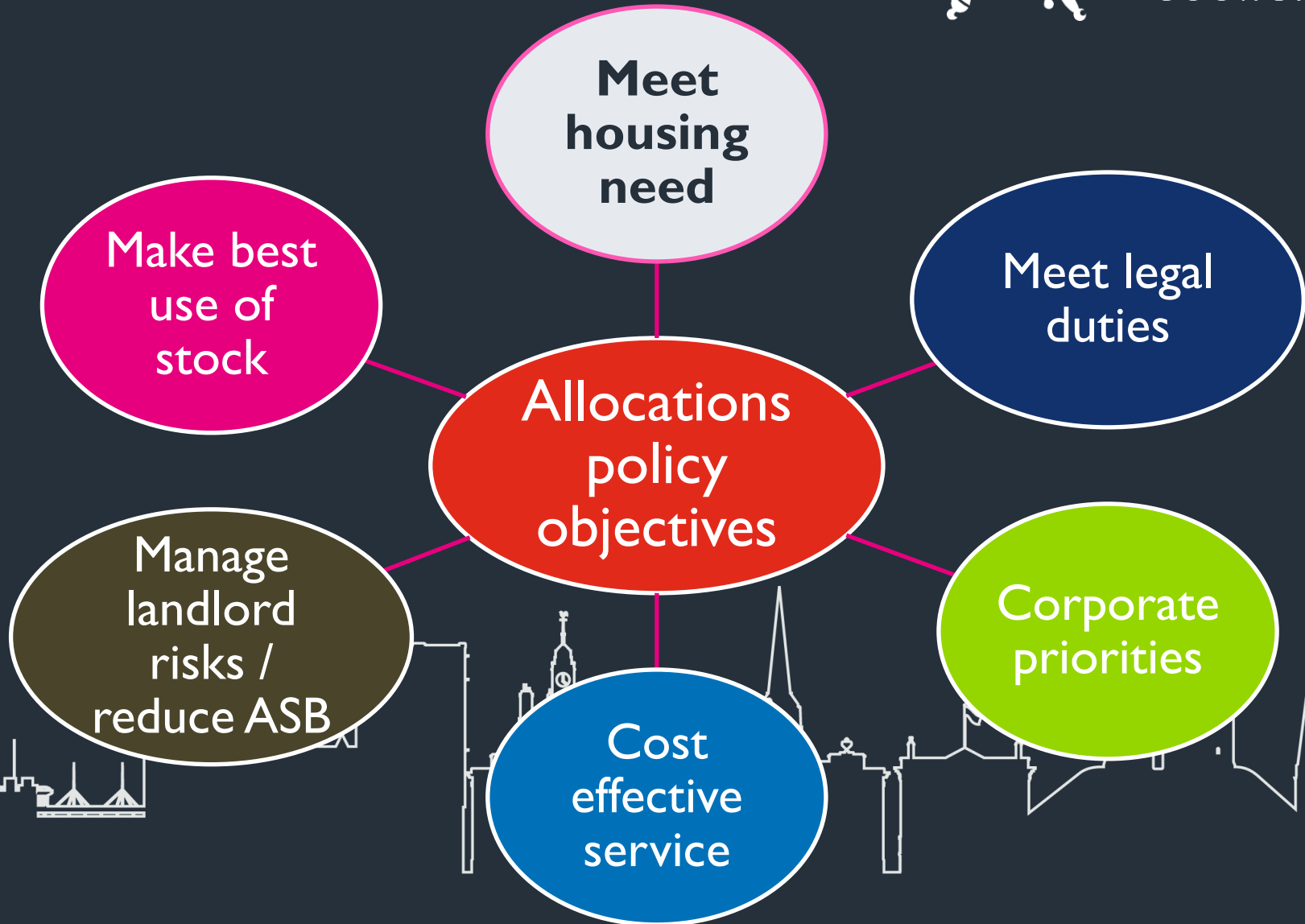
People Scrutiny Committee 24 June 2026



Balancing act



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Banding structure



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Banding	Applicant assessed needs examples
Emergency	Care leavers protocol Unable to access home
Gold	Saturator homelessness Significant health and wellbeing need Resettlement from CYC hostel
Silver	Lower level overcrowding Moderate health and wellbeing need
Bronze	Independent Living Community eligible with no other priority needs

Needs data: May 2026



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Bedrooms need	Bronze Band	Silver Band	Gold Band	Emergency Band	Total
1	330	380	107	7	824
2	31	196	76	1	304
3	3	156	47	1	207
4	0	39	33	0	72
5	0	1	5	0	6
Total	364	773	268	9	1414

700 properties let during 2025/26

Aims of policy refresh

Achieve best outcomes from social housing

Build on other strategies and protocols

Use lessons learned from changing context

Meet new government legal requirements

Use feedback from tenants and other stakeholders

Subject to consultation



Working together to improve and make a difference

Domestic Abuse support

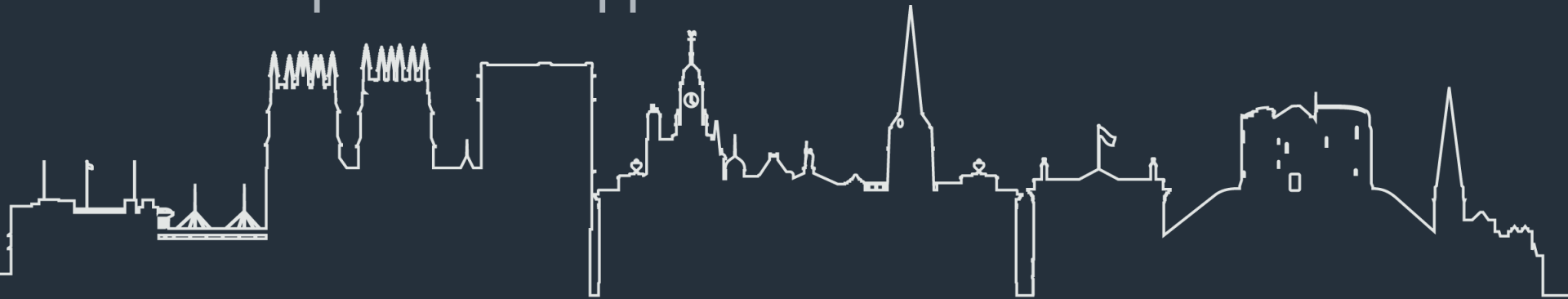
- Enhance access through homelessness pathways, with safeguards
- Address barriers to rehousing through rent arrears
- Meet government requirements removing local connection in some circumstances
- Reflect CYC Domestic Abuse Resident and Tenant Policy and utilise DASH risk assessments

Meeting other new government requirements



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- Removing local connection barriers for more armed forces personnel and veterans
- Expanding family definition of the armed forces community
- Additional priority for armed forces community in certain circumstances
- Care experienced applicants – removed local connection



Health and wellbeing approach

- Revised health and wellbeing needs scope to incorporate complex needs e.g. mental health
- More clarity on additional bedroom needs
- More targeting of adapted accessible homes to best meet needs
- Multiagency working – e.g. Offender Initiative

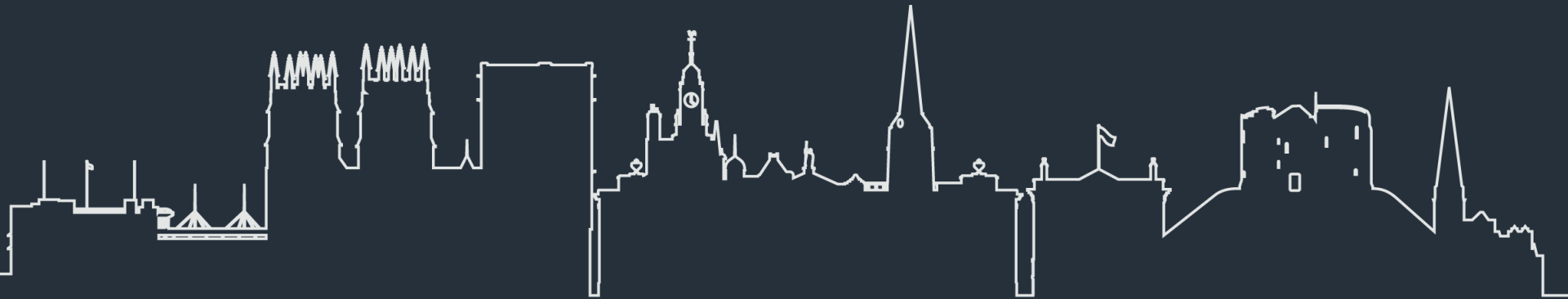


Working together to improve and make a difference

Focus on transparency



- Direct let decision principles and updated criteria
- Revised management review process
- Evidence based customer communication and clear expectations setting
- Multidisciplinary complex needs allocations panel to support needs assessment and allocations



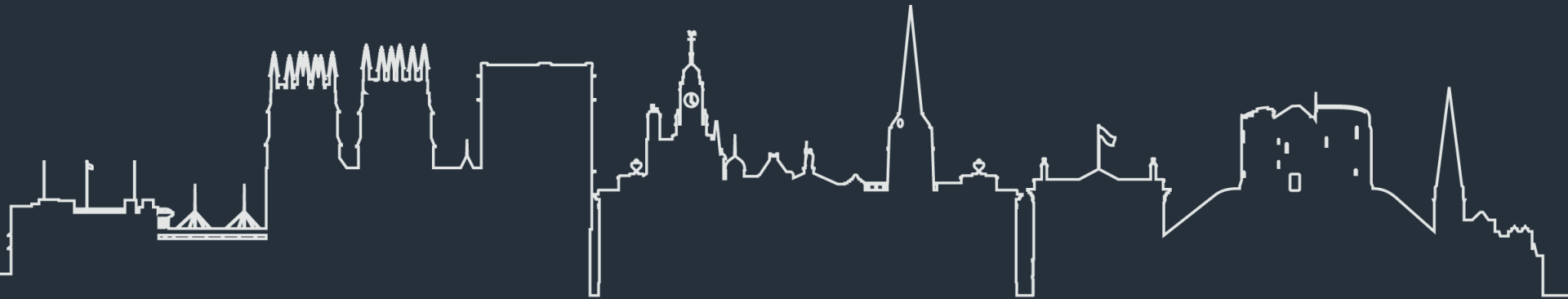
Streamlined need assessments

- Including extra child in household for pregnancy 20+ weeks
- Updated 16-17 year olds provision to reflect multidisciplinary pathway
- “intractable neighbour disputes” where evidenced
- Revised income qualification approach

Best use of stock



- Rightsizing additional bedroom offer for qualifying under-occupying tenants
- Multiple adult households restricted to flats/maisonettes only
- Social landlord succession right clarified



Next steps



- Further consultation
- Final drafting
- Presenting for approval – late Summer 2026
- Elements of implementation dependent on ICT updates

