

DECISION SESSION - EXECUTIVE MEMBER FOR HOUSING AND SAFER NEIGHBOURHOODS

MONDAY, 14 AUGUST 2017

DECISIONS

Set out below is a summary of the decisions taken at the meeting of the Decision Session Executive Member for Housing and Safer Neighbourhoods held on Monday, 14 August 2017. The wording used does not necessarily reflect the actual wording that will appear in the minutes.

Members are reminded that, should they wish to call in a decision, notice must be given to Democratic Services no later than 4pm on the second working day after this meeting.

If you have any queries about any matters referred to in this decision sheet please contact Angela Bielby.

1. Sheltered with Extra Care: Service Charge

Resolved: That;

- i. The revised charge be applied to all new lettings from 1st September, including current tenants who choose to transfer to a different property in Glen Lodge.
- ii. Existing tenants be consulted on a new service charge in line with the annual rent increase in April 2018. Tenants who are directly financially affected and may experience hardship will have this mitigated, so that their service charge will increase by £8 to the weekly service charge each year until they are paying the full rate.
- iii. The final staffing model for intensive housing management be phased in line with the changing demographics of tenants.

Reason:

- i. This approach will ensure the council are able to charge for the cost of services as properties are

re-let and ensure that the service model is both equitable and financially sustainable for the future. Current tenants who do not qualify for Housing Benefit will be directly affected by the increase in charge, however phasing this from the rent increase in over a period of around 10 years from April 2018 will allow customers sufficient time to prepare for the increase, and reduce or eliminate the risk of financial hardship or distress. The Intensive Housing Management staffing in Glen Lodge will be increased in line with the increase in customer need as properties are re-let to customers with a higher level of need.

- ii. Harmonising the service charge and staffing levels at the same rate allow the staffing to be increased at a pace to ensure customers are appropriately supported, without incurring a financial deficit to the council.