

NOTICE OF MEETING

HOUSING AND REGENERATION SCRUTINY PANEL

**Monday, 3rd October, 2016, 6.30 pm - Civic Centre, High Road,
Wood Green, N22 8LE**

Members: Councillors Emine Ibrahim (Chair), Kaushika Amin, John Bevan,
Gail Engert, Tim Gallagher and Martin Newton

Quorum: 3

1. FILMING AT MEETINGS

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2. APOLOGIES FOR ABSENCE

3. URGENT BUSINESS

The Chair will consider the admission of any late items of urgent business (late items will be considered under the agenda item where they appear. New items will be dealt with as noted below).

4. DECLARATIONS OF INTEREST

A member with a disclosable pecuniary interest or a prejudicial interest in a matter who attends a meeting of the authority at which the matter is considered:

- (i) must disclose the interest at the start of the meeting or when the interest becomes apparent, and
- (ii) may not participate in any discussion or vote on the matter and must withdraw from the meeting room.

A member who discloses at a meeting a disclosable pecuniary interest which is not registered in the Register of Members' Interests or the subject of a pending notification must notify the Monitoring Officer of the interest within 28 days of the disclosure.

Disclosable pecuniary interests, personal interests and prejudicial interests are defined at Paragraphs 5-7 and Appendix A of the Members' Code of Conduct.

5. DEPUTATIONS/PETITIONS/PRESENTATIONS/QUESTIONS

To consider any requests received in accordance with Part 4, Section B, Paragraph 29 of the Council's Constitution.

6. MINUTES (PAGES 1 - 8)

To approve the minutes of the previous meeting.

7. CABINET MEMBER QUESTIONS

The Cabinet Member for Housing & Regeneration to attend to respond to questions from the panel.

8. BUDGET & PERFORMANCE MONITORING - CORPORATE PRIORITIES 4 AND 5

To review and monitor budget and performance monitoring data for Corporate Priorities 4 and 5.

TO FOLLOW

9. USE OF RIGHT TO BUY RECEIPTS

To receive an update on how receipts from sales from the Right to Buy programme are used by the Council.

10. SUPPORT HOUSING OPTIONS FOR OLDER PEOPLE (PAGES 9 - 26)

To receive an update and recommendations on the panel's review of developing supported housing options for older people.

11. HARINGEY DEVELOPMENT VEHICLE

To receive an update on the progress of the scrutiny of the Haringey Development Vehicle.

12. WORK PROGRAMME UPDATE (PAGES 27 - 34)

For the panel to review and monitor the attached work programme for 2016/17.

13. NEW ITEMS OF URGENT BUSINESS

To consider any items admitted at item 3 above.

14. DATES OF FUTURE MEETINGS

14 December 2016

6 February 2017

7 March 2017

Martin Bradford
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Bernie Ryan
Assistant Director – Corporate Governance and Monitoring Officer
River Park House, 225 High Road, Wood Green, N22 8HQ

Friday, 23 September 2016

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DRAFT
Housing & Regeneration Scrutiny Panel
June 27th 2016

Present: Cllr Amin, Cllr Bevan, Cllr Engert, Cllr Ibrahim (Chair), Cllr Morton & Cllr Newton

In attendance: Cllr Gideon Bull

1. Webcasting

The meeting was not webcast.

2. Apologies for absence

Cllr Gallagher

3. Declarations of interest

None received.

4. Urgent items of late business

None.

5. Petitions

None.

6. Terms of reference

6.1 Panel members noted the term of reference report, in particular the additional inclusion of parts of the Cabinet Member for Social Inclusion and Sustainability portfolio on carbon reduction and the Council's 40:20 ambitions.

6.2 The Cabinet member for Housing & Regeneration would continue to be invited to attend, but would now respond to questions in respect of Housing, Regeneration and Planning to reflect an expanded portfolio.

6.3 Planning enforcement and HMO licensing are now located within the portfolio of the cabinet Member for Environment and discussions are taking place as to the most appropriate panel in which scrutiny of these issues should take place.

6.4 The Budget review process and timeline of the new MTFS is still being agreed, and this will be reflected in future work programme schedules for the panel.

6.5 The panel also discussed performance issues and noted that a briefing would be provided ahead of future panel meetings to help guide and inform discussions.

Agreed: The web-link to the performance wheel would be sent out to panel members.

6.6 The panel noted and agreed the terms of reference report.

7. Minutes

7.1 Members noted a number of issues arising from the minutes:

- The development vehicle, discussed at the previous meeting, would be subject to discussion as part of the work programme for 2016/17;
- The new Head of Economic and Social Regeneration has been appointed, and an invite would be issued to attend a future meeting (with the Cabinet Member for Housing & Regeneration) to discuss future plans for Tottenham;
- The Cabinet Member for Housing & Regeneration agreed to bring a short report to the panel on Right to Buy receipts, this would now be factored into the new work programme for 2015/16;
- The Community Infrastructure Levy report was submitted to Cabinet in May at which all recommendations were agreed.

Agreed:

- (1) Development vehicle subject to in depth scrutiny in 2016/17;
- (2) Right to Buy Receipts update to come to the panel on 2016/17 work programme;
- (3) Invite the new Head of Economic and Social Regeneration to a future panel meeting;
- (4) That the outcomes of the Supported Housing Review and the formal consultation is presented to the panel.
- (5) Community Infrastructure Levy update report to come to Overview & Scrutiny in March 2017.

7.2 It was suggested that there are a number of performance issues with some of the Registered Providers that are 'preferred partners' of the council. This could be raised with the respective Cabinet member at their Q &A session with the panel.

7.3 The panel noted that the process through which member enquiries to housing associations are handled is part of the Preferred Partnership agreement. Despite this work, it was suggested that there was still no set procedure for handling member enquires.

Agreed: that a briefing is provided to the panel to update members on work being undertaken to establish a member enquiry handling process with local RHPs.

7.4 In response to issues arising from modular build, it was agreed that a site visit should be arranged to view examples in London.

Agreed: That a site visit is arranged to view modular builds used for residential accommodation in London (dates will be circulated to the panel).

7.5 Further to the above discussions, the minutes of the last meeting were approved.

8. Temporary accommodation

8.1 The Manager of Housing Demand attended to provide an overview of the work currently being undertaken to support those in temporary accommodation in Haringey. A presentation was given outlining the key challenges in managing

demand and increasing supply (attached). The following highlights areas of discussion additional to that given in the presentation.

8.2 In respect of re-lets, it was noted that there were 491 in 2015/16, though in excess of 50% of these were 1 bedroom units. Thus for families in temporary accommodation requiring two or more bedrooms, it will take substantially longer for properties to become available.

8.3 It was noted that as a result of the Welfare Reform agenda and the uncertainty this had precipitated in the market, there was increased nervousness among private rented sector landlords. It was perceived that supplying properties to those in receipt of welfare benefits was now more risky and this was deterring landlords to from investing in this sector.

8.4 In terms of the net inflow and outflow of people in to temporary accommodation, it was noted that fewer people were now able to come out because there were fewer opportunities for them to move out (e.g. declining number of re-lets and limited private rented sector opportunities).

8.5 Many landlords were however moving into the emergency accommodation market, as in times of excess demand, as this was more lucrative. In less buoyant market, landlords may prefer to go into longer lease arrangements as this guarantees income at times when demand may be lower. It was noted that emergency accommodation is expensive rates available on a nightly rate, and therefore a presenting real and ongoing budgetary risks.

8.6 The council owns and manages a number of hostels (150 bed spaces in total).. There are a couple of larger hostels including Russell Road and small block at Brunel Walk. In the west of the borough there are approximately 5 or so converted properties providing hostel accommodation. Investment will be needed to ensure that these are up to standard and the panel noted that there were development proposals in the capital strategy to do so.

8.8 A review of hostel accommodation is currently being undertaken to ensure that the maximum benefit and opportunities are being derived from each of the current hostel sites (this is aligned to the Supported Housing Review).

8.9 In respect of the emergency accommodation used by the council, the panel noted that these were self contained units and not Bed and Breakfast type accommodation. They are classified as emergency accommodation as these are paid on a nightly rate not a long term lease. Currently a shared facility hostel at Northumberland Park is used and as a last resort a B & B may be used for the occasional night if there is nothing else available.

Agreed: that a list of hostels and the type of accommodation that they contain is provided to the panel.

8.10 The panel noted that families with children placed in B&B, including Northumberland Park hostel, cannot stay in this type of accommodation for longer than 6 weeks. The time that people spend in TA itself will vary depending on the

needs of those placed there (see 8.2) and the availability of suitable accommodation. On current data, families requiring 2, 3 or 4 bedroom properties will be on the waiting list of upward of 8 years to obtain such a property. For those in similar need but requiring a 1 bedroom flat, waiting times will be substantially less, (generally months instead of years, particularly if prospective tenants don't have any extenuating needs and can be flexible).

8.11 The issue of families placed in accommodation with shared facilities raised safeguarding issues with the panel, particularly where there was just one carer. The panel also noted that there were also health and welfare issues in respect of cooking and diet. The panel indicated it would be useful to know how many families were in this type of accommodation locally.

Agreed: that further information on the number of families that are living in such accommodation is provided to the panel.

8.12 In respect of finance, there are significant cost pressures for the TA budget, with a forecast overspend of £6.4m in 2016/17. It is very difficult for the council to source temporary accommodation that falls within the subsidy, therefore the council is required to fund the difference in more and more cases, hence the existing and future budget pressures. It was noted that the subsidy that is received by local authorities is based on the 2011 Local Housing Allowance rate, not the current rate, so cost pressures are increasing in a buoyant property market. A new subsidy regime is due for consultation, which may introduce a subsidy allocation to each authority, rather than a property by property subsidy.

8.13 Panel members enquired about annualised losses accrued from the difference between the subsidy and actual housing costs for different bed size properties.

Agreed: that further information on the annualised impact of discrepancy between subsidy and actual costs of TA units for different bedside units is provided.

8.14 The panel noted that there are 6 areas which the council is focusing on to reduce demand, increase supply and contribute to improved budget position for TA (these are discussed in detail in the attached presentation):

- Homeless prevention and managing demand – e.g. homeless prevention fund'
- Increasing the number of lets for prevention and discharge of duty, including out of London
- Delivery of revised TA offer - New supply initiatives; Placement Strategy including Out of London
- Controlling TA prices
- Making best use of existing stock
- Increased efficiency and a significant cultural shift.

8.15 The panel discussed Broadwater Lodge and noted that historically this was older people's home which was now being converted for use as temporary accommodation for families only. Although the units would not be self contained, the facilities would be clustered for use by a small number of families. Other properties are being assessed for similar projects (e.g. Whitehall Street).

8.16 The new TA allocations policy is due to be considered by Cabinet in July set out authorise the consultation process for the new policy, with the final decision being taken in the autumn. The panel noted that a number of out of borough placements are made and these are routinely mapped. In terms of ongoing support to families, it was suggested that the new policy should contain explicit reference to communication with social care services to ensure coordinated support for vulnerable children is maintained.

Agreed: (i) that further details of where out of borough placements are being made to be distributed to the panel;
(ii) that a request is sent to the Cabinet member, to involve the panel in the consultation on the new TA Allocations policy.

8.17 It was anticipated that greater use of modular build would help to increase supply of TA accommodation as this would be cheaper and quicker to construct. Further clarification was sought however as to the respective costs of modular build units as detailed in the recently published Capital Strategy.

Agreed: that further information is provided on the Modular Build programme, particularly in relation to units costs as detailed in the Capital Strategy.

8.18 The panel confirmed that it would like to include within its work programme, the nature and level of support provide for families in crisis. The work could focus on what support could be provided to prevent families from entering emergency accommodation. It was suggested that this work could also focus on whether the council was targeting the right places for homelessness prevention or any other policy areas that could provide preventative support.

8.19 The panel noted that there could be many households locally which may be under occupied and have spare rooms and capacity which could somehow contribute to improved access to emergency accommodation. It was suggested, that there may be local families that may be able to provide rented accommodation for 6 weeks for those in need of emergency accommodation. Whilst prospective families would need to undergo appropriate checks, it was suggested that this could provide a flexible source of temporary emergency accommodation.

8.20 There was some discussion so to whether RPs were 'cherry picking' prospective tenants. It was noted that some RPs have introduced affordability assessments, to ensure that they have the ability to sustain a tenancy. Whilst officers present could not recall any instances when tenants had been rejected, this would be monitored. With the introduction of a further reduction at which benefits are capped, tenancy sustainability is likely to become an issue for more local households.

8.21 It was noted that there is an inter borough agreement for rates paid for temporary accommodation to help suppress prices and participating boroughs must inform all those in the agreement if the payment rates are breached. There may be circumstances where an authority has no option but to breach, and it was noted that the Council on average breaches these rates on a limited number of occasions each

week though this will vary depending on the demand levels. The Council's general policy is that it would prefer to breach this agreement rather than entering the commercial hotel sector to place those needing TA.

8.22 Where people are placed out of the borough, the panel were keen to understand how the council plan to manage those properties to which those in temporary accommodation have been allocated? It was noted that in these circumstances, the council would seek to procure with other boroughs and to have generalised management and maintenance agreement. Tenants would also be grouped in localised properties so that support could be provided more effectively.

8.23 Given the pressure on waiting times for larger properties and option for households to accept properties that are one bedroom smaller it was suggested that such tenants should be made fully aware of the waiting times for larger properties should their circumstances change. It was noted that small families placed in 1 bedroom accommodation was only happening in a small number of cases when household agreed, and that parents who were moving in with a small child or infant, were well aware of the likely wait for a larger property.

9. Work programme

9.1 The panel noted how work programme was developed and the resultant priorities listed in the work programme report were derived. It was noted that a long list was developed through:

- An open public consultation;
- Submissions from members, partners and other local stakeholders;
- Carry over items from the 15/16 work programme.

9.2 The Scrutiny Cafe took place on the 9th June 2016 at which over 70 people attended including members, senior officers and partners. The aim of this session was to develop a short list from the suggested items (from 9.1) and to prioritise those issues to be included within the scrutiny work programme. The Panel discussed these priorities for the scrutiny work programme for 2016/17 and the format in which they could be best approached.

9.3 Priority 1 - Affordable Housing.

Agreed:

(i) That scrutiny should focus on the development vehicle, in particular the governance arrangements that will support this new body (e.g. membership, relationship between board and Council and associated priorities of the Council). This work could also assess arrangements for corporate and public accountability and future scrutiny of this body (Autumn 2017)

(ii) That it would be beneficial to receive short report in respect of the following:

- a) Future housing supply strategy to be presented to HRSP on route to finalisation.
- b) An update on the previous scrutiny report on Council role in supply of housing is presented to HRSP within 2016/17.

(iii) That the Chair would meet with officers to further scope and agree this item.

9.4 Priority 2 - Private Rented Sector

Agreed:

- (i) That the panel receive a short report on the plans to introduce Selective Licensing or extend Mandatory Licensing.
- (ii) That the Chair would meet with officers to further scope and agree this item.

9.5 Priority 3 -Temporary Accommodation

Agreed:

That in depth work is undertaken to:

- (i) Review the nature and level of support provided to people presenting as homeless and in crisis and to assess further opportunities to increase supply or stem demand for emergency accommodation (Stage 1).
- (ii) Assess the nature and level of support provided to people that are housed out of borough, in particular comparative models of how this is approached in other boroughs.
- (iii) That the Chair would meet with officers to further scope and agree these items.

9.6 Priority 4 – Regeneration of Tottenham & Wood Green

Agreed:

- (i) That there is possible scope for more in-depth scrutiny involvement to assess how the Wood Green Regeneration Programme can learn from the Tottenham Regeneration Programme. In particular, such work could focus on communication process and how local residents are engaged and involved.
- (ii) That the Chair would meet with officers to further scope and agree this item.

9.7 Priority 5 and 6 - Planning

Agreed:

- (i) That short reports could be taken in respect of:
 - (a) Planning Enforcement
 - (b) Improving confidence in the local planning system (digital transformation)
 - (c) Priorities for local development gain
 - (d) Strategic Flood Risk Assessment.
- (ii) That the Chair would meet with officers to further scope and agree these items.

9.8 Priority 7 – Housing Allocations

Agreed:

- (i) That a short report is requested on the emerging policy could come to scrutiny for comment and discussion. This work could also assess the work of the Decision Panel, how it operates and how this could be improved?
- (ii) That the Chair would meet with officers to further scope and agree this item.

9.9 Priority 8 – High Streets

Agreed:

- (i) That a report is provided to the panel on the work undertaken in 2015/16 to help improve local High Streets (Cllr Sahota).
- (ii) That the Chair would meet with officers to further scope and agree this item.

9.10 Unassigned priority - Older peoples housing

Agreed:

- (i) It was suggested that this could utilise a scrutiny in a day session to assess what options are available to help people to downsize and release larger properties for

families. It would be beneficial to understand how other local authorities are approaching this issue to identify good practice.

(ii) That the Chair would meet with officers to further scope and agree this item.

10. Viability assessment update

10.1 The Panel noted and discussed some of the key issues emerging from this scrutiny in a day exercise. These were:

- **Transparency of arrangements:** Publishing with applications, Redactions, Involvement of community
- **London Wide Viability Protocol:** Local adoption
- **Development of Haringey Viability SPG?**
- **Review mechanisms:** Included within a local SPG and London wide protocol
- **Three Dragons Toolkit:** to identify any changes to assumed factors that underpin this model (e.g. Levels of profitability, other costs)
- **Priorities guidance in planning obligations and viability discussions:** social housing products in S106n negotiations (e.g. Social rent, shared ownership); other infrastructure – schools, green-space.
- **Flat rate quota for affordable housing:** Impact on local infrastructure funding
- **Impact of Housing & Planning Bill:** Imperative of Starter Homes over affordable homes
- **Impact of new Mayor proposals:** Number of policy intentions already announced – including viability assessments, Amendments to London Plan (2-3 years)

10.2 The panel agreed that a further meeting should be convened to discuss and agree recommendations for this review. This should take place before 13th July 2016 and agreed at OSC on 21st July. Dates will be circulated to those members that assisted with this review.

11. New items of business.

11.1 None

12. Dates of future meeting

The next panel meeting is on 3rd October 2016.

Supported Housing Options for Older People

Housing & Regeneration Scrutiny Panel
September 16th 2016

Aim

To explore good practice and innovation in older peoples supported housing and appraise the challenges & opportunities of applying these in the local context to influence the recommendations of the Supported Housing Review.

Objectives

- To provide an overview of current and future supported housing needs of older people
- To provide an overview of older people's supported housing estate in Haringey and the challenges and opportunities presented;
- (ii) Assess comparative data on how older peoples housing needs are being addressed elsewhere and to identify good practice;
- (iii) To consult with developers for new and innovative models of housing support for older people
- (iv) To assess the impact of legislative and policy changes on supported housing (e.g. capping rates to Local Housing Allowance)
- (vi) To explore local and national good practice around housing for specific groups, including older disabled, BME and LGBT people;

Evidence

- Visits to sheltered housing schemes

Scrutiny in a day:

- Supported Housing Commissioners / Managers
- Planning Officers
- Expert Independent Advice – Housing LIN
- Housing Association
- Independent Provider
- Other Local Authority

Outcomes

- Recommendations that guide and inform the broader supported housing review
- Recommendations should focus on strategic issues for the future of supported housing estate for older people rather than on any specifics of individual sheltered housing scheme

Key issues

- How future demand will guide and inform the development of supported housing for older people in Haringey:
 - Number of places needed
 - Types of schemes needs (e.g. extra care)
 - Where are schemes needed
- How as a council do we ensure that we make the best use of supported housing estate to meet local needs (how well does local stock / schemes meet local needs)
- How as a council do we extend the range of supported housing choices for older people

Timeframe

Evidence gathering

- 7-15 September 2016 - Visits to schemes
- 16 September – Scrutiny in a day
- 23 September - Protheroe House (TBC)

Reporting

- 3 October - Housing & Regeneration Scrutiny Panel
- 17 October - Overview & Scrutiny Committee
- 15 November - Cabinet

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Supported Housing Review

Scrutiny in a Day
16 September 2016

The Haringey Context

- The last full supported housing review was conducted in 2005
- The last review of older people's supported housing concluded in 2010
- The *Corporate Plan 2015-2018* sets a new strategic direction for the council
- The new Housing Strategy will be approved by Full Council in Nov 2016
- The *Medium Term Financial Plan* sets out challenging targets for the council to find alternatives to residential care for vulnerable adults
- The *Transforming Care* agenda places emphasis on community-based support for people with learning disabilities
- There is a need to reduce temporary accommodation usage for homeless households
- A full stock condition survey of council supported housing stock was completed this year

Overview of the Project

The Supported Housing Review is taking an in-depth look at housing-related support and care needs in the borough as well as the support models and buildings that supported housing is provided in.

In July, Phase Two of the project concluded with a comprehensive Needs and Gaps Analysis. The analysis clearly identified unmet current and future need for some groups of older people.

Phase Three of the project will explore and appraise options to meet this need. These options will be appraised against two objectives; maximising resources and securing the best outcomes for service users.

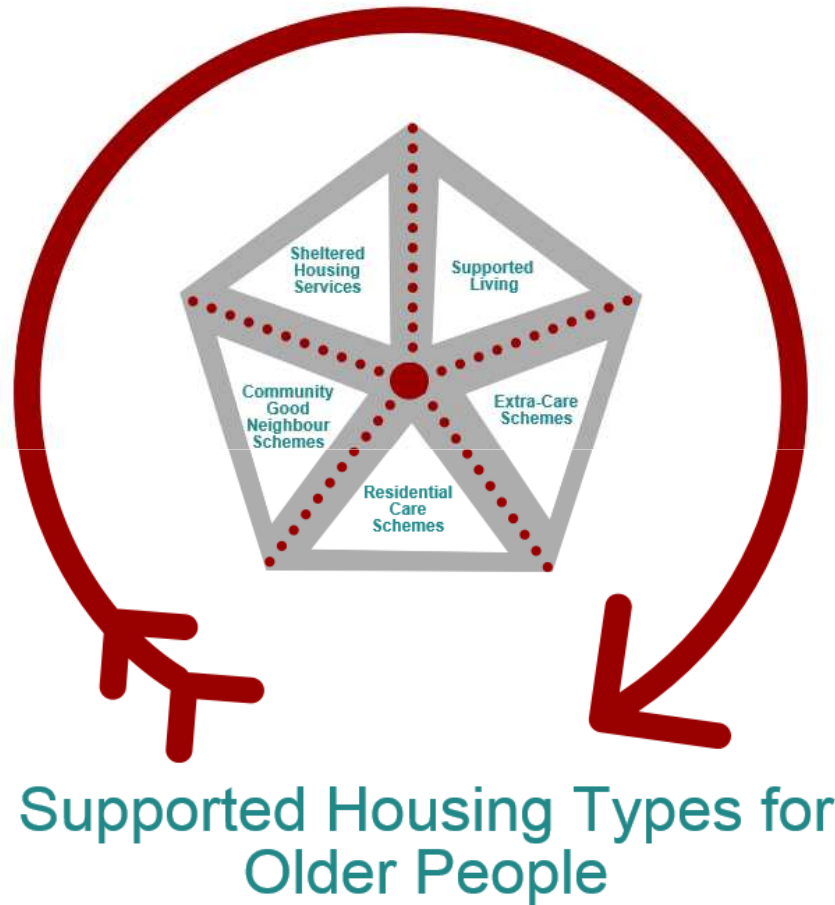
The review concludes in February 2017 with a set of recommendations to Cabinet. Approved recommendations will be subject to an Implementation Plan.

Key Milestones

No	Project Phase	Milestone(s)	Target Date*
1.	Initiation	Project Board agrees draft Quality Evaluation Tool & service user engagement.	Complete
2.	Data Collection & Analysis	Initial engagement with service users of supported housing (survey, service visits, introductory letters)	Complete
3.	Data Collection & Analysis	Needs & Gaps Analysis completed & agreed	Complete
4.	Options Appraisal	Options generated for testing (in focus groups, workshops, stakeholder group)	Oct 2016
5.	Options Appraisal	Completion of specialist surveying of council sheltered stock	Nov 2016
6.	Options Appraisal	Options Appraisal completed	Nov 2016
7.	Impact Assessment	Service User Options Testing completed	Nov 2016
8.	Final Recommendations	Final recommendations approved by Project Board	Dec 2016
9.	Final Recommendations	Pre-cabinet process begins	Dec 2016
10.	Final Recommendations	Cabinet approval of final recommendations	Feb 2017
11.	Final Recommendations	Project Closedown	Feb 2017

*dates are indicative

What is Older People's Housing?



- **Community Good Neighbour** schemes provide ad-hoc low-level support with no staff on site (usually)
- **Sheltered Housing** provides slightly more support, staff are on-site and there are usually communal facilities
- **Extra-care** schemes provide a combination of support and personal care provision
- **Supported Living** is for people with complex care needs such as learning disabilities or mental health
- **Residential Care** provide high level care services for people who cannot live independently

Older People's Supported Housing

2197 units of supported housing for older people;

- 1333 HfH managed units
- 669 Registered Provider units
- 65 Supported Living places
- 130 Extra-Care units

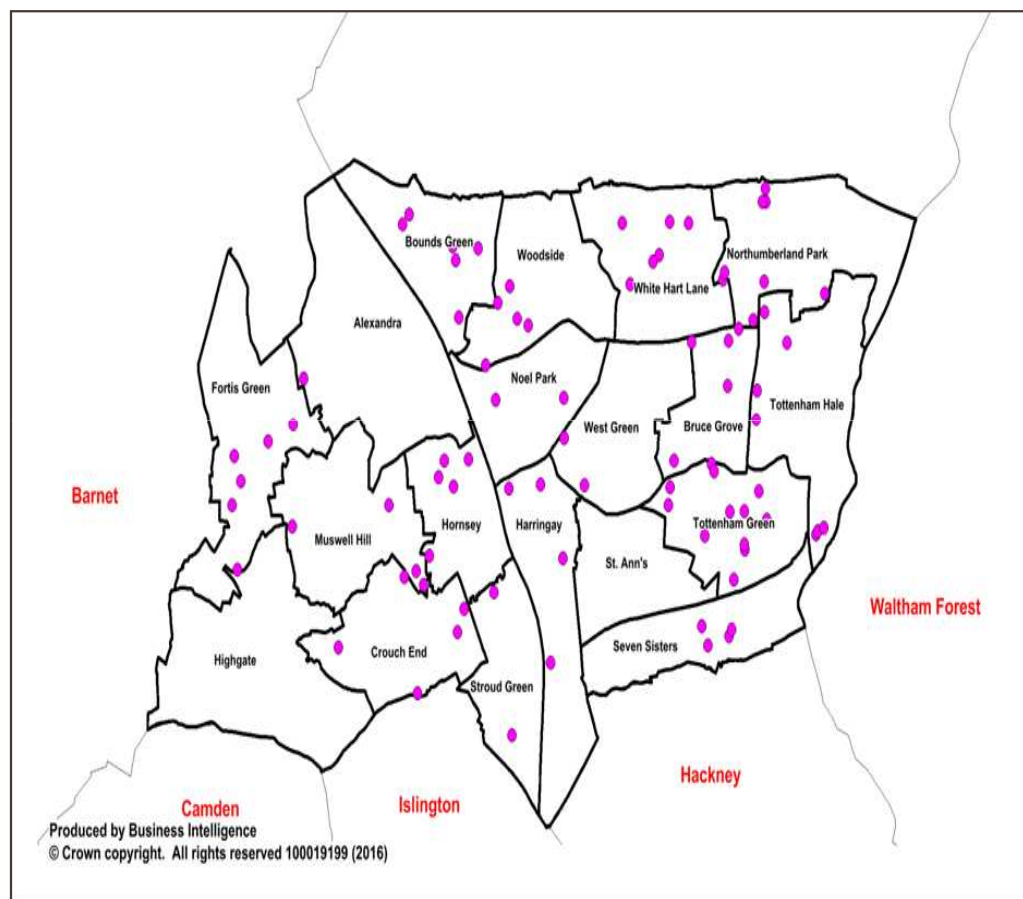
84 separate schemes (+SL)

12 block contracts

1 Service Level Agreement

Current contracts expire in 2018

Estimated annual spend for all supported housing for older people is £7.4m



Needs Analysis Findings

- Haringey has a **growing ageing population**; number of people aged 50+ projected to increase by 37.7% by 2030
- There is an ageing population of adults with more complex needs
- Over representation (32.4%) of older people from Black African & Caribbean backgrounds in supported housing services compared to the general population (15.1%)
- 40% of older people cited **maintaining their independence** as their main priority
- The majority of older people want a more personalised service that changes as they do
- Significant proportion of HfH supported housing tenants have low or no support needs, only **1% of HfH tenants seen for more than 3 hours per week**
- The number of older people in supported living placements has increased by 45% since 2013
- There are currently 10 people on the waiting list in need of wheelchair accessible homes, 80% of these have been waiting for more than 2 years for a suitable property.

Gaps

- Haringey has a good mix of small local and larger national supported housing providers in the borough
- There is a significant data gap about LGBT older people in supported housing
- There is a shortage of **accessible housing** for older people with mobility needs
- Haringey is in a **rare position amongst London boroughs** to own such a significant amount of supported housing stock
- There is a London-wide **shortage of Extra-care** provision
- In Haringey there is also a gap in provision between Sheltered Housing & Extra-Care
- There are **no specialist sheltered schemes** for older people with complex or specific needs and identities

Initial Conclusions

- We need more specialist provision for older people with learning disabilities & mental health needs
- We need more preventative options as alternatives to supported housing
- We need more alternatives to residential care
- We need to create more personalised and flexible support and care options
- Profile and configuration of our own stock does not fully meet current and projected need
- Use of our current stock is not optimal, including use of communal space
- We have an opportunity to draw on other council projects (e.g. Haringey Development Vehicle) to meet our objectives

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Report for: Housing & Regeneration Scrutiny Panel
3rd October 2016

Item number: 12

Title: Work Programme Update

Report authorised by : Bernie Ryan, Assistant Director of Corporate Governance

Lead Officer: Michael Kay, Democratic Services Manager, 0208 489 2920,
Michael.kay@haringey.gov.uk

Ward(s) affected: All

**Report for Key/
Non Key Decision:** N/A

1. Describe the issue under consideration

- 1.1 This report gives details of the proposed scrutiny work programme for the remainder of the municipal year.

2. Cabinet Member Introduction

N/A.

3. Recommendations

- 3.1 (a) That the Panel considers its future work programme, attached at **Appendix A**, and considers whether any amendments are required.
- (b) That the Overview and Scrutiny Committee be asked to endorse any amendments, at (a) above, at its next meeting.

4. Reasons for decision

The work programme for Overview and Scrutiny was agreed by the Overview and Scrutiny Committee at its meeting on 21st July 2016. Arrangements for implementing the work programme have progressed and the latest plans for the Panel are outlined in **Appendix A**.

5. Alternative options considered

- 5.1 The Panel could choose not to review its work programme however this could diminish knowledge of the work of Overview and Scrutiny and would fail to keep the full membership updated on any changes to the work programme.

6. Background information

- 6.1 The careful selection and prioritisation of work is essential if the scrutiny function is to be successful, add value and retain credibility. At its first meeting of the municipal year on 6th June 2016, the Overview and Scrutiny Committee agreed a process for developing the 2016/17 scrutiny work programme.
- 6.2 Following this meeting, a number of activities took place, including a public survey and Scrutiny Cafe, where over 90 suggestions, including a number from members of the public, were discussed by scrutiny members, council officers, partners, and community representatives. From these activities issues were prioritised and an indicative work programme agreed by the Overview and Scrutiny Committee on 21st July 2016.
- 6.3 Whilst Scrutiny Panels are non-decision making bodies, i.e. work programmes must be approved by the Overview and Scrutiny Committee, this item gives the Panel an opportunity to oversee and monitor its work programme and to suggest amendments. The work programme is attached at **Appendix A**.

Forward Plan

- 6.4 Since the implementation of the Local Government Act and the introduction of the Council's Forward Plan, scrutiny members have found the Plan to be a useful tool in planning the overview and scrutiny work programme. The Forward Plan is updated each month but sets out key decisions for a 3 month period.
- 6.5 To ensure the information provided to the Panel is up to date, a copy of the most recent Forward Plan can be viewed via the link below:

<http://www.minutes.haringey.gov.uk/mgListPlans.aspx?RP=110&RD=0&J=1>

- 6.6 The Panel may want to consider the Forward Plan and discuss whether any of these items require further investigation or monitoring via scrutiny.

Recommendations, Actions and Responses

- 6.7 The issue of making, and monitoring, recommendations/actions is an important part of the scrutiny process. A verbal update on actions completed since the last meeting will be provided by the Principal Scrutiny Officer.

7 Contribution to strategic outcomes

- 7.1 The individual issues included within the work plan were identified following consideration by relevant Members and officers of the priorities within the Corporate Plan. Their selection was specifically based on their potential to contribute to strategic outcomes.

8 Statutory Officers comments (Chief Finance Officer (including procurement), Assistant Director of Corporate Governance, Equalities)

Finance and Procurement

8.1 There are no financial implications arising from the recommendations set out in this report. Should any of the work undertaken by Overview and Scrutiny generate recommendations with financial implications then these will be highlighted at that time.

Legal

8.2 There are no immediate legal implications arising from this report.

8.3 Under Section 21 (6) of the Local Government Act 2000, an Overview and Scrutiny Committee has the power to appoint one or more sub-committees to discharge any of its functions.

8.4 In accordance with the Council's Constitution, the approval of the future scrutiny work programme and the appointment of Scrutiny Panels (to assist the scrutiny function) falls within the remit of the Overview and Scrutiny Committee.

8.5 Scrutiny Panels are non-decision making bodies and the work programme and any subsequent reports and recommendations that each scrutiny panel produces must be approved by the Overview and Scrutiny Committee. Such reports can then be referred to Cabinet or Council under agreed protocols.

Equality

8.6 The Council has a public sector equality duty under the Equalities Act (2010) to have due regard to:

- Tackle discrimination and victimisation of persons that share the characteristics protected under S4 of the Act. These include the characteristics of age, disability, gender reassignment, marriage and civil partnership, pregnancy and maternity, race, religion or belief, sex (formerly gender) and sexual orientation;
- Advance equality of opportunity between people who share those protected characteristics and people who do not;
- Foster good relations between people who share those characteristics and people who do not.

8.7 The Panel should ensure that it addresses these duties by considering them within its work plan, as well as individual pieces of work. This should include considering and clearly stating;

- How policy issues impact on different groups within the community, particularly those that share the nine protected characteristics;
- Whether the impact on particular groups is fair and proportionate;
- Whether there is equality of access to services and fair representation of all groups within Haringey;
- Whether any positive opportunities to advance equality of opportunity and/or good relations between people, are being realised.

8.8 The Panel should ensure that equalities comments are based on evidence. Wherever possible this should include demographic and service level data and evidence of residents/service-users views gathered through consultation.

9 Use of Appendices

Appendix A – Work Programme

10 Local Government (Access to Information) Act 1985

- 10.1 External web links have been provided in this report. Haringey Council is not responsible for the contents or reliability of linked websites and does not necessarily endorse any views expressed within them. Listings should not be taken as an endorsement of any kind. It is your responsibility to check the terms and conditions of any other web sites you may visit. We cannot guarantee that these links will work all of the time and we have no control over the availability of the linked pages.

Housing & Regeneration Scrutiny Panel - Work Programme 2016/17

Meeting Date	Agenda Item	Details and desired outcome	Lead Officer / Witnesses
Round 1 27th June 2016	Terms of Reference	To note terms of reference for the panel	Martin Bradford, Policy Officer
	Temporary Accommodation	A presentation of the current financial and policy issues in temporary accommodation and current approach. To assist in scoping possible scrutiny involvement.	Denise Gandy, Homes for Haringey
	Work Programme	Outcomes from scrutiny Cafe, confirmation of work programme for 2016/17 and selection of those reviews taken forward in year ahead	Martin Bradford, Policy Officer
	Viability assessment	Emerging conclusions from Scrutiny Review (dependent on meeting before 27 th June)	Martin Bradford, Policy Officer / Panel
Round 2 3rd October 2016	Cabinet Q & A	Cabinet member for Housing & Regeneration to respond to questions on this portfolio	Cllr Strickland/ Mustafa Ibrahim/ Andrew Billany/ Dan Hawthorn
	Right to Buy Receipts	An update on the how Right to Buy receipts are used to support affordable homes.	Mustafa Ibrahim
	Budget Monitoring/ Performance Monitoring	To review and monitor budget and performance issues within the remit of the HRSP.	Joe Moore (TBC) / Boe Williams/Margaret Gallagher
	Supported Housing for Older People	Recommendations from review	Martin Bradford, Panel
	Development Vehicle	Update of progress of review	Martin Bradford, Panel

	Work Programme	Review - update of programme of activities	Martin Bradford, Policy Officer
Additional session November 2016 (precise Date TBC)	- Housing Allocations Policy - Tenancy Strategy - Homelessness Strategy & Delivery Plan - Intermediate Housing Policy	To consult the panel as part of the formal consultation process for these strategies (left) which runs from November to the end of December 2016.	Mustafa Ibrahim
14th December 2016	Budget scrutiny of MTFS proposals to 2022	To consult the panel on savings and investment proposals as part of the MTFS to 2022.	Cllr Strickland and Cllr Goldberg Mustafa Ibrahim, Emma Williamson, Andrew Billany
Round 3 6th February 2017	Cabinet Q & A	Cabinet Member for Social Inclusion and Economic Regeneration and Wood Green Regeneration	Cllr Goldberg / Officers
	Selective Licensing	An update on plans to introduce Selective Licensing or extend the use of Mandatory Licensing	Eubert Malcolm/ Steve Russell
	High Streets	Update on the work undertaken by Cllr Sahota and other work to support local Metropolitan and District High Streets. (i) to encompass work to improve Hornsey High Street (ii) Site visit(s) to local District High streets	Vicky Clark/ Beth Kay
	Tottenham & Wood Green Regeneration Programme	Tottenham Regeneration Programme & Wood Green Regeneration Programme – how can work from Tottenham inform other regeneration work?	Helen Fisher / Dan Hawthorn
	Supported Housing Programme – Consultation	Formal consultation arising from Supported Housing review	Mustafa Ibrahim

	Economic & Social Regeneration in Tottenham (TBC)	Head of Economic & Social Regeneration – to discuss and confirm	TBC
	Work Programme	Review - update of programme of activities	Martin Bradford, Policy Officer
Round 4 7th March 2016	Cabinet Q & A	Cabinet member for Housing & Regeneration to respond to questions on this portfolio	Cllr Strickland/ Mustafa Ibrahim/ Andrew Billany/ Dan Hawthorn/ Emma Williamson
	Community Infrastructure Levy	Update on previous review completed in 15/16 – Inclusion of new policy (if ready).	Emma Williamson/ Matthew Patterson
	Supporting engagement and Involvement in the Local Planning System	Work being undertaken to help improve engagement, involvement and community confidence in the local planning system.	AD Planning, Emma Williamson
	Council led development	Update on review completed in 2015/16 – approved by Cabinet in December 2015.	Mustafa Ibrahim
	Work Programme	Review - update of programme of activities Identification of any carry over items	Martin Bradford, Policy Officer

Scrutiny projects

(1) Development vehicle -

- That scrutiny should focus on the development vehicle, in particular the governance arrangements that will support this new body (e.g. membership, relationship between board and Council and associated priorities of the Council). This work could also assess arrangements for corporate and public accountability and future scrutiny of this body Julian Wain/ Dan Hawthorn (Autumn 2017)

(2) Emergency accommodation -

- Review the nature and level of support provided to people presenting as homeless and in crisis and to assess further opportunities to increase supply or stem demand for emergency accommodation (Stage 1).
Denise Gandy / Andrew Billany

(3) Older peoples supported housing

Approaches to older peoples supported housing – best practice – Gill Taylor

To schedule further

- The work of the Decision Panel, how it operates and how this could be improved –short report / briefing – Andrew Billany/
Denise Gandy