

30 April 2014

This record relates to Agenda Item 70

RECORD OF HOUSING COMMITTEE DECISION

SUBJECT: RESPONSE TO TENANT SCRUTINY
PANEL REPORT ON THE HOUSING
CUSTOMER SERVICE TEAM

AUTHOR: HILARY EDGAR

THE DECISION

- (1) That the evidence, findings and recommendations of the Tenant and Resident Scrutiny Panel relating to the HCST be noted.
- (2) That the actions proposed in the report in response to the Tenant and Resident Scrutiny Panel's recommendations, be agreed.

REASON FOR THE DECISION

DETAILS OF ANY ALTERNATIVE OPTIONS

Proper Officer:

Date: <publish date>

Mark Wall, Head of Democratic Services

Signed:



CALL-IN FOR SCRUTINY

Note: This decision will come into force at the expiry of 5 working days from the date of the meeting at which the decision was taken subject to:

- (i) any requirement for earlier implementation of the decision or,
- (ii) the decision being called in for review by 5 Members from two or more Groups represented on the Council.

30 April 2014

This record relates to Agenda Item 71

RECORD OF HOUSING COMMITTEE DECISION

SUBJECT: HOUSING UPDATE CARELEAVERS - RPS

AUTHOR: SYLVIA PECKHAM

THE DECISION

(1) That the report be noted.

REASON FOR THE DECISION

DETAILS OF ANY ALTERNATIVE OPTIONS

Not applicable.

Proper Officer:

Date: <publish date>

Mark Wall, Head of Democratic Services

Signed:



CALL-IN FOR SCRUTINY

Note: This decision will come into force at the expiry of 5 working days from the date of the meeting at which the decision was taken subject to:

- (iii) any requirement for earlier implementation of the decision or,
- (iv) the decision being called in for review by 5 Members from two or more Groups represented on the Council.

30 April 2014

This record relates to Agenda Item 73

RECORD OF HOUSING COMMITTEE DECISION

SUBJECT: MANAGING THE IMPACT OF HOUSING
BENEFIT CHANGES ARISING FROM
WELFARE REFORMS

AUTHOR: ODODO DAFE

THE DECISION

- (1) That it be agreed to extend the 'no eviction' policy for a further 12 months until the end of May 2015, and that it be further agreed that the wording of the policy commitment remains unchanged. (The suggested amendment set out in paragraph 4.7.7 is not agreed).
- (2) That it is re-affirmed that officers deal fairly and firmly with tenants who seek to avoid paying their rent and accrue debt on the basis of 'won't pay' rather than 'can't pay'.
- (3) That it is re-affirmed that officers continue to manage council lettings so as to provide under-occupying tenants struggling to meet their financial commitments with more affordable accommodation choices.
- (4) That it is agreed that officers continue to provide all council tenants with clear advice and assistance that supports them in meeting their rent payment and service charge obligations
- (5) That officers continue to monitor the impact of the policy and provide a report back to Housing Committee in Autumn 2014
- (6) That it is agreed that consent be sought from the Government to continue to use HRA funding to support additional Discretionary Housing Payments (DHP) for council tenants, supplementing the council's overall DHP fund.

REASON FOR THE DECISION

DETAILS OF ANY ALTERNATIVE OPTIONS

Proper Officer:

Date: <publish date>

Mark Wall, Head of Democratic Services

Signed:



CALL-IN FOR SCRUTINY

Note: This decision will come into force at the expiry of 5 working days from the date of the meeting at which the decision was taken subject to:

- (v) any requirement for earlier implementation of the decision or,
- (vi) the decision being called in for review by 5 Members from two or more Groups represented on the Council.

30 April 2014

This record relates to Agenda Item 74

RECORD OF HOUSING COMMITTEE DECISION

SUBJECT: HOUSING STRATEGY UPDATE

AUTHOR: DANIEL PARSONAGE

THE DECISION

- (1) That the themes and priorities arising from the initial scoping stage of the development of the Housing Strategy be noted.
- (2) That the ongoing methodology and planned events for consultation on the Housing Strategy be approved.

REASON FOR THE DECISION

DETAILS OF ANY ALTERNATIVE OPTIONS

- (1) This approach is considered best practice and has been commended by community groups and stakeholders as offering early engagement in the strategic planning process.

Proper Officer:

Date: <publish date>

Mark Wall, Head of Democratic Services

Signed:



CALL-IN FOR SCRUTINY

Note: This decision will come into force at the expiry of 5 working days from the date of the meeting at which the decision was taken subject to:

- (vii) any requirement for earlier implementation of the decision or,
- (viii) the decision being called in for review by 5 Members from two or more Groups represented on the Council.

30 April 2014

This record relates to Agenda Item 75

RECORD OF HOUSING COMMITTEE DECISION

SUBJECT: HOUSES IN MULTIPLE OCCUPATION
(HMO) LICENSING UPDATE

AUTHOR: SUSAN CONNELLY

THE DECISION

- (1) That the progress with implementation of the Additional Licensing scheme in the five Lewes Road wards since the commencement of designation on 5 November 2012, be noted.

REASON FOR THE DECISION

DETAILS OF ANY ALTERNATIVE OPTIONS

- (1) The 2004 Housing Act (Section 56(2)) requires that before making an additional HMO licensing designation for a particular type of HMO, or for a particular area, a local authority must consider whether there are any other courses of action available to them (of whatever nature) that might provide an effective method of dealing with the problem or problems in question.
- (2) A two stage appraisal of the options open to the Council was carried out in accordance with Government guidance and reported to Housing Committee on 20 June 2012 in order to inform the decision on the additional licensing designation. The first stage involved the development of key options available for tackling poor quality problematic HMOs in the City and consideration of the strengths and weaknesses of each. The second stage involved the appraisal of the options against seven objectives identified to help contribute towards the Council's vision for the city's private rented sector.

Proper Officer:

Date: <publish date>

Mark Wall, Head of Democratic Services

Signed:



CALL-IN FOR SCRUTINY

Note: This decision will come into force at the expiry of 5 working days from the date of the meeting at which the decision was taken subject to:

- (ix) any requirement for earlier implementation of the decision or,
- (x) the decision being called in for review by 5 Members from two or more Groups represented on the Council.



30 April 2014

This record relates to Agenda Item 76

RECORD OF HOUSING COMMITTEE DECISION

SUBJECT: IMPROVING HOUSING SUPPLY - HOME & COMMUNITIES AGENCIES FUNDING UPDATE

AUTHOR: EMMA KUMAR

THE DECISION

- (1) That the progress on improving the housing supply in Brighton & Hove (as set out in paragraphs 3.18 to 3.27) be noted.
- (2) That the update on the Homes & Communities Agency Prospectus and other available funding options (as set out in paragraphs 3.28 to 3.40) be noted.
- (3) That the return of the HCA Empty Homes Funding allocation reported to Housing Committee on 6 March 2013 and 19 June 2013 (as more fully described at paragraphs 3.5 to 3.17) be noted.

REASON FOR THE DECISION

DETAILS OF ANY ALTERNATIVE OPTIONS

- (1) Options for improving housing supply are outlined in the report and will be kept under review as part of current scoping, development and review of the revised City-wide Housing Strategy.

Proper Officer:

Date: <publish date>

Mark Wall, Head of Democratic Services

Signed:



CALL-IN FOR SCRUTINY

Note: This decision will come into force at the expiry of 5 working days from the date of the meeting at which the decision was taken subject to:

- (xi) any requirement for earlier implementation of the decision or,
- (xii) the decision being called in for review by 5 Members from two or more Groups represented on the Council.

30 April 2014

This record relates to Agenda Item 77

RECORD OF HOUSING COMMITTEE DECISION

SUBJECT: NEW HOMES FOR NEIGHBOURHOODS
– DEVELOPMENT OF NEW HOMES ON
HOUSING REVENUE ACCOUNT (HRA)
LAND

AUTHOR: SAM SMITH

THE DECISION

- (1) That it be agreed that the Estate Regeneration team in conjunction with the council's Sustainable Futures strategic construction partnership undertake final feasibility studies, design and development of new council housing on the sites of:
- (i) the larger car parking site at Ardingly Street, Kemp Town, Brighton
 - (ii) the northernmost garage site (Site A) at Patchdean, Patcham, Brighton
 - (iii) the southernmost garage site (Site B) at Patchdean, Patcham, Brighton and
 - (iv) the garage site in Buckley Close, Hangleton, Hove
- under the second phase of the New Homes for Neighbourhoods Programme.

REASON FOR THE DECISION

DETAILS OF ANY ALTERNATIVE OPTIONS

Proper Officer:

Date: <publish date>

Mark Wall, Head of Democratic Services

Signed:



CALL-IN FOR SCRUTINY

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30 April 2014

This record relates to Agenda Item 78

RECORD OF HOUSING COMMITTEE DECISION

SUBJECT: BRIGHTON & HOVE PROPERTY
STANDARD: ADDITIONAL
INFORMATION

AUTHOR: JANINE HEALEY

THE DECISION

- (1) That the following recommendations be incorporated into the Brighton & Hove Property Standard, from April 2014:
- a) External security lights be fitted to all properties with a street entrance receiving an electrical rewire or upgrade as part of the planned programme and empty property works.
 - b) A programme of hearing loop installations, where required, to communal lounges in sheltered housing schemes and community meeting rooms within HRA properties.

REASON FOR THE DECISION

DETAILS OF ANY ALTERNATIVE OPTIONS

Proper Officer:

Date: <publish date>

Mark Wall, Head of Democratic Services

Signed:



CALL-IN FOR SCRUTINY

Note: This decision will come into force at the expiry of 5 working days from the date of the meeting at which the decision was taken subject to:

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30 April 2014

This record relates to Agenda Item 79

RECORD OF HOUSING COMMITTEE DECISION

SUBJECT: PARK ROYAL – LEASEHOLD
ENFRANCHISEMENT

AUTHOR: SIMON PICKLES

THE DECISION

- (1) That the completion of sale of the freehold and the change of freeholder and management of the two Park Royal buildings be noted.

REASON FOR THE DECISION

DETAILS OF ANY ALTERNATIVE OPTIONS

Proper Officer:

Date: <publish date>

Mark Wall, Head of Democratic Services

Signed:



CALL-IN FOR SCRUTINY

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