



Chester-le-Street District Council

Report to:	Full Council
Date of Meeting:	29 th May 2008
Report from:	Acting Head of Regeneration
Title of Report:	Housing Strategy
Agenda Item Number:	

1. PURPOSE AND SUMMARY

- 1.1 The purpose of this report is to seek approval of the Housing Strategy. The Housing Strategy has been reviewed and amended following the transfer of stock to Cestria Community Housing.

2. CONSULTATION

- 2.1 Among the parties consulted on this proposal have been:

- Extended CMT
- Chief Officers
- Housing Strategy Focus Group
- RSL's
- Housing Strategy Team
- LSP

3. Transition Plan and People and Place priority

- 3.1 The Strategy will contribute to the Local Government Reorganisation Transition Plan 'People and Place' priority by:

Providing a clear indication of the Housing needs within the district

4. IMPLICATIONS

Financial implications and Value for Money Statement

- 4.1 There are no financial implications arising from this report.

Value for Money has been a key consideration in the development of the Strategy. The Housing Strategy Focus Group will work with the Housing Strategy Manager to oversee the Strategy and progress on the key actions

An Annual Review will be conducted with questionnaires being sent to a sample of residents of stakeholders

- 4.2 Legal

There are no direct legal implications arising from this report however it is a legal requirement that the Council has a Strategic Housing Function and this Strategy will set clear objectives for the Council.

- 4.3 Personnel

There are no personnel implications arising from this report.

- 4.4 Risk

The risk associated with not producing a Housing Strategy would be:

- Not complying with the Statutory Duty to deliver a Strategic Housing Function
- Failure to provide the Council with a planned delivery of the Strategic Housing Service
- The deliver of the Homes to those in need would not be met
- Failure to identify how we will reached the decent homes standard within all stock within the District

- 4.5 LGR

There are no direct implication local government. Re-organisation.

- 4.6 Diversity

A diversity Impact assessment has been completed for this strategy using the new toolkit developed for the Local Government Re-organisation process. This is a high-level, strategic view of equality and cohesion impacts, rather than a detailed assessment. The assessment has

identified the need for further full impact assessments to be completed on supporting policies and procedures, these will be prioritised and undertaken during the coming months, in line with the Council's agreed methodology.

5. BACKGROUND, POSITION STATEMENT AND OPTION APPRAISAL

- 5.1 Local Authorities are taking an increasing strategic role in Housing. They have the ability to take an overview of housing across all tenures using planning powers and housing policy to deliver national, regional and local priorities.

The Communities and Local Government see Local Authorities as Community Leaders that are best placed to develop and drive forward Housing Strategies for their areas including stakeholders and partners in the process.

- 5.2 Everyone in Chester-le-Street should have the opportunity of a decent home at a price they can afford. Housing is at the centre of any sustainable community and this Strategy will set the overall direction for improving the quality and choice of housing in Chester-le-street. The Strategy will ensure the housing needs and aspirations of the district are identified and that resources are geared towards the objectives.

- 5.3 Chester-le-Street will aim to provide high quality housing in:

- Design
- Choice
- Condition
- Affordability

The Strategy has four Strategic Objectives to achieve real outcomes for local residents:

- Objective 1 Rejuvenating Housing Markets
- Objective 2 Affordable Housing – providing quality and choice
- Objective 3 Decent homes – improvement and maintenance of existing housing
- Objective 4 Meeting specific community and social

6. RECOMMENDATIONS

- 6.1 Members are asked to approve the Strategy.

7. BACKGROUND PAPERS / DOCUMENTS REFERRED TO

- 7.1 Housing Strategy
- 7.2 Diversity Impact Assessment

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