

## Mid Devon District Council

### Homes Policy Development Group

Tuesday, 13 August 2019 at 2.15 pm  
Exe Room, Phoenix House, Tiverton

Next meeting  
Tuesday, 1 October 2019 at 2.15 pm

Those attending are advised that this meeting will be recorded

## Membership

Cllr R J Dolley (Chairman)  
Cllr Mrs E M Andrews  
Cllr J Cairney  
Cllr D R Coren  
Cllr L J Cruwys  
Cllr W J Daw  
Cllr C J Eginton  
Cllr Mrs I Hill  
Cllr S J Penny

## A G E N D A

*Members are reminded of the need to make declarations of interest prior to any discussion which may take place*

- 1      **Apologies and Substitute Members**  
To receive any apologies for absence and notice of appointment of substitutes.
- 2      **Declaration of Interests under the Code of Conduct**  
Councillors are reminded of the requirement to declare any interest, including the type of interest, and reason for that interest, either at this stage of the meeting or as soon as they become aware of that interest.
- 3      **Public Question Time**  
To receive any questions relating to items on the Agenda from members of the public and replies thereto.
- 4      **Minutes** (*Pages 5 - 12*)  
Members to consider whether to approve the minutes as a correct record of the meeting held on 18 June 2019.

- 5 **Chairman's Announcements**  
To receive any announcements that the Chairman may wish to make.
- 6 **Syrian Vulnerable Persons Resettlement Scheme** *(Pages 13 - 16)*  
To receive a report from the Group Manager for Housing Services providing an update on work relating to the Syrian Vulnerable Persons Resettlement Scheme.
- 7 **Performance and Risk first quarter 2019/20** *(Pages 17 - 24)*  
To receive a report from the Director of Operations providing Members with an update on performance against the Corporate Plan and local service targets for 2019/20 as well as providing an update on the key business risks.
- 8 **PI in relation to Voids ( to receive and discuss a recommendation from the Audit Committee)**  
At its meeting on 25<sup>th</sup> June 2019 the Audit Committee discussed performance information in relation to the average number of days to re-let a council property. Following discussion, a recommendation was made to the Homes Policy Development Group. The minute from that meeting is as follows:
- The average number of days to re-let council owned properties was considered to have a very challenging target of 14 days. Consideration was given as to the current amount of resource that was being utilised in trying to achieve this target and whether this target could be reviewed in light of the need to prioritise resources in what were very challenging financial times.
- It was **RECOMMENDED** that the Homes Policy Development Group be requested to look at this target and review the best use of available resource in this area.
- Accordingly the Homes Policy Development Group are asked to consider this recommendation and to report back to the Audit Committee.
- 9 **Presentation on Private Sector Housing**  
To receive a presentation regarding the work in this area.
- 10 **Overview of the Housing Service** *(Pages 25 - 36)*  
To receive a briefing paper from the Group Manager for Housing Services on the structure of the Housing Service and the functions for which the housing teams are responsible.
- 11 **Homelessness** *(Pages 37 - 48)*  
To receive a briefing paper from the Group Manager for Housing Services providing an overview of how the Council works to prevent and manage homelessness.

12 **Devon Home Choice: Housing Needs Assessment Framework and Choice Based Lettings Scheme** (Pages 49 - 54)

To receive a briefing paper from the Group Manager for Housing Services providing information on the Devon Home Choice scheme and how it is used in Mid Devon.

13 **Housing Sector Update** (Pages 55 - 62)

To receive a briefing paper from the Group Manager for Housing Services providing information on the latest developments relating to social housing.

14 **Identification of items for the next meeting**

The Group are asked to note that the following items are already listed in the work programme for the following meeting:

- Performance and Risk
- Financial Monitoring
- Corporate Asbestos Policy
- Tenancy Policy review and Tenancy Strategy
- Hoarding Policy
- Pets and Animals Policy
- Harrassment Policy
- Allocations Policy and Procedures
- Homelessness Strategy
- Income Management Policy
- Deposit and Advance Rent Scheme
- Housing Revenue Account Asset Management Strategy
- Compensation Policy
- Housing Sector update

Note: This item is limited to 10 minutes. There should be no discussion on the items raised.

**Stephen Walford**  
Chief Executive  
Monday, 5 August 2019

Anyone wishing to film part or all of the proceedings may do so unless the press and public are excluded for that part of the meeting or there is good reason not to do so, as directed by the Chairman. Any filming must be done as unobtrusively as possible from a single fixed position without the use of any additional lighting; focusing only on those actively participating in the meeting and having regard also to the wishes of any member of the public present who may not wish to be filmed. As a matter of courtesy, anyone wishing to film

proceedings is asked to advise the Chairman or the Member Services Officer in attendance so that all those present may be made aware that is happening.

Members of the public may also use other forms of social media to report on proceedings at this meeting.

Members of the public are welcome to attend the meeting and listen to discussion. Lift access the first floor of the building is available from the main ground floor entrance. Toilet facilities, with wheelchair access, are also available. There is time set aside at the beginning of the meeting to allow the public to ask questions.

An induction loop operates to enhance sound for anyone wearing a hearing aid or using a transmitter. If you require any further information, or if you would like a copy of the Agenda in another format (for example in large print) please contact Sarah Lees on:

Tel: 01884 234310

E-Mail: [slees@middevon.gov.uk](mailto:slees@middevon.gov.uk)

Public Wi-Fi is available in all meeting rooms.