

REPORT TO CABINET

REPORT OF: Councillor PAUL CARPENTER, PORTFOLIO HOLDER
FOR HOUSING

REPORT NO.: TSE0028

DATE: 11th FEBRUARY 2008

TITLE:	Tenant and Resident Involvement Strategy and Compact Agreement
FORWARD PLAN ITEM:	Yes – in forward plan for decision in February 2008.
DATE WHEN FIRST APPEARED IN FORWARD PLAN:	1st September 2007 to 31st December 2007
KEY DECISION OR POLICY FRAMEWORK PROPOSAL:	Key decision

COUNCIL AIMS/PORTFOLIO HOLDER NAME AND DESIGNATION:	Cllr Paul Carpenter, Portfolio Holder for Corporate Governance and Housing.	
CORPORATE PRIORITY:	Priority B – Housing Management	
CRIME AND DISORDER IMPLICATIONS:	No implications identified.	
FREEDOM OF INFORMATION ACT IMPLICATIONS:	This report is publicly available on the council's website at www.southkesteven.gov.uk via the local democracy link.	
INITIAL EQUALITY IMPACT ASSESSMENT	<p>Carried out and appended to report?</p> <p>An impact assessment will be carried out by the Tenancy Services Equality and Diversity Working Group.</p>	<p>Full impact assessment required?</p> <p>Dependent on outcome of initial assessment</p>
BACKGROUND PAPERS:	None	

1. INTRODUCTION

The area of tenant participation used to have a narrow focus but has now evolved into resident involvement involving whole communities. There is currently no Tenant and Resident Involvement Strategy to help us deliver this change in focus and the existing Compact Agreement requires updating to reflect the change in focus.

The shadow inspection of the housing landlord service identified the need to significantly strengthen our approach to involvement. The Strategy and Compact Agreement are also essential documents required by the Audit Commission.

2. RECOMMENDATIONS

That Cabinet adopt the Tenant and Resident Involvement Strategy and Compact Agreement.

3. DETAILS OF REPORT

Work on developing both documents started in June 2007 in conjunction with the Tenancy Services Service Improvement Plan to ensure that they are both realistic and deliverable.

Best practice has been researched from other beacon authorities and guidance issued by the Department for Communities and Local Government. Draft versions have been distributed to the District and Neighbourhood Groups for consultation and development.

Both documents were continually amended by the tenant groups and successive drafts were re-circulated. Representatives of all neighbourhood groups met for the final time on the 4th December 2007 to finalise the drafts accompanying this report.

The Strategy and Compact Agreement were then considered by the Housing Consultative Group on the 17th December 2007 and minor changes were agreed.

The Resources Policy Development Group will be considering the Strategy and Compact Agreement at its meeting on the 7th February 2008 and a verbal update will be provided at the Cabinet meeting.

4. OTHER OPTIONS CONSIDERED AND ASSESSED

When developing this Strategy and Compact Agreement all examples of best practice have been considered and included as appropriate.

The Housing Consultative Group considered the Strategy using the Value for Money framework assessment. The document was scored as follows -

- Developing the strategy scores an 'A' for effectiveness. This is because having an effective strategy is essential to the delivery of effective tenant and resident involvement.
- The score for efficiency is 'C' as having an up-to-date strategy is in line with good practice.
- The score for economy is 'E' as the strategy has not yet impacted on service economy and we have not yet carried out any work to assess the impact on our costs.

5. COMMENTS OF SECTION 151 OFFICER

The budget of £10,000 for the "compact clerk" is currently contained within the Housing Revenue Account Managed (General) Budget.

The Resources PDG will be reviewing the strategy at its meeting on the 7th February 2008 and they will be advised to recommend the inclusion of reference to an annual consultation on rents, through existing tenant consultation mechanisms.

6. COMMENTS OF MONITORING OFFICER

The definition of tenant is widely drafted in both documents to include all persons occupying a council residence. It is essential all occupants of Council dwellings are included in the terms of these documents. Each document makes it clear there is no intention to create additional tenants and that the definitions relate to both these documents alone.

It is clear both documents are required to facilitate better working relationships between the Council, its residents and those occupying council dwellings.

7. COMMENTS OF OTHER RELEVANT SERVICE MANAGER

None

8. CONCLUSION/SUMMARY

The strategy highlights the range of new initiatives that we intend to introduce to increase the number and representation of tenants throughout the district.

The Compact Agreement clearly states the standards that all parties to this agreement will aim to achieve and explains how tenants can have a real say about the services that affect their homes, environment and quality of life.

Both documents are essential in the delivery of brilliant tenant and resident involvement over the period 2008-2011.

9. CONTACT OFFICER

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