

Health & Social Care Integration

Briefing Paper on Delegated Functions - Housing and Homelessness

Current Arrangements

The Housing Service is currently part of the Development Directorate in the Council and reports to the Social Services Committee.

The Housing Service has a total budget (capital and revenue) of approx £9.5M and employs 93.5 FTE staff.

The strategic priorities of the Housing Service are set out in the Local Housing Strategy (LHS) 2011-2016. The LHS was produced in partnership with a range of key partner agencies including: Hjaltland Housing Association, NHS Shetland, Shetland Tenants Forum, Shetland Citizens Advice Bureau, Voluntary Action Shetland, SIC Planning and Environmental Services.

The aim as stated in the strategy is; to increase the housing supply to meet high levels of demand, as well as improving the condition and sustainability of our housing. In doing this, we will support our wider economic, social, health and equalities aims, and improve our communities into the future.'

From this aim we have five key strategic priorities:

1. Future Supply of Housing
2. Fuel Poverty
3. Housing Support/Housing for an Ageing Population
4. Homelessness
5. Private Sector Housing

All these priorities are covered by a number of statutory responsibilities and links to national priorities.

Housing also has to operate a Housing Revenue Account and has statutory responsibilities to engage with tenants on a range of service issues.

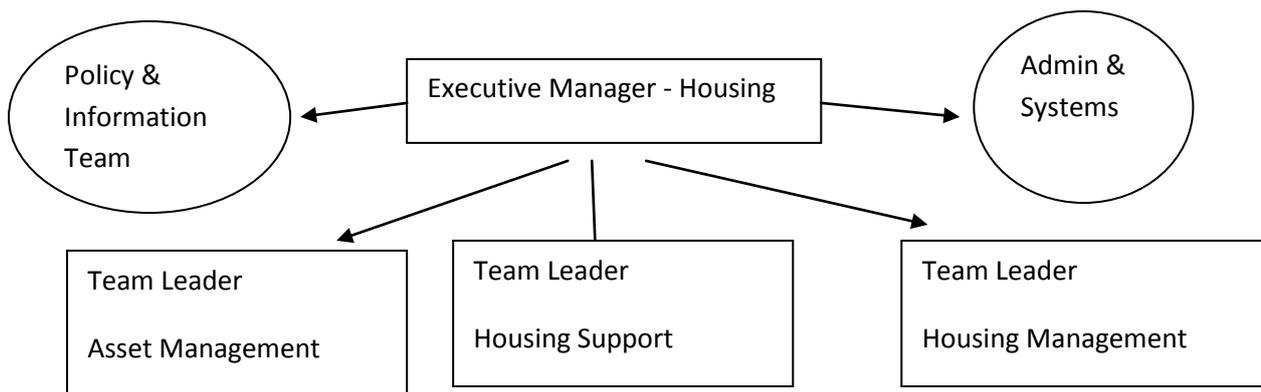
Partnership Working

The Housing Service is a key partner in a range of multi-agency groups, operating at both strategic and operational levels.

Including: **CHP Strategic Group**, Child Protection, Adult Support and Protection, GIRFEC, Integrated Children and Young People's Services, Domestic Abuse, Anti-Social Behaviour, Welfare Reform, Fairer Shetland, Looked-after children, Care Leavers, Fuel Poverty, ECO Funding, locality planning, North Isles Pilot, etc etc

Current Functions

The Housing Service is currently managed by an Executive Manager and 3 Team Leaders. Support Services within Housing report directly to the Executive Manager. The Policy and Information team are part of a 'virtual team' across the Development Directorate.



Each Team Leader has a specific area of responsibility:

Asset Management – covers the repairs and maintenance to all our housing stock – this includes responsive repairs carried out by our own repairs service based at Gremista, planned and cyclical maintenance, adaptations and capital works. The team comprises 7 FTE Asset Management and Inspection Staff and 31.8 FTE Repairs staff.

Housing Support – covers the provision of housing support (which is defined in statute) to a range of vulnerable clients the length and breadth of Shetland. Also provides housing input to a number of very sheltered and supported accommodation models e.g. Annsbrae, King Erik House, Supported Accommodation (formerly Independent Living Project (ILP) Currently undergoing a service re-design to integrate the Outreach Provision with the Housing Support Workers. The team comprises 8.59 FTE Outreach staff and 17.47 FTE Housing Support Workers.

Housing Management – covers the statutory duty of Homelessness together with tenancy management and allocation of housing. Homelessness involves a range of duties in line with legislative requirements including statutory duty to provide temporary and permanent accommodation, assess for housing support needs, provide access to independent advocacy services. Emphasis is on prevention and early intervention and we use a Housing Options approach. We also have a number of SLA's with voluntary sector for provision of services to assist with prevention of homelessness. Team comprises 11.78 FTE.

Current Involvement in Integration

Housing has been a member of the CHP Strategic Group for some considerable time. A Housing Contribution Statement was produced in February 2013, making the links between Housing and CHP explicit. Housing has been an integral part of the Change Fund planning and is currently a joint project lead on the North Isles Pilot – which links physical assets (housing) with an integrated housing support model. This is also feeding in to the Localities Project.

Future Involvement in Integration

I am confident that we have good links in existence at both strategic and operational level and that these can be built on through the arrangements in place for working with health and social care. Housing will become more central as a key service as the population ages. The objective of keeping people safe in their own homes for longer will require a mix of new supply provision, adaptations to existing stock and provision of housing support, as described in the Local Housing Strategy. It is imperative that everyone builds on the partnership working in place and seeks to better understand and value the contribution that Housing can make in support of the integrated health and care model.

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