

Wiltshire Council

Environment Select Committee

7 November 2023

Final Report of the Housing Allocations Policy Task Group

Purpose of the report

1. To present the findings and recommendations of the Housing Allocations Policy Task Group for endorsement by the Select Committee and referral to the Cabinet Member for a response.

Background

2. At the Environment Select Committee (ESC) on 14 March 2023 a request was received to establish a task group to provide Overview and Scrutiny input into the development of a new Housing Allocations policy.
3. It is a legislative requirement for a council to have a 'Choice Based Lettings system' to ensure a fair and transparent process in how social housing is allocated within its area. The policy was last reviewed in 2018 and the review will give the Council and its partners the opportunity to look at who is housed and why, what is working well and what needs to change. Following a formal three-month consultation in the new year a new policy will be implemented during 2024 following full council approval.

Terms of reference

4. The following terms of reference for the task group were endorsed by the Environment Select Committee on 6 June 2023:
 - a) To review how well the current Housing Allocations policy is working.
 - b) To support the development of a Housing Allocations policy which aims to house those in greatest need, create realistic expectations about being housed for those on the register and makes the best use of the councils limited housing stock.
 - c) To consider the following areas and to make recommendations on whether:
 - To retain local connection as a priority for re housing and the impact of this policy.
 - To retain, increase or develop the four bands.
 - To increase the financial affordability threshold.
 - To introduce a time limit for those awarded the highest band.
 - Sharing facilities is a housing need.
 - Individuals who are homeless have choice or should the council be placing bids for them when in temporary accommodation to facilitate a rapid move.

- d) To make recommendations to the Environment Select Committee by 7 November 2023.

Membership

5. The task group comprised the following membership:

Cllr Bob Jones MBE
Cllr Jerry Kunkler
Cllr Ian McLennan

Cllr Mike Sankey
Cllr Jonathon Seed (Chairman)
Cllr Iain Wallis

Methodology

6. The task group received evidence from the following witnesses:

Cllr Phil Alford, Cabinet Member for Housing, Strategic Assets, Asset Transfer
Nicole Smith, Head of Housing, Migration & Resettlement
John Walker, Service Manager - Housing Solutions

Rebecca Brewer, Aster Group
Tanya Rendell, Green Square Accord
Marc Robins, Selwood Housing
Lisa West, Stonewater Housing
Ann Norvill, White Horse Housing
Dan Russell, Sovereign Housing

Additional information was provided by Dawn Dawes, Business Information Analyst and Support Officer Property & Support Service and James Barrah, Director Assets.

7. The task group met five times, as demonstrated in the following table:

Date (2023)	Item	Details
19 June	Scoping meeting	<ul style="list-style-type: none"> Agreed terms of reference Purpose of policy Policy coverage Emerging issues
12 July	Current policy	<ul style="list-style-type: none"> Current policy in practice Issues and challenges
31 August	Local connection / banding	<ul style="list-style-type: none"> Local connection criteria Exclusions Number of bands
28 September	Other criteria	<ul style="list-style-type: none"> Financial affordability threshold Time limits Autobids Parish connection
18 October	Final report draft meeting	

8. Alongside receiving evidence from the witnesses detailed above, the task group also considered other sources of evidence, and these included:

- The allocation policies of other Local Authorities, specifically:
 - [Bath & North East Somerset](#)
 - [Bournemouth Christchurch & Poole](#)
 - [Bristol](#)
 - [Cornwall](#)
 - [Dorset](#)
 - [Durham](#)
 - [Swindon](#)
 - [Cheshire East](#)
 - [East Riding](#)
 - [Leicester](#)
 - [Northumberland](#)
- Housing register waiting times by housing type (April 2023)
- Lettings data by parish, community area and Area Board (Q1 2023/24)
- Number of people on the register by housing band (Q4 2022/23)
- Number of lets per month and by housing type (2022)
- Number of lets by community area and housing type (2022/23)
- Number of lets by housing band and housing type (2022)
- Banding and criteria definitions (2022)
- Draft revised banding and criteria definitions (2023)

9. The task group's preliminary findings and recommendations have been discussed with the Executive and witnesses.

What is a Housing Allocations policy?

10. An allocations policy is a statutory requirement for all local authorities. A policy allocates social homes and includes allocations into those homes managed by other providers. The policy identifies those who should be considered for social housing and includes reasons why people may be excluded from the housing register.

11. The policy does not consider how external housing providers dispose of properties, how they manage tenancies or how rents are set. The allocations policy cannot override planning policy by, for example, addressing supply side issues.

12. During its deliberations, the task group considered housing allocation policies from a number of local authorities for comparative purposes (the benchmark group). These included neighbouring unitary councils, other councils in the south west and comparable local authorities in the rest of England. A list of those policies consulted can be found above (para 8).

What is a housing register?

13. A housing register is a list of people seeking housing in a local council's administrative area. It may include both those who have an identified housing need and those who are not considered to have a housing need but who would be eligible for other types of affordable housing such as low cost home ownership (LCHO) - this is known as the open market register (OMR).

What is banding?

14. Banding is used to identify those in the greatest housing need and to reflect the aims and objectives of a Housing Allocations policy. Applications are placed in bands dependent upon information provided by the applicant relating to their housing needs.

Evidence

Numbers on the housing register

15. As of August 2023, there were 4294 applicants on the housing register, excluding OMR.

Table 1: Number of people on the housing register 2019/23

	2019/20(Q3)	2021/22(Q3)	2022/23(Q3)
Total	3562	4799	4335

16. Recent increases are related to the pressures created by the COVID pandemic 2020/22. Overall numbers are reducing but there are an increasing number of households with complex needs as well as increasing levels of homelessness and rough sleeping. All of this is raising the demand for housing.

Housing supply/housing distribution

17. The number of properties let to people on the housing register in 2022 was 1332.

18. The types of housing available are predominately one or two bed (flats, houses, and bungalows). In 2022 only 17 properties were let with more than three bedrooms (see Table 2).

Table 2: The number of lets broken down by bed size (2022)

	Bedsit	1 bed	2 bed	3 bed	4 bed	5 bed	Total
Bungalow		68	127				195
Flat – ground floor		139	72	1			211
Flat – 1 st floor		172	92				264
Flat – 2 nd floor		46	63				109
Flat – 3 rd floor		1					1
House		4	257	199	16	1	477
Maisonette – ground floor		10	10				20
Maisonette – 1 st floor		9	6	3			18
Maisonette- 2 nd floor			4				4
Studio – ground floor	14						14
Studio – 1 st floor	15						15
Studio – 2 nd floor	2						2
Total	31	449	631	203	16	1	1332

19. The council directly manages over 5000 houses, mainly in the Salisbury and south Wiltshire area, which are rented to tenants. The exact number of social

housing, owned by housing associations or social housing providers, in Wiltshire is unknown but it is estimated to be around 24000 homes.

20. Most people on the housing register are concentrated in the main urban areas Amesbury (234), Chippenham (467), Devizes (248), Melksham (237), Salisbury (732), Trowbridge (533). There is a corresponding high number of properties let in those urban areas.

21. According to the, admittedly out of date, 2011 census there are parishes in Wiltshire that have no social housing at all.

Waiting times

22. Restricted supply and high demand mean that average waiting times on the housing register are counted in years.

Table 3: Average waiting times by size of property

Bed Size	Overall Current Waiting Time	General Needs	Adapted Assessed
1 Bed	2 years 1 months	2 years 1 months	2 years 1 months
2 Bed	2 years 0 months	1 year 11 months	2 years 6 months
3 Bed	2 year 5 months	2 years 5 months	2 year 6 months
4 Bed	2 years 8 months	2 years 9 months	2 years 1 months
5 Bed	3 years 6 months	3 years 7 months	2 years 9 months
6 Bed	3 years 5 months	3 years 3 months	4 Years 10 months

23. Waiting times can vary depending on location. For example, the average wait for a three bedroom house in Devizes is over three years, while in Royal Wootton Bassett it is a matter of months.

Housing Need

24. Though the numbers on the register are slowly decreasing those registering with higher housing need remain high. Therefore Band 1 and Band 2 saw the biggest increases during the last 12 months. These increases were due to homelessness and a duty accepted (Band 1), and those in relief of homelessness or those with an urgent medical or welfare need to move (Band 2).

Table 4: Breakdown of bands and increases 2019/20 to 2022/23

	2019/20 Q3	2022/23 Q3	Change last 3yrs	2021/22 Q3	2022/23 Q3	Change last 12 months	Estimated increase 2023/24
Total	3562	4912	38%	4799	4912	2.4%	5175 +5.4%
Band 1	88	230	161%	126	230	82%	695 +202%
Band 2	328	1021	211%	798	1021	28%	1221 +19.6%
Band 3	1250	1757	41%	1702	1757	3%	1587 -9.7%
Band 4	1044	1221	17%	1186	1221	3%	1160 +5%
OMR	852	683	-20%	987	683	-31%	513 -25%

Local connection, including exclusions.

25. Local authorities require that people applying to the housing register have a local connection to its area. To have a local connection to Wiltshire you must fall into one (or more) of these categories. A person:

- Who is currently resident in the Wiltshire Council area and has continuously lived in the Wiltshire Council area for the past two years; or
- Who is in permanent paid employment or has a fixed term contract for a minimum of one year in the Wiltshire Council area; or
- Who has an offer of paid employment for a minimum period of 12 months in the Wiltshire Council area; or
- Who is self-employed and works predominantly in the Wiltshire Council areas; or
- With close family (grand-parents, parents, legal guardian, adult children or brothers and sisters) who have continuously lived in the Council area for 5 years or longer; or
- Who has a connection with the Wiltshire Council area through special circumstances, such as a need to receive specialist medical services, services in the area which are not provided elsewhere or support from a close family member, or
- Who is currently residing in the Wiltshire Council area and is placed in Band 1 for medical and welfare needs and does not meet any of the other connection criteria listed above.

26. It is unknown how many people attempting to join the Wiltshire housing register are turned down because they do not have a local connection.

27. Most, if not all, local authorities apply the three main criteria for assessing a local connection i.e., residency, family connection and employment with some applying a fourth 'special' category. Special category definitions vary.

28. A majority of councils in the benchmark group (see para 8 above) assess residency eligibility by having lived in the local authority area for at least six out of the last twelve months or three out of the last five years (Bath & NE Somerset, Cheshire East, East Riding). Others apply longer timescales, the longest (Cornwall) being that residents must be in the area for a continuous period of at least 5 years.

29. In terms of employment eligibility, the specific criteria set out by the benchmarking group also varied. The benchmark group included definitions for self-employed, zero hour contract and volunteer workers (Bournemouth Christchurch & Poole, Swindon, and Dorset). The same councils also apply a threshold for the hours worked e.g., 16 hours a week. Bristol is the only benchmark authority that had criteria for when moving to employment within its boundaries i.e., *the normal place of work is in Bristol, and it is not considered practicable to commute from their current residence.*

30. There are however a number of exclusions to the application of local connection in Wiltshire. These are:

- A person who is homeless within the meaning of Part 7, Housing Act 1996 to whom Wiltshire Council has accepted a relief duty under Section 189B(1), or the main duty under 193(2) of the act and who has a local connection to Wiltshire as defined by S199.
- A person to whom the full re-housing duty is owed where s/he is a homeless applicant re-applying after a private rented sector offer under S195A(1) of the above Act, regardless of whether the applicant has a priority need and where
 - a. the person makes a re-application for assistance within two years of accepting a private rented sector offer, and
 - b. is eligible for assistance and has become homeless unintentionally or
- A person who was provided with accommodation in Wiltshire Council's area under section 95 of the Immigration and Asylum Act 1999, or
- A person who is serving in the Armed Forces, or
- A person who has left the Armed Forces within the last 5 years, or
- Any veteran who can demonstrate a connection to Wiltshire as well as serving a minimum of three years and who has not been dishonourably discharged, or
- A bereaved spouse or civil partners of members of the Armed Forces leaving services family accommodation following the death of their spouse or partner, or
- A separated or divorced spouse who is being asked to leave services family accommodation in the Wiltshire area
- Serving or former members of the Reserve Forces who need to move because of a serious injury, medical condition or disability sustained as a result of their service, or
- A person who is being accommodated through an official witness protection scheme authorised by the Home Office, or
- A person who has been confirmed as having suffered domestic abuse and who needs to move to the Wiltshire Council area or from one part of Wiltshire Council's area to another to ensure his/her safety or a person who has suffered any other violent assault or threat of violence making his/her home unreasonable to occupy under Part 7, Housing Act 1996, or

- A person from the transient community or a household leaving armed forces accommodation who does not have a connection to another Local Authority area which would confer upon her/him the right to join that Local Authority's Housing Register, or
- A person who has been accommodated outside the area by Wiltshire Council in exercising its statutory duty to accommodate, or
- A person with a connection to an adjoining parish that is outside of Wiltshire Council's area but whose housing need has been used to develop affordable housing within a parish in the Wiltshire Council area. These households will only be allowed to bid for properties within the parish identified to meet their housing need, or
- A person who has been verified as a rough sleeper, where there is proof of rough sleeping in the Wiltshire Council area, where the person has no connection with another Local Authority area as defined by S199 Housing Act 1996

31. There are 649 applicants verified under the exclusions criteria (September 2023). Note that the figures in the breakdown below (Table 5) are higher than the total as some applicants have more than one exclusion.

Table 5: Number of housing register applications verified under exclusions.

A person fleeing domestic abuse	225
A person accommodated outside the Wiltshire area	166
A person who is homeless	149
A bereaved spouse of an armed forces member	58
Any veteran connection to Wiltshire	40
A person who has left the armed forces within the last 5 years	30
A person who is serving in the armed forces	29
A person provided with accommodation	29
Verified as rough sleeper	24
A person assessed as having an exceptional medical need to move under Band One	23
A person from the transient community	11
A reserve forces member with condition	7
Connection to an adjoining parish	5
A person to whom full rehousing duty is owed	3
A bereaved spouse or civil partner	1
A person who is being accommodated through witness protection	0

32. People with exclusions are often receiving properties before those with a local connection. A high % of those in the exclusion group will have a local connection to Wiltshire but they would be excluded from requesting a local parish or town connection.

Parish connection

33. A number of the benchmark group also have parish connection criteria e.g., Cornwall, Dorset, East Riding, Northumberland. Wiltshire also applies parish connection criteria.
34. There are two elements to local connection the initial criteria to join a housing register (residency, family connection, employment) and a second element is parish connection, where first priority is given to someone from a very particular area. Currently when a property is advertised in a parish, people with a lower housing need but with a connection to the parish would get the property, unless they are in the local connection exclusion group when a local connection would not apply.

Banding

35. There are currently four bands by which the housing need of those on the housing register are assessed. These equate to needs that are:
- Band 1, urgent
 - Band 2, high
 - Band 3, medium
 - Band 4, low
36. Most comparator local authorities have four bands. Though exceptionally Bristol has two and East Riding has eight. The criteria used are similar. Housing officers have explored the possibility of using three bands and have created a draft scheme. This would reduce the number of people on the housing register, but officers were unable to assess whether this would lower the waiting times of people in bands 1 and 2.

Shared facilities

37. Band 4 has a housing need related to sharing facilities. Shared facilities include kitchen, lounge, and bathroom. This is applicable when in a joint tenancy or in a house of multiple occupancy and can include living with family members. Shared facilities do not include bedrooms as this is covered by the separate bedroom standard.

Multi tenancies

38. Some of the larger housing providers do not offer joint tenancies to unrelated people in housing need. This has the potential to disadvantage younger people and people with learning disabilities who may wish to live together in friendship groups to prevent isolation. Some housing providers advise the council that they have concerns that these tenancies will be higher risk due to increased management, administrative workloads, and a higher risk of tenancy breakdown.

Affordability thresholds

39. Some local authorities are explicit in their allocations policy about affordability thresholds and the levels of savings considered acceptable for an applicant to the housing register. Currently the income threshold in Wiltshire is up to £30000 for a single person and up to £50000 for a joint income household. Above this it is considered that the applicant can afford other housing options e.g., purchase or private rental.
40. There have been significant and rapid changes to housing costs and rental prices in the last few years. It still however remains standard practice that no more than 35% of household income should be spent on housing costs. Above that and the costs can be unaffordable.
41. The upper threshold for household savings is set by the limits on savings applied to benefit claimants.
42. The housing providers highlighted that affordability was becoming an increasing issue for renters. Many low paid renters are struggling and though attempts are made to maximise people's income, providers do not want to set renters up to fail. They therefore stressed the importance of pre-tenancy work with clients.

Time limits

43. Few local authorities place time limits on the bidding process, of the benchmark group only Durham and Dorset set time limits. Dorset asks people on the housing register to have bid in the last 12 months and asks those in the higher bands to have bid in the preceding three months. Durham reserves the right to apply a 12 month bidding time limit.

Autobids

44. Autobids have been used by the council to support people to bid who are not able to bid for themselves. Fewer than 5% of people on the housing register currently autobid.
45. There has been an increase in people in temporary accommodation and the trend is up. There were 184 people in temporary accommodation in June 2023. Increasing the number of applicants using autobidding may help move people out of temporary accommodation more quickly.

Under occupation

46. Under occupation is when, for example, a property has more bedrooms than required by the occupant. Currently, most social housing providers enter into assured tenancies with their tenants, which can be for life.
47. There is no way of assessing the amount of social housing, which is under occupied, as information from social housing providers is not available. Of the 4294 people on the housing register 187 are looking to move from a larger

property to a smaller one. However, it should be noted that these are people who wish to downsize.

48. The council can however assess under occupation in its own stock. Based on the last tenancy check conducted by Housing Officers, approximately 5% of the housing stock was under occupied. That equates to about 250 properties.

49. Flexible or fixed term tenancies were introduced by the Government in 2012 under the Localism Act 2011. These were intended to enable better use of housing stock, to provide homes for those in housing need at the time they need it. It was believed that social housing would be 'freed up' if landlords could end the tenancies of tenants who were under occupying or had sufficient income to rent or buy privately.

Allocations process

50. The task group met with some of the social housing providers. This was in order to understand how the current policy was being implemented and if the providers had any issues they wanted to raise about the current policy. Social housing providers have their own policies, which add another layer onto the process of acquiring a property via the housing register.

51. A number of issues were raised by social housing providers. These included:

- Delays in the bidding process.
- Clients withdrawing before they have made a formal offer.
- Autobids creating a greater administrative burden and extending timescales.
- Ineligible clients not being picked up until late in the process.
- Properties in some areas being extremely hard to let.
- Difficulties in placing people within certain areas.

Conclusions

52. The current housing allocations process is complex, difficult to navigate and is raising false expectations. There are a large number of people on the register, many of whom have no prospect of bidding successfully. There is not enough stock for everyone who needs housing and housing needs have increased.

53. There were 4294 people on the housing register in August 2023 but only 1332 people were housed in total in 2022. This means that many people remain on the housing register for months or even years. This is compounded by a general lack of certain types of property e.g., those with more than three bedrooms, and inconsistent distribution, e.g., some parishes have no social housing whatsoever. Most people are therefore housed in the major urban centres. Exclusions to local connection sometimes mean that people with higher housing needs are housed after people with a lower housing need but who have an eligible exclusion to local connection. The allocation policy needs to balance local connection with housing need. It should also attempt to support those most in need to find the right accommodation.

54. Whilst recognising the pressures on the housing register the task group was aware that changing the housing allocations policy significantly could lead to added difficulties. For example, decreasing the total number of people on the register would disproportionately affect those on the lower bands but may not help those in the higher bands. People in the higher bands have a greater housing need but are more likely to wait longer on the register. This is often due to a lack of suitable accommodation that meets their needs. The task group therefore recommends that the Environment Select Committee continues to monitor the implementation of the policy and its effects on the housing register.
55. The task group could find no local authorities that do not use local connection criteria. This is a common way of ensuring the effective management of finite housing resources by ensuring that people have a genuine connection to the county by residence, through close family links or employment. The task group saw no reason to dispense with local connection.
56. However, it was clear that parish connection has created some challenges. Most notably that having a parish connection can mean that people with greater housing need lose out on a property to someone with a parish connection. Being able to maintain links with your community is important. However, in order to limit the effect of parish connection the number of parishes to which a connection can be applied should be limited to one specified parish per person.
57. Updating some of the definitions of the local connection criteria may ensure that it is clearer who has a connection and under what circumstances. The criteria can be tightened in relation to employment. Most local authorities stipulate the number of hours to be worked, not just the type of contract as is the case in Wiltshire. The contract hours stipulation is normally around 16 hours of paid employment per week, including those on zero hours contracts.
58. There are a number of exclusions to the local connection i.e., where the connection is overridden by more important criteria. Exclusions are applied in a significant number of instances. However, when looked at in detail the exclusions criteria are valid e.g., fleeing domestic violence. The task group therefore felt that exclusion categories should remain as they are.
59. There are currently four bands which categorises people on the housing register by housing need. The greatest increase in those joining the register has been in the two highest bands, but the most likely to be housed are in the bottom two bands. This is often because people with fewer needs are easier to house. One of the criteria on band 4 is related to shared facilities. This struck the task group as too broadly defined and not necessarily a pressing housing need as it can relate to people who share facilities i.e., lounge, bathroom, kitchen, with family members. The task group recommends removing these criteria.
60. Though it was raised by officers, no evidence was provided that people on the housing register 'band chase' i.e., try to move up the banding by having their needs reassessed. Movements within the banding may well be due to a genuine change in circumstances rather than a deliberate effort to work the system. This

is particularly the case as most movement within the banding seems to be due to changing health needs.

61. The task group heard from social housing providers that affordability was becoming an issue with prospective tenants. Many allocations policies clearly define the upper and lower financial thresholds for tenants, below which they may not be able to afford the property and above which they are able to afford alternative solutions i.e., private rental, shared ownership etc. Given the current volatility in the rental market and inflationary pressures it is important that these thresholds and associated assessments are robust. Prospective tenants should not be placed in financial hardship, nor should people access social housing if they can afford alternative arrangements. The task group recommend that the thresholds be re-calculated to reflect the current financial situation and be re-assessed annually.
62. Though a small number of allocation policies place time limits upon bidding, this was not thought to be appropriate for Wiltshire. In particular the burden of administrating such a system, and the inevitable appeals, was considered to be counterproductive.
63. Autobids already occur for people who are unable to bid for themselves. This can, if applied appropriately, help move people into housing in a timely manner. Since temporary accommodation is intended as a stopgap there is more urgency in finding suitable accommodation. Applying autobids to people who are in temporary accommodation can help to move them on sooner and free up capacity.
64. People should have the same opportunities to live independently and build their own lives. Adults who are unrelated may wish to live together in their chosen friendship groups for mutual support, and potentially, although not necessarily, support from outside whilst developing their independent living skills. Granting multi tenancies to unrelated adults will help provide greater opportunities for people for whom this is appropriate. We would encourage all social landlords to update their policies and practises in the letting and management of their homes to align with this principle.
65. The task group heard from housing providers that the current processes do not always run smoothly. This leads to delay for prospective tenants and extra work for housing providers. This is exacerbated by housing providers having their own housing policies. The task group recognises that social housing providers should set their own policies in order to deliver their own objectives. However, it would be helpful to try and align these policies through dialogue where possible. Any new policy should highlight areas where providers own policies may come into play and impact upon a housing application.
66. Two issues were discussed by the task group, which fell outside of the Housing Allocations Policy: housing supply and under occupancy.
67. There is clearly a lack of supply across the housing market, which affects the number of properties available as social housing. With rental prices increasing

and fewer properties available demand for social housing rises. It is actually not certain how many social properties there are to rent in Wiltshire, but planning and delivering an increased number of social houses would ease the pressure upon the housing register.

68. It is difficult to assess how many social houses are underoccupied. Anecdotally this is uncommon, but it does happen. Given that the acute pressure for properties with three bedrooms and above, the task group considered whether introducing flexible or fixed term tenancies would enable the limited housing stock to be used to maximum benefit. On balance the task group decided that the disadvantages of flexible or fixed term tenancies e.g., the administrative burden, increased legal challenges and not least the uncertainty and insecurity it created for tenants, outweighed any perceived benefits.

Proposal

69. To endorse the report of the Task Group and refer it to the Cabinet Member for Housing, Strategic Assets, Asset Transfer for response at the Committee's next meeting.

Recommendations

That the Cabinet Member for Housing, Strategic Assets, Asset Transfer when reviewing the Housing Allocations policy:

- 1. Retains the principle of local connection but limits a parish connection to one parish per applicant.**
- 2. Includes a definition of hours worked within the criteria for employment eligibility under local connection.**
- 3. Retains the current exclusions to local connection.**
- 4. Removes the shared facility criteria within banding.**
- 5. Undertakes a review of the upper and lower affordability thresholds in order to develop new thresholds reflecting changes in housing costs.**
- 6. Applies no time limits for bidding.**
- 7. Extends the option to use autobids to people who are in temporary accommodation.**
- 8. Supports multi tenancies for unrelated adults, where this is appropriate.**
- 9. Uses the revision of the policy to explore aligning with the relevant policies of the social housing providers to ensure consistency.**

10. Reviews the processes that supports people to join the housing register and bid for suitable properties in order to ensure consistency and limit administrative delays.
11. Reviews the Housing Allocation Policy 6 months after its adoption to assess the impact of any policy changes.
12. Provides an annual update report to the Environment Select Committee on the application of the new housing allocations policy and its effect on the housing register.

Outside of the scope of the Housing Allocations Policy, that the Cabinet Member for Housing, Strategic Assets, Asset Transfer:

13. Works with social housing providers to identify the number of social houses available in Wiltshire and to link increasing the supply of social housing with demand and need.

Cllr Jonathon Seed, Chairman of the Housing Allocations Policy Task Group

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Appendices

Appendix 1 Wiltshire Council Housing Allocations Policy 2018 (amended 2020, 2021, 2023)

Background documents

[Housing Allocations Review 2023](#) (Environment Select Committee 14 March 2023)