

# Report

**Report Subject** : Research on Housing Related Support Needs for Salisbury and South Wiltshire – Update paper  
**Report to** : The Cabinet  
**Date** : Wednesday 12 July 2006  
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**Cabinet Member for Community & Housing:** Councillor John Cole-Morgan

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**1. Purpose:**

- 1.1 On 5 April 2006 Cabinet endorsed the Report 'Research on Housing Related Support Needs for Salisbury and South Wiltshire'. One of its recommendations was the setting up of two multi-agency task groups charged with developing more detailed proposals on Outreach and Resettlement and on the provision and re-modelling of accommodation. This report informs Cabinet of the progress made.

**2. Background:**

- 2.1 The 'Bannan' Report showed that if services to single people are to be improved all agencies involved had to appreciate the fundamental importance of working more closely together. It also showed that single homeless people suffer disproportionately from different types of disadvantage. These include homelessness, worklessness, lack of training or education and poor health.

**3. Multi-agency task groups:**

- 3.1 The two task groups included representatives from the Council, Alabare, SWAAP, Wiltshire County Council, Connexions, ADAS, John Baker House, South Wiltshire PCT, Salisbury Trust for the Homeless, Probation, The Foyer, Signpost Housing Association, Citizens Advice Bureau.
- 3.2 Each group has met three times. All the participating organisations have taken a positive approach to the Bannan Report and have recognised that changes are required if the service is going to be 'fit for purpose' in the 21<sup>st</sup> Century.
- 3.3 The key outcomes, so far, from these two groups can be summarised as follows:

***Task Group 1 – Outreach and resettlement***

1. Recognising of the need to bring together, where appropriate, staff resources particularly in respect of outreach and resettlement.
2. Agreement that the current disparate entry processes should be reduced to one common process for application, assessment, eligibility, risk assessment. This will bring about a more consistent standard and approach to service delivery.
3. The need for a clearly defined Pathway setting out the services available to a single homeless person and how that person will find appropriate support.
4. The need for a Pathway and accommodation database accessible for all providers over the internet.



5. The need to extend existing Information Sharing Protocols to all the participating agencies in order to help in the assessment and risk management processes.

**Task Group 2 – Provision and re-modelling of accommodation**

6. Alabare has commissioned architects to prepare plans to remodel the accommodation at Damascus House in order to provide a 21<sup>st</sup> Century Direct Access facility.
7. Alabare is working on proposals to establish a permanent drop-in facility but this is subject to securing a specific building.
8. WinchesterA2, the RSL that now owns the Foyer, is considering the potential of providing a Direct Access and short-term support facility for young people aged 16 to 21 years.
9. There is a further piece of land at the rear of the Foyer, owned by Wiltshire County Council that could provide an opportunity to develop a move-on project.
10. Two providers are currently putting proposals to St Pauls Almshouses in order to bring back into use twelve one bedroom units that could provide further move-on accommodation.
11. Signpost Housing Association has an opportunity to acquire a large house in St Marks Road that would provide three units of move-on accommodation.
12. WCC has indicated that it may be disposing of a large fully refurbished nine bedroom property and this could provide either a further supported housing unit or move-on accommodation.
13. Alternative ways of providing a safe place for a person to sleep are being explored (1) by developing the concept of a 'Pod' as reported The Observer on 21 May 2006 or (2) utilising containers to provide a safe, dry and secure environment. The Trussel Trust has expressed an interest in working with the council to develop a concept that will help single homeless people who do not want to engage in other services.
14. Working with the Womens Refuge to pilot a 'Perpetrators Programme' that the aim of reducing the number of domestic violence cases the council has to deal with.

**4. Risk Assessment:**

- 4.1 A risk assessment has been completed in relation to the original proposals put forward by the Wiltshire Supporting People Team. A copy is attached for information. The SP Team has further considered the issues raised by Bannan and is now reviewing the level of need in Salisbury.

**5. Count them in Survey:**

- 5.1 The Portfolio Holder will provide Cabinet an update of the figures at the meeting.

**6. Identifying key sources of funding:**

- 6.1 The Council's External Funding Officer is working with officers and several providers to help identify the most appropriate way to raise funds. Salisbury Trust for the Homeless has submitted a bid to the Big Lottery fund 'Reaching Communities' for a capital allocation to help them purchase accommodation.

**7. Amendment to the Council's Housing Allocation Policy:**

- 7.1 The Council undertook a consultation exercise on the making of 75% of vacant bedsit and one bedroom general needs dwellings available for allocation to people requiring move-on accommodation. The Council did not receive any negative representations and has formally adopted it as policy. Providers of supported accommodation have welcomed this change and there is clear evidence that it has helped to free up supported accommodation so that the more vulnerable are able to access these services.

**8. Next Steps:**

- 8.1 Collaborative working in the Task Groups has generated tremendous momentum and enthusiasm for change and new ideas. The work now underway will form the basis of the Council's revised Homelessness Strategy and contribute significantly to the revised Social Inclusion Policy.
- 8.2 To take the work programme forward it is proposed that the Task Groups are reconstituted as a Project Group with the title - Single Homeless Options, Opportunities Training and Support project or to be known as the SHOOTS project. An identity such as this is essential if accommodation providers are to raise funds from charitable sources.

8.3 The SHOOTs project group should report back to the Affordable Housing Board. Membership should include the Cabinet Portfolio Holder and the Chairman of the Community and Housing Scrutiny Panel. A Project Plan, based on progressing the outcomes as detailed in paragraph .. , will be presented to the Affordable Housing Board for agreement. The Project Group will also be tasked with finalising plans for provision for the 2006/07 winter period.

8.4 In September Cabinet will also receive a report setting out proposals for funding the Direct Access facility and move-on accommodation.

**9. Recommendation:**

Cabinet are recommended to note this paper and agree that a Project Group reporting the Affordable Housing Board should be established to manage the work streams now identified and underway. Membership of this Project Group to include the Cabinet Portfolio Holder and Chairman of Community & Housing Scrutiny Panel.

**10. Background Papers:**

Bannan Report – Research on Housing and Related Support Needs for Salisbury and South Wiltshire.  
The Guardian 21/05/06 ‘Pods offer help to the homeless’.

**11. Implications:**

<b>Financial:</b>	None in respect of this report
<b>Legal:</b>	None in respect of this report
<b>Human Rights:</b>	Article 8 (the right to respect for private and family life) does not confer the right to a home
<b>Personnel:</b>	None in respect of this report
<b>IT</b>	None in respect of this report
<b>Community Safety:</b>	None in respect of this report
<b>Environmental:</b>	None in this report
<b>Council’s Core Values</b>	Promoting excellent service, supporting the disadvantaged, being fair and equitable, communicating with the public, wanting to be an open, learning council and a willing partner.
<b>Wards affected:</b>	All
<b>Consultation undertaken</b>	Task Group members

Single Persons Housing Related Support Needs Risk Register

	Title of risk	Impact	Probab.	Category	Risk Source	Owner	Risk Action	Action	Residual status	Updated
1	Reduction in bedspaces	High	Medium	People	SP Research		Treat	Review needs and accommodation requirements	OK	April 06
2	Reduction in revenue funding	High	High	Finance	SP strategy	SP	Treat	Work with providers on benchmarking costs	Concerned	April 06
3	Consistency across the county	Medium	Low	People	SP research	SP	Treat	SP team reviewing accommodation plans for single homeless people	OK	April 06
4	Fit with 5 year strategy	Medium	Medium	People	SP strategy	SP	Treat	SP team reviewing accommodation plans for single homeless people	OK	April 06
5	Lack of partnership working	High	Low	People	Bannan Research	SDC	Treat	Task groups to develop appropriate models	OK	April 06
6	SP contractual matters with providers	Medium	Medium	Finance	SP contracts	SP	Treat	Work with SP team when re-negotiating contracts	OK	April 06
7	Availability of capital funding for new / re-modelled projects	High	Medium	Finance		SDC	Treat	Review options for capital finance to fund identified projects	OK	April 06
8	Management of change	Low	Medium	People	SDC	SDC	Treat	Develop support mechanisms and independent advice	OK	April 06
9	Views of other Wiltshire district's	Low	Medium	People / Political	SDC	SDC	Treat	Raise understanding and awareness of issues in Salisbury	OK	April 06