

Strategy outcome/ priority	Objective	Action	Activities we will undertake	Responsible Body	Accountability/ Governance arrangements	
1. There are suitable homes for everyone (access)	There are more homes suitable to meet different aspirations and needs	Develop and adopt the Core Strategy	Complete and submit the Core Strategy for examination and subsequent adoption	Development Plan Team	Development Plan Team business plan	
			Monitor its implementation through the planning application process to ensure its policies are delivering housing need and aspirations			
			Undertake a housing market and needs assessment	Housing Strategy Team	Housing Strategy Business Plan	
		Deliver priorities within the Local Investment Plan	Work with the HCA and developer partners to develop a local delivery plan with development partners	Housing Strategy Team	Local Investment Plan (LIP) delivery plan	
						Review availability of funding mechanisms i.e. NHB etc
						Conduct feasibility studies of Council owned sites for regeneration to link decent homes, worklessness & tenure diversification
						Take forward the council-owned garage sites project to identify land for new housing (to incorporate specialist provision where appropriate)
						Assess potential to use HRA funding for development
						Take forward any section 106 opportunities to deliver affordable housing (to incorporate specialist provision where appropriate)
						Work with neighbouring authorities to identify suitable gypsy and traveller sites
		Make better use of the private sector to meet housing need and demand	Bring empty properties back in to use through advice, Financial Assistance or direct intervention (Enforcement)	Housing Advice Team, Housing Strategy Team	Housing Strategy Business Plan	
						Increase supply of long term private rented tenancies (12 months or more) to assist in discharging the homelessness duty by working with Private Sector Landlords
						Develop and improve the Private sector leasing scheme and increase the numbers of properties on the PSL scheme by working with Empty Property Owners and Private Sector Landlords
Make better use of social and affordable rent homes	Develop a tenancy strategy with social landlords to provide direction to the use of fixed term tenancies in social housing stock, and conversions from social rent to affordable rent	Housing Strategy Team	Housing Strategy Business Plan			
				Work with partners to consider the use of flexibilities within the Localism Bill to better manage social and affordable housing to meet needs		

Households are able to move to a quality, affordable, home to meet needs	Improve mechanisms by which households are able to access accommodation	Further develop the allocations policy and Finding a Home CBL scheme in light of recommendations from the impact assessment, and to increase access to other tenures for example to include accredited private sector landlords	Housing Advice Team	Housing Advice Business Plan
		Develop & promote approach to housing options that is focused on earlier interventions, helps people to plan ahead & provides broader advice to include home ownership (e.g. Firstbuy) options, private sector options, mortgage product advice & advice on downsizing etc.	Housing Advice Team	Housing Advice Business Plan
		Enable mobility between social housing providers	Landlord Services, Housing Advice Team	Landlord Services Business Plan
		Develop an improved incentive to move scheme	Landlord Services	Landlord Services Business Plan
		Further develop and expand the bond scheme to offer to social tenants in unsuitable accommodation	Housing Advice Team	Housing Advice Business Plan
	Identify and enable households living in inappropriate homes to recognise why the issue exists and work through to find an appropriate solution to meet their needs	Train front line staff to identify inappropriate accommodation (including overcrowded housing)	Housing Advice, Landlord Services	Housing Advice Business Plan, Landlord Services Business Plan
		Raise public and partner awareness of the relationship between housing condition and health, and how this can be addressed	Housing Strategy	Housing Strategy Business Plan
	People are able to afford a wider range of housing options	Enable people to improve their household income	Establish ways to encourage unemployed tenants and residents into work	Landlord Services, Housing Advice Team
Maximise incomes of Council tenants by referral to the appropriate money advice services to ensure income maximisation				
	Work with the business sector to improve the health and housing offer to economic ambitions.	Participate in the emerging LEP housing group Lobby for housing activity to be included in the LEP strategy Discuss with private landlords their business support requirements and enable these to be met through the BEP and LEP	Business Enterprise Partnership and Local Enterprise Partnership	

2. Homes are healthy, warm and safe (aspects)	Homes will be safe, warm and well-maintained	New housing development proposals will be encouraged in sustainable & accessible locations	<p>Relevant policy included in Core Strategy</p> <p>Relevant guidance included in Place Making & Design Supplementary Planning Document</p> <p>Building Control to stay up-to-date with latest building techniques & ensure regulations are met</p> <p>Ensure all new development is in accordance with policies & latest design standards</p>	SPDS (Development Plans; Building Control; development Management) Housing Strategy Team	SPDS (planning) Business Plan, Housing Strategy Business Plan
		Improve housing conditions in the private sector	<p>Agree & implement Y1 Household Sustainable Energy Action Plan</p> <p>Revise Financial Assistance Policy & improve awareness of assistance available to home owners & tenants</p> <p>Further develop the Landlord Accreditation Scheme</p> <p>Increase the number of Landlords Accredited in the Borough</p> <p>Explore the feasibility of accrediting letting agencies</p> <p>Further develop the landlord forum</p> <p>Launch the first landlord expo</p>	Housing Strategy Team; HEAT partners; Property Services; private landlords; Homeowners	Housing Strategy Business Plan
		Improve housing conditions in social housing	Develop and deliver the council's business and investment plan for council owned homes, in partnership with tenants to ensure standards are maintained	Landlord Services, Private Sector Housing, Property Services, Housing Advice Team	Property Services Business Plan, Landlord Services Business Plan, Private Sector Team Business Plan
			Put in place mechanisms in place to check that conditions in TA, provided outside of the Tamworth Borough meet the legal minimum standard	Private Sector Enforcement Team	Housing Advice Business Plan
		Households take responsibility for improvements in the quality of their home environment	Promote measures by which people can improve their living conditions and reduce	Work in partnership to deliver home repairs via the Home Improvement Trust	House Proud; Spirita; Housing Strategy Team; Property Services; Staffs CC and SPDS

		hazards	<p>Provide information and undertake publicity with partners and offer advice to tenants, homeowners and landlords to enable them to make their homes safe and secure, enabling access to measures such as smoke or carbon monoxide detectors Promote home security</p> <p>Install gas check/CO2 detectors in all homes</p> <p>Encourage ventilation within the home and healthier use of the home</p> <p>Encourage households to install measures to prevent fire and accidents in the home</p> <p>Further develop partnership approach to improve home safety</p>	Fire Service, Property Services, Private Sector Housing Team,	
3. People able to maintain an independent and healthy lifestyle (Individual behaviour)	There is a reduction in all forms of homelessness	Homelessness prevention activities are improved/increased	<p>Review Housing Advice operational systems in line with Transforming Tamworth project</p> <p>Utilise prevention tools available to prevent repossessions and evictions</p> <p>Delivery of interim, updated Homelessness Strategy action plan & refresh Strategy in line with DCLG guidance</p> <p>Further develop homelessness prevention prevention protocol to incorporate registered providers in the Borough</p>	Housing Advice Team; Housing Strategy Team	Housing Advice Team Business Plan; Housing Strategy Team Business Plan
			Promote Housing Advice Services to encourage pre-crisis approaches	Housing Advice Team	Housing Advice Team Business Plan
			Further develop THEPP as a prevention tool, including the hospital discharge process	Housing Strategy Team	Housing Strategy Business Plan

		Commission a revised Debt Service Provider in the voluntary sector and explore the potential to extend provision of this service to Council Tenants Publicise and refer service users to the newly commissioned debt advice service provider	Housing Strategy Team, Landlord Services	Housing Strategy Business Plan, Landlord Services Business Plan
	Understand and monitor the needs of vulnerable people	Actively monitor all approaches to the councils housing and other advise services (independently of the housing waiting list and P1E monitoring system), and outcomes from interventions Conduct a rough sleeper's estimate in partnership with appropriate agencies <u>Monitor failed tenancies approaching for</u>	Housing Advice Team	Housing Advice Team Business Plan
Vulnerable people are supported to live independently	Assistance is targeted to people with a disability	Review approach to delivery of Disabled Facilities Grants & Disabled Facilities Adaptations	Property Services; Landlord Services; Housing Strategy Team	Landlord Services Business Plan; Housing Strategy team BP
	Ensure that vulnerable people are given the support to sustain tenancies	Ensure that support needs are properly assessed Improve information and signposting for vulnerable people Improve joint working with partners	Housing Advice Team	Housing Advice Team Business Plan
	Target information and advice to those who need it most	Increase supply of long term private rented tenancies (12 months or more) to assist in discharging the homelessness duty by working with Private Sector Landlords	Housing Advice Team; Housing Strategy Team	Housing Advice Team Business Plan; Housing Strategy Team Business Plan
		Make access to health services for households living in temporary accommodation easier	PCT; Housing Advice Team	Housing Advice Team Business Plan
People are able to make informed decisions to improve their housing circumstances	Enable access to health and leisure services for housing customers	Train housing staff to recognise health issues and signpost to the lifestyle service	Housing	Housing business plans
	Promote healthy living	Promotion of public health issues to customers within the home and signpost to the Lifestyle Service (healthy eating, smoking cessation)	PCT, Housing Advice Team, Landlord Services	Landlord Services Business Plan; Housing Advice Team Business Plan Housing Strategy team BP

4. Neighbourhood environments that enable safer and healthier communities (Neighbourhood)	Homes are in healthy environments	Planning policy and practice enables new homes to be developed in healthy environments	PCT engage with Strategic Planning and Development Service to ensure development plan policies take account of health implications PCT engage with Strategic Planning and Development Service to ensure Infrastructure Planning includes health infrastructure PCT ensure new development is in accordance with policies	SPDS (Planning); PCT	SPDS (planning) Business Plan; Health plans?
	Improve neighbourhood management		Tackle ASB by ensuring Council tenants fulfil their tenancy & contractual obligations Work in partnership with stakeholders (ASB Hub) and residents to reduce ASB Appoint a dedicated ASB officer	Landlord Services; Community Safety	Corporate ASB Policy; Landlord ASB Policy
			Development of estate management activity Estate caretaking service linked to property repairs & handy person service Housing Services contribute to the Lets Work Together Project and locality working initiatives	Housing Services	Housing Business Plans
	Regenerate priority areas		See actions to deliver LIP and LEP priorities in section 5.1	Housing Strategy Team	LIP delivery plan
	People and communities are able to take control and responsibility for where they live	action needed			
5. Governance, monitoring & annual strategy action plan review	The Healthier Housing Strategy is delivered as per annual action plan & clear accountability is established via effective performance monitoring arrangements	Arrangements are put in place that ensure effective monitoring of delivery, review progress & report back to the TSP	Establish multi-agency Housing & Health Group to monitor performance on quarterly basis Measures of success are agreed & indicators are loaded onto Covalent Quarterly performance report to Tamworth Strategic Partnership Annual review of action plan undertaken	Deputy Director Housing & Health; Housing Strategy Team; PCT	Tamworth Strategic Partnership
6. Effective monitoring of the impact housing activity has on health & wellbeing in Tamworth	To understand over time & be able to measure how housing activity positively contributes to improved health outcomes	Develop a set of readily understood, easily measured, regularly updated, health related housing indicators, and produce a regular housing and health bulletin		Housing Strategy Team; PCT	Health & Housing Group
			Production of a 6 monthly housing bulletin		