

Minutes of the Cambridge sub-Regional Housing Board (CRHB) held on Friday 3 July 2009

1. Introduction and Apologies

Present

Liz Bisset (LB)	Cambridge City Council (Chair)
Nigel Howlett (NH)	RSL representative
David Keeling (DK)	RSL representative
Stephen Hills (SH)	South Cambs District Council (Vice Chair)
Jo Emmerton (JE)	Huntingdonshire District Council
Dan Horn (DH)	Fenland District Council
Alan Carter (AC)	Cambridge City Council
John Onslow (JO)	Cambridgeshire Horizons
Trevor Baker (TB)	Cambridgeshire County Council
Niki Hollingworth (NHol)	St Edmundsbury Borough Council
John O'Mahony (JOM)	Homes & Communities Agency
Donna Smith (DS)	Homes & Communities Agency
Steve Clark (SC)	Forest Heath District Council
Jane Hollingworth (JH)	East Cambridgeshire District Council
Helen Reed (HR)	Cambridge City Council
Sue Beecroft (SB)	Cambridgeshire Horizons (taking minutes)

Apologies

Steve Plant (SP)	Huntingdonshire District Council
Carole Herries (CH)	St Edmundsbury Borough Council
Frank Mastrandrea (FM)	Huntingdonshire District Council
Colin Wiles (CW)	RSL representative
Kathy Brown (KJB)	Cambridge City Council

Action

2. Minutes of last meeting and matters arising

- Minutes of June meeting agreed.
- Extra Care Strategy – being taken forward – Stephen Hills reported back on meeting which resulted in the Strategy being developed further, with provider input. Target date for Strategy is end of December 2009. **SH**
- SCDC and PCT will be interviewing for a health/housing response to replace Kate Taylor.
- Agreed to circulate JSNAs to CRHB when the next draft versions are available. **SB**

3. Single Conversation

- LB and Alex Plant met, as both Horizons and CRHB have a role to play.
- We have been picked as a pilot area. Outcome is good news! Discussion about letter and status of the two Suffolk partners as expressed in the letter.
- Await news on HCA's new structure. Head of area and team leader to be appointed next week.
- Discussion around what is needed to develop Local Investment Plans (LIPs), which should be in place by end of March 2010, so need draft to be signed off around end December 2009. Add "LIPs" to CRHB as a regular agenda item? **KB**

- Difficult to predict resourcing, getting additional funding through the recent Housing Pledge, but probably funds will reduce after 2011.
- Suggest forming a working group to progress the LIP to include housing, planning, RSL reps and Horizons. Aim is to assemble “the stuff” listed in the HCA guidance, and to work out what is important to us which we would present via our Single Conversation. Must ensure we include planning, rural and supported housing issues.
- Partners are involved via Growth Partnership Board (GPB); including planners – have discussed some of these issues – may want to continue the discussion at their September 2009 meeting.
- Terms of Reference and scope needed, to be emailed around for comment.
- Questions about “other” funding streams managed by the HCA now. These include: NAHP; Places for Change (for hostel funding); renewal; PFI; Thames Gateway; Decent Homes; Property and Regeneration (was EP’s funding). Think will become less ring-fenced and more flexible funding, post 2011.

JO

AC

4. Regional Housing & Planning Improvement Partnership

£6,000 allocated funding support for housing and planning delivery, strategy and improvement. Deadline for proposals for the funding to be returned to EERA by 10 July 2009. Suggested projects:

To submit:

- Planning and housing awareness day, setting in motion an on-going work programme to use and understand the ARK and economic assessment tools.
- Developing the ARK work.
- Gypsy and Traveller work for officers and members to help positive approaches and publicity of the issues.
- Draft proposals and submit to EERA by deadline.
- Possible match funding or other resourcing via Quality Charter – to be investigated.

5. BME Monitoring of Home-Link

Review of what happened with the 2006/7 information.

- Report presented outlining the outcomes of a notional re-run of the assessment process carried out in 2007/8, using Home Link and BME monitoring which is now up and running.
- 2008/9 outcomes better than 2007/8 but still not 100% data on BME issues across the sub-region.
- HR and Andy Glaves to look into equalities monitoring more generally, in light of the recent Single Equalities Bill.
- Districts have a role in monitoring their individual equalities agendas.
- Home-Link Management Board to make sure we can, and do, get the right data.
- CRHB uses the data to review services and for an annual review of trends, to challenge and question our joint approach to equalities, and suggest joint action to tackle any issues or failings.
- How do we more effectively present what we “know” – for example, the USAF has a huge impact in Forest Heath, and this is well-known effect. However, for the EERA exercise we failed to express this adequately and, therefore, failed one of the two tests.
- SHMA provides a place where the “context” should live.
- A regular annual equalities report, to cover BME and other equalities issues, to come to CRHB around July, each year.

KB

6. Gypsies and Travellers

Bids, locations, coverage, transit sites and provision on growth and other larger sites.

- Paper presented to CRHB showing potential unmet targets for gypsy and traveller sites, by 2011.
- Members of CRHB pointed out that regularising existing sites may well meet a significant number of pitches needed. To be confirmed with EERA if this is how the system works, and do these count as provision in the SRS table? (Would enable FDC to provide 89 pitches, and SCDC 66 pitches).
- Supporting People needs analysis indicates floating support for gypsies and travellers is vastly under funded. Need to relate to the County work and to support.
- St Edmundsbury has employed mediators to try to “smooth in” a new site.
- Funding for existing sites helps keep the image positive for other residents and neighbours.

DH

Review of County Gypsy and Traveller group and work

- Andy Allsopp is new head of communications at County Council. He may be involved in Gypsies and Travellers issues.

Actions:

- Put as standard feedback item for Steve Plant (our rep on the County Gypsy and Traveller group).
- Give Suffolk districts a regular feedback item on the agenda to ensure their actions and initiatives are picked up and shared by the Board, including Gypsy and Traveller issues.
- Identify who is leading at County and that SP is definitely invited to any resurrected group.
- *Post meeting note: On 20.7.09 the Government published the final version of the regional policies relating to accommodation for Gypsies, Travellers and Travelling Showpeople, available at http://www.gov.uk/goeast/planning/regional_planning/687221/*

KB

KB

(SP)

7. Update on Managing Growth

- Managing growth figures look reasonably healthy, paper for Horizons Board attached giving numbers.
- However, uncertain prospects in the longer term as no-one can really predict when the upturn will come.
- Being asked to update the action plans which lie “behind” the NI target numbers.
- Will need to include figures on tenure conversions as the rent to homebuy and other strands kick in.
- Question about the re-sale of shared ownership homes and how/if these feature in the numbers – we need to be aware of for the SHMA and market understanding.
- Hunts confirmed affordable housing numbers look good, and Loves Farm “galloping ahead”.
- Worries about affordable housing beyond year two.
- Private sector initiative – HCA has asked for bidders – might this help us? Need information / comment from HCA.
- Developers may be slower to mobilise, will want to keep things in balance and may need to reconsider triggers in s106 agreements.
- Cambridge Centre for Housing Studies has published a report on housing need, household formations, etc.
- Need to find this and look into the implications for Cambridge sub-region

JO'M

SB/TB

8. Work Plan

- Still looking for a report to come from GCP on economic growth, as Martin Garratt could not make it today. Like to invite Martin or a substitute back. **JO / KB**
Post meeting note – Martin Garratt confirmed for CRHB in October.

August

- Consider organising a new CRHB meeting on 31 July to avoid summer holidays – many apologies expected for August meeting. Needs to cover extra care and single conversation. *Post meeting note – more Board members available on 7 August so original date still stands.* **KB**
- Mike Davey is attending August meeting, but understand he now has a new role. **KB**
- Still need an update on the SHMA event and progress generally in August. **SB/TB**
- Like to invite someone to speak to CRHB about The Hive, a new project – possibly at August meeting – suggest David Arkell. *Post meeting note, coincide this with the sustainability item, now moved to January.* **KB**
- Need to add Extra Care Strategy to CRHB's next agenda **SH/RO'D**
- HCA's new structure and appointments to go on Aug CRHB agenda. **JO'M**

September

- Need to look at IDP (Integrated Development Plan) and variable tariff, link to single conversation and other tasks for CRHB. **JO**
- Want to discuss possible future more flexible tenure models as suggested in the IDP and Prospectus – are there possibilities we could work together to progress? May need to re-word the IDP and Prospectus text. **JO**
- Need to invite Clare Bruin at County to speak about the older peoples strategy and it's action plan, sometime from Sept onwards. **KB**

9. Consultation / Publications

- Consultation register to come to August meeting in full. **SB**
- **Response to East of England Implementation Plan** - circulated prior to meeting, response submitted to County and incorporated into a joint submission. All approved.
- **Changes to HRA** - consultation will be held on government's preferred model, ie do away with positive and negative subsidy, and a reallocation of the total HRA debt across all HRA managers. Approx £17bn of debt would be allocated across about 200 districts. Will require primary legislation.
- City and SCDC will work together on it as our two HRA managing LAs.
- Others are interested and ask to be kept informed.

10. Standard Feedback

10.1 Cambridgeshire Horizons

- IDP progressing, linked to variable tariff work
- City and SCDC looking to sign up to the s106 agreement for Clay Farm imminently.
- Hoping Countryside will not need to go to appeal on the site if can all be agreed at meeting next week.
- LSC funding withdrawn from two major schemes in Huntingdonshire and Fenland.

10.2 Homes and Communities Agency

- Will be a second round of "kickstart" in Autumn 2009, looking for completions in 2001/12. More details to follow.
- £250m for stock-owning local authorities via existing bid rounds

announced as part of the Housing Pledge.

- JO'M to send note around next week updating
- NAHP in a healthy position, with £750m extra coming in through the Housing Pledge.
- Will shortly be sending out a list of priority areas for investment for 2009/10, to fill any gaps in programming.
- Gypsies and Travellers – a couple of bids coming in from our area but still the region is well behind spending its pot. Question on difficulties around gypsy-owned sites getting the grant, can there be more flexibility? HCA looking to mainstream the pot alongside rest of NAHP, so easier to fund continuously rather than as an annual (slow) decision-making process. In Oct 2009, successful bids will be announced. Gypsies and Travellers will be a key part of the single conversation.
- Announced Open Market HomeBuy now suspended. Will honour commitments to existing customers. Allocations for 2010/11 cancelled.
- Request examples of good practice in rural housing – please send to JO'M.

JOM

All

10.3 Go-East

- Written update circulated

10.4 Regional Housing Advisory Group

- No meeting since Board last met.

10.5 Sub-Regional RSL Forum

- Meeting held 26 June 2009.
- Presentation from Glen Richardson at City/SCDC Joint Urban Design Team.
- Presentation by Orbit as they have taken over from KHE as Zone Agent. Discussion about coverage of the two Suffolk districts in Orbit's publicity
- *Post-meeting note: now resolved, Suffolk adverts to go in both the Norfolk/Suffolk magazine and the Cambs/Beds magazine*
- Fed back on extra care strategy and concerns (see item 2.)

10.6 Cambridge Sub-Region Strategic Housing Group (CSHG)

- Place Survey Results – districts should have received their reports. TB is working on “mosaic” reports – three reports for each district which follow specific themes.

10.7 Housing Enablers

- Housing enablers looked at Kickstart bids and submitted by the HCA deadline.
- Need to ensure these responses to HCA are better coordinated.
- CRHB need to support enablers to be “quick on their feet” with these quick-turnaround projects.
- Suggest enablers look back at the bids and the responses from districts to compare approaches and information used, share good practice.

10.8 CLIP Sub-Group

- No meeting since the Board last met.

10.9 Growth Partnership Board

- No update.

11 Any Other Business

- No AOB.

12 **Future meetings**

The next meeting will be held at 10am, on Friday 7 August 2009 at East Cambs offices.

2009 Meeting Dates:

First Friday of the month, starting at 10am – to finish with lunch by 1.00pm.

4 September – Sanctuary Hereward

6 November – Sanctuary Hereward

2 October – East Cambs DC

4 December – East Cambs