

The background of the slide features a large, light blue watermark of the City of Vancouver's coat of arms. The crest includes a crown with four maple leaves, a shield divided into four quadrants (top-left: a ship, top-right: a stag, bottom-left: a ship, bottom-right: a grizzly bear), and a banner at the bottom with the motto 'A NE FOR A'.

## **Agenda Item 6**

### **Local Housing Strategy 2017-2022 Annual Review**

**Falkirk Council**

**Title: Local Housing Strategy 2017-2022 Annual Review**

**Meeting: Executive**

**Date: 19 October 2021**

**Submitted by: Director of Corporate and Housing Services**

**1. Purpose of Report**

- 1.1 The purpose of this report is to update Members on progress with the actions detailed in the Local Housing Strategy 2017-2022 (LHS). This update considers year 3 (2019/20) and seeks approval to submit the LHS update to Scottish Government. The LHS has been aligned to the Rapid Rehousing Transition Plan submitted to Scottish Government therefore LHS priority 3 improve access to housing has been updated accordingly including information from 2020/1.

**2. Recommendations**

**2.1 The Executive is asked to: -**

- (1) Note progress in delivering the Local Housing Strategy 2017-2022.**
- (2) Approve the LHS Update (Appendix 1) to be submitted to Scottish Government.**
- (3) Note progress with the Tenant and Customer Participation Strategy 2022 – 2025.**
- (4) Approve a lettings initiative to increase the percentage of properties allocated to Home seekers from 45% to 70% as detailed in 3.19 to be reviewed after a period of 6 months.**

**3. Local Housing Strategy (LHS)**

- 3.1 Under the Housing (Scotland) Act 2001, Local Authorities are required to develop an LHS and review this regularly.

- 3.2 The LHS (Appendix 1) contains six key priorities and 38 associated actions in 2019/20. Table 1 below shows the progress of these actions. The data sources to update the LHS come from national and local information. Information provided at Council level from the Scottish Government is not published until the third quarter of the financial year therefore this update is for 2019/ 20.

Table 1 – Progress overview

	<b>Status actions</b>	<b>Actions 2019/20</b>
Ongoing		24
Complete		8
Revised		5
Delayed		1
All actions in second review		38

- 3.3 Throughout 2021 we are developing the Tenant & Customer Participation (T&CP) Strategy 2022 – 2025. This involves discussions with the Tenants' & Residents' Forum and the Registered Tenants' & Residents' Organisations. A large-scale Tenant Satisfaction Survey (TSS) is due to be carried out during October – December this year. Information gathered from this survey will inform the T&CP strategy for 2022-25.
- 3.4 The new T&CP Strategy will also link to the ongoing work for the “Embedding Excellence” award programme. This is a new initiative within Housing that is being developed with our external partner Housemark. This puts the customer at the heart of what we do. By engaging with our tenants, we will learn what is important to them and identify and achieve key outcomes, evidenced by what our tenants and customers tell us are their priorities.
- 3.5 The new T&CP Strategy will include an additional layer of consultation with the people behind the delivery of these frontline services across Housing & Communities.
- 3.6 Scottish Government in Housing to 2040 sets out a vision for housing and a route map to get there. This aims to deliver the ambition for everyone to have “a safe, good quality and affordable home that meets their needs in the place they want to be”. This national strategy and our local strategy, the Falkirk Plan 2021-23 will form the framework of our next LHS 2023-28.

LHS Priority 1 - The supply of housing is increased

- 3.7 The housing land supply is set out in the Local Development Plan (LDP) and is informed by a range of factors including the requirement for housing as in the Housing Need and Demand Assessment.

- 3.8 The second LDP plan (LDP2) was adopted on 7<sup>th</sup> August 2020. This sets out the broad vision and strategy for the area for a 20-year period (2020-2040). Executive agreed supplementary guidance for affordable housing (SG 06) and developer contributions (SG13) on 9/3/21.
- 3.9 SG06 note provides guidance on affordable housing requirements within private housing sites. Of note the updated Affordable Housing guidance now considers the all tenure wheelchair accessible housing target contained within the Local Housing Strategy, this means that the target for new build wheelchair accessible housing now applies to all tenures which should make the target easier to attain in the longer term. The percentage achievable on any site will be assessed on a case by case basis.
- 3.10 SG13 note consolidates and updates the previous SG notes regarding developer contributions which apply to all housing, including affordable housing. The Affordable Housing Policy states “It is fair, reasonable and legitimate to seek contributions from social housing in order to fund supporting infrastructure which is needed to make development acceptable in planning terms”. Whilst developer contributions are required for all developments the note acknowledged that the cost of contribution can impact on the financial viability of new sites since these costs are not covered by grant. Therefore a Viability Statement can be submitted to request a reduction in developer contributions if the site is at risk from not being financially viable or when the type of site can reasonably anticipate there will be no demand for specific types of provision.
- 3.11 Affordable housing is currently delivered in a range of ways including, new build social rent, purchase of former council or RSL properties through the Buy Back Scheme and Scottish Government schemes to help people into home ownership. This is report in the SHIP report.

#### LHS Priority 2 - Creating sustainable communities

- 3.12 As referred to in our previous LHS update report 19 November 2020 a Grangemouth Housing Masterplan group convened at the beginning of the year to date the group have developed a vision statement for the future of housing in Grangemouth., which is defined as “*Right Homes, Right Place - supporting the people of Grangemouth to thrive, connect and grow*”. Partner agencies including Falkirk Council, Paragon Housing Association and Link Housing Association. We have carried out a PESTLE analysis (political, economic, social, technological, legal and environmental factors). This exercise highlighted the complexities of the Grangemouth area that need to be considered when reviewing housing supply.
- 3.13 The Grangemouth Masterplan group are currently gathering data to inform further discussion and options appraisal. This work will link into Community Planning and Members will be updated further as the work progresses.
- 3.14 Revitalising town centres is a key Council of The Future project within the Enterprise Priority of the Corporate Plan. The Council is pursuing a programme of town centre regeneration. Town centres-first is an important

place-making principle for each community. During 2019 the Council was awarded £1.98m to assist with delivery of town centre regeneration works in Falkirk, Grangemouth and Bo'ness. Proposals have been developed and were approved by the Executive in June 2019 and works are underway to deliver this programme. A further £711k for capital works was awarded in August 2020 and an updated programme for delivery of these works was agreed by the Executive as part of the economic recovery plan. Work is ongoing to shrink the Grangemouth town centre. This involves finding alternative premises for some businesses in the Kerse Road area. Plans are progressing to demolish premises which will create an alternative site for development. This aligns with the LHS action to explore town centre sites for affordable housing. Discussions with stake holders including Registered Social Landlords (RSLs) are ongoing.

- 3.15 The Council's Empty Homes Scheme brought 65 empty privately owned properties back into use in 2019/20. This also assisted recovering £10,752 in outstanding Council Tax for 2019/20 for empty private properties.

LHS Priority 3 - Improve access to housing

- 3.16 Prior to the Covid-19 pandemic, Falkirk Council was already experiencing an increasing number of households in temporary accommodation with 71 more households in 2019/20 than in the previous year. An increase of 34% compared with 6% nationally. Since the implementation of the new Allocations Policy in October 2020 the average percentage of lets to home seekers has increased to 45% however, for 2021/22 alone this has been closer to 50% of lets up to the end of June 2021. Despite this, it will take at least 2 years and 3 months to clear the existing backlog of home seekers awaiting offers of settled accommodation. We also predict that, it will take around a year and a half to reduce the numbers of temporary accommodation stock to pre-pandemic levels alone as 114 additional properties were removed from mainstream stock to meet demand.
- 3.17 At end of quarter 1 2021/22 , 303 households presented as homeless to Falkirk Council. 221 offers of temporary accommodation were made and accepted with 356 households still in temporary accommodation at the end of the quarter. This included 94 households with children. Of the homeless applications assessments completed during the quarter, Falkirk Council accepted a duty to rehouse 78%, 265 households.
- 3.18 The time households, including families, are spending in temporary accommodation is continuing to increase and, if we see an increased demand for our homelessness services, this is likely to be exasperated further. An increased demand in temporary accommodation may hinder our ability to return temporary housing stock to mainstream letting at the current targeted rate of 5 properties per month, as well as our ability to continue avoiding the use of B&B accommodation, in line with the Unsuitable Accommodation Order.

3.19 The proposed special lettings initiative which increases the number of lets to Homeseekers to 70% is now essential to ensure we continue to:

- meet the ongoing needs of those experiencing the greatest housing need in the Falkirk Council area
- ensure we fulfil the aims of our Rapid Rehousing Transition Plan in line with Scottish Government homelessness strategy objectives as well as the local authority's ongoing statutory obligations
- significantly reduce the backlog of homeless households still awaiting offers of settled accommodation to ensure the trauma caused by periods of homelessness are kept to a minimum and the local authority is not forced to breach the Unsuitable Accommodation Order or convert further properties from mainstream stock to meet ongoing temporary accommodation demand.

Our ability to rehouse Homeless applicants has been impacted by a range of factors, including the covid pandemic, the suspension of the Allocations Service, applicants preferences for house type changing after lockdowns with many opting to bid on properties with private outdoor space ( houses and four- in-a-block) and the lack of suitable properties for disabled/larger families have contributed to this figure. In addition the these factors, we still have a duty to secure permanent accommodation for our Homeseekers and this number has increased by 28% from 2020. Other local authorities are experiencing similar challenges and have also developed special initiatives.

3.20 The Strategic Housing Investment Plan highlighted the importance of both new build and alternative approaches to meet housing need. This includes the buyback scheme, maximising our current housing stock through schemes like the Tenant Incentive Scheme as approved by the new Allocations Policy and the re-design and configuration of current housing stock as referred to in point 3.11 above.

#### LHS Priority 4 – Housing and Support for Vulnerable Groups

3.21 The Housing Contribution Statement (HCS) is an appendix to both the Falkirk Health and Social Care Partnership Strategic Plan and the LHS.

3.22 Whilst covid 19 has impacted on progressing the HCS we have been engaging with our Registered Social Landlord partners who are running digital cafes in their older peoples' accommodation. We have also made links to the digital Council of the Future workstream. In relation to Mobile Emergency Care Alarms the move from analogue to digital will be complete by end of 2021. Currently 73% of users have switched over.

- 3.23 The Falkirk Strategic Housing Investment Plan (SHIP) 2022/22 to 2026/27 sets out proposals to meet housing need through a range of property types. This includes property for wheelchair users and older less ambulant people.

#### Rapid rehousing transition plan

- 3.24 The Rapid Rehousing Transition Plan takes a strong focus on the prevention of homelessness with the launch of a prevention fund and development of a prevention team to allow the council to identify and support those at highest risk of homelessness. This is whilst assisting those who find themselves homeless to be rehoused as quickly as possible, promoting choice and positive outcomes to reduce the stress and trauma that homelessness brings to individuals and families. The of the RRTP update was submitted to Scottish Government in June 2021. A Housing First model to work with our most complex clients was set up in February 2021 and has shown positive results by supporting around 20 individuals who have complex support needs that require a multi-agency response.

#### LHS Priority 5 Sustainable housing: fuel poverty and climate change

- 3.25 The Scottish Government has introduced an Energy Efficiency Standard for Social Housing (EESH) to reduce carbon emissions and eradicate fuel poverty. The EESH sets a minimum Energy Efficiency rating for landlords to achieve that varies dependent upon the dwelling type and the fuel type used to heat it. As at 31 March 2020, 96.4% of Council stock is fully EESH compliant.

#### LHS Priority 6 – Improving housing conditions

- 3.26 The Council is committed to ensuring housing stock meets the Scottish Housing Quality Standard (SHQS). To ensure this standard is maintained, comprehensive stock condition information is held in order to provide an overall position statement regarding the housing stock condition.
- 3.27 In accordance with the interpretation of the SHQS criteria, as at 31 March 2020, 97.78% of properties met the SHQS. The remaining 2.22% is due to either abeyances or exemptions.

## **4. Implications**

### **Financial**

- 4.1 Funding to deliver the SHIP actions is a combination Council's HRA, Scottish Government for Affordable Housing Supply Programme grant, RSL private finance, second homes Council Tax and Affordable Housing Policy commuted sums.

## **Resources**

- 4.2 The delivery of the LHS is managed from existing resources and Scottish Government Affordable Housing Supply Programme Grant.

## **Legal**

- 4.3 There are no legal implications anticipated.

## **Risk**

- 4.4 Unforeseen development and potential funding constraints may restrict the numbers of affordable housing units delivered, consequently having an impact on meeting housing need.

## **Equalities**

- 4.5 A full Equalities & Poverty Impact Assessment (EPIA) was carried out for the LHS 2017-2022 and no significant issues were identified.

## **Sustainability/Environmental Impact**

- 4.6 A Strategic Environmental Assessment screening report was submitted to the Scottish Government Strategic Environmental Assessment Gateway. Feedback indicated that the LHS is not likely to have significant environmental effects. This will be re-assessed for the next full LHS 2023-2028 taking account of the relevant priorities in the Scottish Government Housing to 2040 report relating to net zero, climate change and energy efficiency.

## **5. Conclusion**

- 5.1 The LHS sets out priorities and the strategic direction for housing over the five-year period 2017-2022. This report highlights that despite the challenges of the Covid pandemic progress continues to be made to achieving the objectives set out in the strategy and we will continue to review and adapt as necessary. LHS actions and further updates will continue to be provided annually.

---

Director of Corporate and Housing Services

**Author – Karen Strang, Strategy & Development Co-ordinator**  
**Date: 8 October 2021**



## **APPENDICES**

### **Appendix 1 – LHS update 2021**

#### **List of Background Papers:**

Appendix 1 Local Housing Strategy

**The following papers were relied on in the preparation of this report in terms of the Local Government (Scotland) Act 1973:**

- None



**Falkirk Council**  
*Corporate & Housing Services*

# Local Housing Strategy 2017-2022

---

**THIRD UPDATE - Year 2019/20**

## **Falkirk Council Local Housing Strategy Third Update**

Falkirk Council's Local Housing Strategy was approved by Council Executive for submission to Scottish Government in 2017. The LHS was then reviewed by Scottish Government with final approval by them given in March 2018.

There are 6 priorities in the LHS which are as follows:

1. Increasing housing supply
2. Creating sustainable communities
3. Improving access to housing
4. Housing and support provided to vulnerable groups
5. Tackling fuel poverty, energy efficiency and climate change
6. Improving housing conditions.

Progress for the 38 actions in the later years of the LHS are as set out in the table below.

<b>LHS priority actions 3<sup>rd</sup> review</b>	<b>Status of actions</b>	<b>Priority 1</b>	<b>Priority 2</b>	<b>Priority 3</b>	<b>Priority 4</b>	<b>Priority 5</b>	<b>Priority 6</b>	<b>All</b>
Ongoing		5	5	0	6	6	2	<b>24</b>
Achieved		1	2	4	1	0	0	<b>8</b>
Revised		1	0	2	0	0	2	<b>5</b>
Delayed		0	0	0	0	1	0	<b>1</b>
<b>All actions in 3rd review</b>		<b>7</b>	<b>7</b>	<b>6</b>	<b>7</b>	<b>7</b>	<b>4</b>	<b>38</b>

Action achieved and recorded as per LHS Update 2020 have been removed. Some actions have been reviewed as a result of the adoption of Local Development Plan 2 Supplementary Guidance on Affordable Housing Policy 06 and Developer Contributions 13. Also actions in priority 3 aligned with the Rapid Rehousing Transition Plan (RRTP). Actions in Priority 4 have been aligned to the new Housing Contribution Statement agreed by the Health and Social Care Partnership in 2019.

Data sources to update the LHS come from national and local information. National information from the Scottish Government is not published until the third quarter of the financial year.

Falkirk Council as a landlord will undertake a new Tenant & Customer Participation Strategy over 2021 and this will be reported to members in early 2022.

The Falkirk Plan identifies the key inequalities that our communities are facing and presents the outcomes that the Community Planning Partnership will improve through working with our communities over the next 10 years. The Plan is a requirement of the Community Empowerment (Scotland) Act 2015 which sets out that all CPP's must have a Local Outcomes Improvement Plan (LOIP) in place to show how partners will tackle inequalities. The Falkirk Plan replaces the Strategic Outcomes and Local Delivery Plan (SOLD).

Scottish Government recently publish the 20 year rented housing strategy. Scottish Government highlight this as a new strategy for Scotland's rented sector which aims to improve accessibility, affordability and standards, as part of a new 20-year route map for housing.

The starting point for the new LHS will be consideration of the Falkirk Plan and the Scottish Government housing to 2040 agenda.

## Priority 1 - Increasing Housing Supply

Priority 1 – Increasing Housing Supply - Priority Lead - STRATEGY & DEVELOPMENT CO-ORDINATOR									
Outcome	Action	Milestone	Timescale	Facilitator	Lead	Manager	Progress	Group	Overview
1. The supply of housing is increased	1. Ensure housing land supply is available to build 2, 456 properties by 2021	Land availability is reported in the Housing Land Audit (HLA)	Annual	Service Development Officer (SDO)	Senior Planning Officer	Strategy & Development (S&D) Co-ordinator/ Development Services	Completions based on HLA 2019/20 completions to June 2020 = 2690 Following decision by the Reporter and Council, the new LDP2 has adjusted the land supply target	Housing Planning Liaison (HPL) meeting	Ongoing
	2. Provide new build affordable housing	The number of units delivered annually through Strategic Housing Investment Plan (SHIP) is reported on	Annual	SDO and partners CNB & RSLs	SDO	S&D	In 2019/20 – 213 affordable properties were provided. These include 32 Council and RSL social rent, 80 Council buy backs, 5 Paragon buy backs, 70 Scottish Government Help 2 Buy, 2 mortgage to rent, 24 empty properties sold on the open market without subsidy but within the local maximum price ceiling set by Scottish Government for Open Market Shared Equity. Housing Investment Plan approved by members 20/1/21 allocated £6m per year towards buy backs for the next 5 years. Although buybacks increase the affordable supply, they do not increase the overall housing supply <b>Direct match with RRTP P3 outcome 12 action 44</b>	Tripartite meetings Scottish Government Falkirk Council, RSLs	Ongoing
		New supply shared equity models with RSLs investigated	Annual	SDO & RSLs	SDO	S&D	Shared equity models will be explored as part of the Affordable Housing Policy		
	3. Best use of existing stock to provide affordable housing	Council buy back scheme reported on in the SHIP	Annual	Empty Homes /Buy Back Officers (EHBB)	EHBB	S&D	80 Council Buy Backs 2019/20 and 5 Paragon Buy Backs. <b>Action a direct match with RRTP P3 action 45</b>	Tripartite meeting	On track

	4. We will agree with partners specifications standard for new build housing		2017/18		Previous post holder	S&D	Scope of design guide widened to include specialist housing. (LHS priority 4 action 21). Draft design guide covering units supported by grant circulated to RSL and Council new build team for comments. Then agreed at Strategic Housing Group in June 2019 and put online. <a href="#">Design advice</a> Complete take out future LHS Update	HPL	Achieved
2. More affordable housing is provided through joint working between the public and private sector	5. Work in partnership to deliver housing through the Affordable Housing Policy	Affordable Housing Policy (AHP) sites identified on the weekly planning list	Ongoing		SDO	S&D	Planning weekly bulletin checked and informal discussions ongoing between Housing Strategy Development and Development team (HS&DT) and Development Services case officers on AHP sites. Electronic records then updated.	HPL	Ongoing
		Discussions undertaken with planning	Ongoing		SDO	S&D	The AHP was revised and approved by Executive on 9/3/21. We continue to meet quarterly with planning colleagues at the Housing and Planning Liaison meeting and work together on specific sites on an ongoing basis,	HPL	Ongoing
		Options to deliver affordable housing as per AHP explored with planning	Ongoing		SDO	S&D	HPL meeting held quarterly to discuss all sites under AHP. 19 sites currently being discussed (16/3/21). <sup>1</sup> <b>This action is a direct match to RRTP P3 outcome 12 action 46</b>	HPL	On track
	6. Explore a range of models to increase	Discussions with stakeholders undertaken	Ongoing		SDO	S&D	Options to deliver affordable housing set out in Local Development Plan	HPL	On track

<sup>11</sup> Note of sites from Housing Planning Liaison meeting and also those where developers asked the team for information on AHP. (1. Gilston, 2. Crawfield Road, Bo'ness, 3. Northbank Farm, Bo'ness, 4. Drum Farm South, 5. Main St, Maddiston (Fire Station field), Maddiston, 6. Whitecross, 7. Parkhall Farm, Maddiston, 8. Mydub 2, Denny, 9. Castle View, Airth, 10. Tappernail/Hillcrest Farm, Sheildhill, 11. Main St, Bo'ness, 12. Allandale Brickworks, 13. Stirling Rd, Larbert, 14. Etna Road, 15. Etna Road/Kennard St, Carradale Avenue, 16. Brown St/Dorrator Avenue, Banknock, 17. Seabegs Road)

	affordable housing models used locally						Supplementary Guidance 06 Affordable Housing Policy		
		Good practice identified	Ongoing		SDO	S&D	<u>Discounted sale</u> - involvement of legal services to ensure properties will be sold in <u>perpetuity</u> at discounted price. Involvement of District Valuer allowed <u>financial comparison</u> between discounted sale and AHP commuted sum. Evidenced discounted sale better value <u>Scottish Housing Network LHS subgroup quarterly</u> enables networking with other councils on delivery of affordable housing.	HPL	On track
		Feasibility study carried out	2018/19		SDO	S&D	Discounted sale –sale feedback from buyers in Maddison. This is being considered for other areas.	HPL	On track
3. We have a sustainable private rented sector RRTP P1 outcome 1	7.Improve private rented sector options	Information on the PRS on the Council website audited	2017/18		Private sector team (PST)	Senior Private Sector Officer (SSDO) Community Support Co-ordinator (CSC)	Webpages are kept under review to ensure they remain current. RRTP Priority 1 –*the prevention of homelessness in the first place Outcome 1 Homelessness is prevented actions 1&2 engaging with the private sector landlords, those at risk from homelessness in the private sector 33 with prs actions	Private Landlord & Letting Agent Forum	Revised as per RRTP
RRTP P3 outcome 10 action 33 YPP outcome4		Rent Deposit guarantee scheme reviewed	2020/21		PST/ ATH	Senior Private Sector Officer (SSDO) Snr Implementation & Monitoring Officer (SIMO)	Have reviewed good practice. Surveyed landlords, letting agents and tenants in June 2020 with limited feedback. This scheme is currently under review as part of RRTP. RRTP P3 outcome 10 action 33	Private Landlord & Letting Agent Forum	
		Promote participation in landlord accreditation scheme increased	Ongoing		PST	SSDO/ CSC	Promoted through the local Private Sector Landlord & Letting Agent Forum. Landlord Accreditation Scotland (LAS) (national scheme) regularly contribute at the Forum. We also send emails about forthcoming LAS training	Private Landlord & Letting Agent Forum	Revised

		Number of landlords attending the forum increased	Ongoing		PST	SSDO/ CSC	Number of attendees fluctuate depending on the agenda/speakers. As a result of COVID restrictions, we held our first virtual forum on 29/10/20. 49 landlords/ letting agents attended. Presentations were emailed around landlords/ letting agents on our mailing list and added to our webpage to maximise access/ awareness..	Private Landlord & Letting Agent Forum	Revised
		PRS engagement plan for landlords and tenants developed	2019/20		PST/ S&D	PSSDO	PST team progress on an ongoing basis. Individual plans are developed on a case by case basis dependent on landlord and tenant personal situation Aware of forthcoming national Private Rented Strategy and will adapt engagement and joint working with licensing colleagues re: HMO and forthcoming short-term lets changes	Private Landlord & Letting Agent Forum	Ongoing
	8. Take action against private landlords who fail to comply with their responsibilities	Explore the number of unregistered landlords	2019/20		PST/ S&D	PSSDO	PSO collates privately rented properties advertised in FC area flags to PST unregistered properties. This are followed up and progressed on an ongoing basis. This is reflected in the number of Rent Penalty Notices applied and enforced	Private Landlord & Letting Agent Forum	On track
		Enforcement Policy for landlords who fail to comply with the responsibilities	2019/20		PST	PSSDO	Enforcement Plan drafted and agreed with Legal services	Private Landlord & Letting Agent Forum	Achieved
		Existing Policy on Rent Penalty Notices reviewed	2018/19		PST	SSDO	PST team reviewed and working to new Policy	Private Landlord & Letting Agent Forum	Ongoing
		Sample of landlord registration applications for Police Scotland checks introduced	2017/18		PST	SSDO	Ongoing – looking to implement over 2021/22	Private Landlord & Letting Agent Forum	Ongoing



**Priority 1 Indicators**

Indicator	Baseline 2015-16	2016-17	2017-18	2018-19	2019-20	Frequency	Source	Target
Number of social rented new build affordable units	104	100	8	49	23	Annual	SHIP	123
Number of affordable homes delivered	153	180	120	201	23	Annual	Empty Homes project	213
Number of private homes delivered	341	513	382	429*	Not Published	Annual	Development Services	368
Number of Landlord Forums	2	2	2	2	2	Bi-annual	Private Sector team (PST)	Maintain
Number of unregistered Landlord cases resolved through intervention/enforcement	4	-	4	18	52	Annual	PST	
Number of Landlord fit and proper cases taken to Licensing committee for decision	1	-	1	1	0	Annual	PST	Increase
Contact made with all Deposit Guarantee applicants received from Housing Needs team	3 days	-	3 days	35	Service Under Review	Annual	PST	Maintain

\* July to June

## Priority 2 Creating Sustainable Communities

Priority 2 – Creating Sustainable Communities – Priority Lead - COMMUNITY ENGAGEMENT CO-ORDINATOR (CEO)									
Outcome	Action	Milestone	Timescale	Facilitator	Lead Officer	Co-ordinator	Progress	Group	Overview
4. Best use is made of stock across tenure	9. Develop area-based regeneration strategies in partnership with RSLs and local community	Agreement reached by local social rented landlords on how to measure demand	2017/18 Ongoing	Senior Strategy Officer (SSO)	CEC	S&D	Working Group (WG) <sup>2</sup> set up Council & RSLs. FC & partner RSLs agreed measures include (Tenant Satisfaction Survey, annual & settling in visits). WG agreed include questions from Scottish Household Survey in above for local & national comparison. Initial finding from surveys concluded early 2019. WG plan 2019 informed by above. This now links into work being undertaken on the Grangemouth Housing Masterplan.	Council/ RSL working group	Ongoing
	10. Explore the potential to use the Rural Housing Fund to develop new affordable housing, refurbish empty homes and contribute to feasibility studies		2017/18	SSO	CEC	S&D	Report drafted and discussed at Strategic Housing Group. Consulted on with Tenants & Residents Groups. Met with communications units on publicising.	Part of existing work stream	Action complete

<sup>2</sup> Working Group members include Falkirk Council, Link, Paragon, Kingdom, Weslo Housing Associations

	11. Increase number of empty homes brought back into use	Advice & information to owners of long- term empty properties continues to be provided	Ongoing	SSDO	Empty Homes/ Buy Backs (EHBB)	S&D	Target has been revised to 70 to take account of good practice and link to local authorities involved in the Empty Homes Partnership . In 2019/20 there were 65 properties brought back into use and £10,752.21 in council tax. <b>This action is a direct match with RRTP P3 outcome 12 action 47</b>	National Empty Homes Officers Group	
	12.Explore the Loan to Sell for the Empty Homes Loan Fund	Legal agreement, leaflet application	2017/18	SSDO	SSDO	S&D	Other options for the loan were explored such as a loan to occupy but the owners of empty properties not meeting the repairing standard were not interested or did not have the funds to repay a loan. The decision was made to return the £100,000 to the Scottish Government.	As above	
5. Best use is made of community resources to create sustainable communities	13.Explore town centre sites to provide affordable housing	Town centre sites allocated in LDP identified	2017/18 Ongoing	SSDO	SDO	S&D	Link progressing site at Williamson Falkirk. Discussions ongoing with Economic Development team around Grangemouth.	HPL	Ongoing
		Area profiles for health and social care and SOLD linked to town centre sites	2018/19 Ongoing	SSDO	SDO	S&D	Housing needs assessments carried out annually	Council/ RSL working group	Ongoing

	14. Increase satisfaction levels for people within local communities	Co-production pilot with Council/RSL tenants expanded	2017/18 Ongoing	SSDO	CEC	CEC	Partners measuring low demand through Tenant Satisfaction Surveys and Settling-in Visits across Council and RSLs	Council/ RSL working group	Ongoing
		Areas where social landlords can work together to share services explored	Ongoing	SSDO	CEC/ SSDO	CEC	Small estate management project agreed, and work is ongoing to agree the work required and the funding. Work has been delayed due to COVID.	Council/ RSL working group	Ongoing
	15. Establish the potential for joint working on estate management and employability initiatives between Council and RSLs.	Working group between Council and RSL set up	2017/18 Ongoing	SSDO	CEO/ SSDO	CEO	Small pilot identified to improve landscaping in area of Grangemouth where Council (Housing Services) own land and 2 RSLs have stock. Work on this has been delayed due to COVID.	Council/ RSL working group	On track
		Collect demand date	2018/19	SSDO		CEO	Information on demand for different areas will be collated on an ongoing basis and will be used to inform the next LHS.	Council/ RSL working group	On track

## Priority 2 Indicators

Indicator	Baseline	2016-17	2017-18	2018-19	2019-20	Frequency	Source	Target
Number of empty homes brought back into use	90	60	71	57	65	Annual	Empty Homes Project	100
% of Council tenants satisfied with the management of the neighbourhood they live in	75.63%	-	92.31%	96.8%	94.30%	Bi –Annual	Tenant Satisfaction Survey	Increase
Number of Occupied Dwellings in Scottish Index of Multiple Deprivation (SIMD). Data revised SG.	8973			*See below	Not Published	Bi-annual	National Records Scotland	Reduce

Occupied Dwellings	Most deprived datazones								Least deprived		Total
	1	2	3	4	5	6	7	8	9	10	
2018*	4,881	7,125	13,005	7,102	9,982	4,966	6,420	6,794	7,867	4,801	72,943
	6.7%	9.8%	17.8%	9.7%	13.7%	6.8%	8.8%	9.3%	10.8%	6.6%	
2017	4,882	7,165	12,904	6,997	9,999	4,912	6,402	6,750	7,826	4,711	72,548
	6.7%	9.9%	17.8%	9.6%	13.8%	6.8%	8.8%	9.3%	10.8%	6.5%	
2016	4,889	7,120	12,774	6,830	9,979	4,839	6,312	6,672	7,785	4,579	71,779
	6.8%	9.9%	17.8%	9.5%	13.9%	6.7%	8.8%	9.3%	10.8%	6.4%	

Source: nrscotland

**Priority 3 has been revised to take account of the Rapid Rehousing Transition Plan.**

<b>Priority 3 – Improving Access to Housing - Priority Leads – Housing Needs Co-ordinator, Housing Needs Support Co-ordinator</b>									
<b>Outcome</b>	<b>Action</b>	<b>Milestone</b>	<b>Timescale</b>	<b>Facilitator</b>	<b>Lead</b>	<b>Co-ordinator</b>	<b>Progress</b>	<b>Group</b>	<b>Overview</b>
6. Housing advice is provided to those at risk of homelessness	16. We will develop a Younger Peoples Housing Plan	Analysis of the housing needs to young people undertaken	2017/18	Policy Planning Officer (PSDO)	S&D	S&D	Consultation carried out with young people. Youth profiles developed. A draft Young Persons Plan developed 2017/2018 to 2018/19. Account taken 2019/20 of Children Services Plan and Rapid Rehousing Transition Plan. Actions relating to Young People have been incorporated into the RRTP and these have been highlighted.	HCSSG	Achieved
		Set out what housing options are available to young people locally across tenures					This has been revised as per RRTP		Revised RRTP
	17. We will explore the potential for providing a Common Housing Register with social landlords	Interest in a CHR with RSLs with stock locally explored	2018/19	PSDO	Housing Needs Co-ordinator (HNC)	HNC	Ongoing meetings and annual proformas explored CHR with RSLs in 2019 and no interest at that time in CHR.		Achieved
	18. We will ensure information on housing options is accessible and informative								Revised RRTP
		Information provided on how to apply for social rented housing					RRTP P1* outcome 2 all agencies have access to housing advice & information actions 5-8 - ensuring partner agencies have information on homeless prevention and support, media campaign to distribute information on		

							homelessness and rolling out housing options.		
		Information on rights and responsibilities provided					RRTP P1* outcome 2 all agencies have access to housing advice & information actions 5-8 - ensuring partner agencies have information on homeless prevention and support media campaign to distribute information on homelessness and rolling out housing options.		
RRTP outcome 1		RRTP Priority 1 outcome 1 Homelessness is prevented					<p>RRTP Priority 1 –*the prevention of homelessness in the first place</p> <p>Outcome 1 Homelessness is prevented actions 3&amp;4 taking poverty and its impact on homelessness and use of Short-Term Tenancies as an alternative to eviction</p> <p>Fundamental to our Rapid Rehousing plan was to address the backlog of homeless households through the amendment of our allocations policy as well as decreasing the time spent in homelessness and temporary accommodation. This was approved by our Executive Committee in June 2020 following a comprehensive review and public consultation.</p> <p>We have worked closely with our social housing providers to identify ways to use every opportunity to support tenancy sustainment, increase access to housing for homeless households and we will take a specific focus going forward on how similar approaches could be replicated in the private rented sector.</p> <p>We have been instrumental in the development of a wider 'House is a Home' project to bring third sector agencies together to establish a sustainable furniture redistribution project.</p>		

							Poverty training is included in the housing and communities training plan and will be delivered by December 2021.		
RRTP outcome 2		RRTP P1 outcome 2 All agencies access to housing advice & information					RRTP P1* outcome 2 all agencies have access to housing advice & information actions 5-8 - ensuring partner agencies have information on homeless prevention and support, media campaign to distribute information on homelessness and rolling out housing options. We have embedded the recommendations of our independent consultation exercise into our RRTP to ensure we make customer focused changes to the delivery of our services.		
RRTP P1 outcome 3		RRTP P1 outcome 3					RRTP P1* outcome 3 prevention services meet needs of community actions 9-12 around evaluating homeless prevention services, developing an education programme for schools, rolling out family mediation. We have been working on our publicity plans and awareness of homelessness including plans to roll out housing education within secondary schools		
RRTP P1 outcome 4							This links to RRTP P4 prevention focused on most vulnerable outcome action 13 – continue to develop housing advice services within Prisons in accordance SHORE standards We have expanded on the success of our Prison Outreach Officer pilot to support the Sustainable Housing On Release for Everyone (SHORE) standards – link HCS The Housing Service, with the Health and Social Care Partnership, partner agencies and services, have developed wider service provision for those who are the most vulnerable in our community. This		



							includes our Housing First Service and a dedicated Mental Health post seconded to the Housing Service.		
		Housing options covering all tenures reviewed and relaunched	2018/19	PSDO	HNC	HNC	Scottish Government (SG) delayed roll out of national housing options toolkit		External delay SG national housing options – revised RRTP
		Housing options tools officially relaunched	2018/19	PSDO	HNC	HNC			As above
		Training on housing options across all tenures carried out	2018/19	PSDO	HNC	HNC			As above
		Training in line with National Housing Options Training Programme for relevant staff carried out	2018/19	PSDO	HNC	HNC			As above
	<b>Note – future LHS updates will report on RRTP outcome all agencies in the area have access to housing advice and information</b>		2023/24	PSDO	HNC	HNC	The RRTP includes actions around partner agencies, Council staff, & the public having information on services which give advice on preventing homelessness, accessing housing and support including national housing options model and training	HCSSG	Revised to take into account RRTP

7. People can access temporary and supported accommodation as required	19. We will ensure temporary accommodation provides best value fitting the current profile of homeless households	Standards for temporary accommodation developed	2017/18	PSDO	Housing Needs Support Co-ordinator	HNSC	New temporary accommodation booklet developed with clear information about standards and rights and responsibilities within temporary accommodation. Void standard reviewed and recommendations implemented	HCSSG	Action Complete
	20. We will ensure supported accommodation and support services meet the needs of service users and provides best value	Consultation with stakeholders carried out	2017/18	PSDO	HNSC	HNSC	Consultation with young people in Grangemouth completed.		Action Complete
		3 supported accommodation models for Young People, Continuing Support and Complex Needs carried out	2018/19	PSDO	HNSC	HNSC	Models set up and running with contract awarded to Loretto.	HCSSG	Action complete
8. People can access temporary accommodation and/ or support services							This will be informed by progress with RRTP priority 4 - fit for the future temporary accommodation <b>Outcome 13 reduce costs of temporary accommodation -actions 50-53</b> <b>RRTP outcome 14 number of children in temporary accommodation reduced - actions 54-57</b>		
9. Tenancy sustainment is improved	21. We will use a range of methods to improve tenancy sustainment <b>Note future LHS Updates will report</b>	Procedures for housing support referrals when social rented	2017/18	PSDO	HNSC	HNSC	RRTP actions - implementing SSST linked to support as an alternative to eviction, eviction panel, closer working with revenues	HCSSG	Revised to take account of RRTP

	<b>on RRTP priority 1 homelessness is prevented</b>	properties are allocated developed							
	<b>Note future LHS Updates will report on RRTP priority 1 homelessness is prevented</b>	Procedures for applying for community care grants at tenancy sign-up	2018/19	PSDO	HNSC	HNSC	As above	HCSSG	Revised to take account of RRTP
RRTP P1 outcome 4	22. We will provide a tenancy support service with an external provider		2020/21				This LHS action links to RRTP outcome 4 which is reported on under LHS Priority 4		

### Priority 3 Indicators

Indicator	Baseline	2016/7	2017/8	2018/19	2019/20	Frequency	Source	Target
Number of Housing Options interviews completed	1830	1987	1754	1743	1860	Annual	Prevent 1	Increase
Number of Housing Options leading to homeless applications	1119	1131	672	918	1295	Annual	Prevent 1	Reduce
Number of homeless applications	1069	1146	1124	1017	1165	Annual	HL1	Reduce
Number of people assessed as 'not homeless'	105	94	81	70	70	Annual	HL1	Reduce
Number of people assessed as 'Intentionally homeless'	154	123	114	135	37	Annual	HL1	Reduce
Number of people who 'Lost Contact' before duty discharged	10	10	20	23	11	Annual	HL1	Reduce
Number of repeat homeless applications	6	8	6	10	50	Annual	HL1	Reduce
Number of people leaving institutions who become homeless	4	0	3	3	16	Annual	HL1	Reduce
Number of households prevented from homelessness through Mortgage to Rent	3	1	0	3	3	Annual	EH/BB	0
Number of households securing Deposit Guarantee Scheme	5	0	0	0	0	Annual	PST	5
Number of referrals for housing support	693	620	687	764	599	Annual	Hmls	Increase
% of tenancies sustained for more than a year (Home seeker)	86.62%	84.63%	89.12%	86.6%	-	Annual	Charter	90%
% of tenancies sustained for more than a year (Home mover)	92.89%	92.53%	91.85%	93.1%	87.50%	Annual	Charter	90%
% of tenancies sustained for more than a year (Home starter)	87.16%	86.28%	86.28%	86.9%	92.80%	Annual		90%

## Priority 4 Indicators

As per LHS Update 2020, this priority has been reviewed in line with the new Housing Contribution Statement 2019. The priority has also been reviewed to take account of the Rapid Rehousing Transition Plan update.

Priority 4 – Housing and Support for Vulnerable Groups – Priority Leads - Strategy & Development Co-ordinator									
Outcome	Action	Milestone	Timescale	Facilitator	Lead	Co-ordinator	Progress	Group	Overview
10. The supply of accessible properties is increased	23. We will work in partnership to explore standard specifications for specialist housing built through the SHIP	Review current specification for Council and RSL wheelchair accessible properties and consider development of standard specification to be co-produced with Housing, Development, Disabled People and RSLs	2019/20	SDO	SDO	S&D	The Falkirk SHIP 2021/22-2025/26 highlighted in future the definition for housing suitable for wheelchair users to live in would be as set out in section 3 wheelchair accessible housing in the Housing for Varying Needs Standards.	Tripartite	Ongoing
	24. We will increase the supply of accessible properties		Ongoing	SDO	SDO	S&D	SHIP 2021/22 to 2025/26 proposes project mix 76% general needs, 21% older amenity and 3% wheelchair.	Housing Contribution Statement Steering Group (HCSSG)	Ongoing
	25. Make best use of the budget for mandatory housing functions included in health and social care integration (disabled		Revised	S&D	S&D	S&D	As per LHS Update 2020 this action was revised to new HCS priority "Make the most of the built environment" The HCSSG did not meet from March 2020 to May 2021 due to covid. Work has been ongoing since then exploring how to improve the customer journey and service delivery in relation to disabled adaptations.	HCSSG	Revised as per HCS

	adaptations and garden aid (HCS action 3.1)								
LHS outcome 11 actions relating to specialist housing advice provided in partnership been reviewed in line with the RRTP and will now be as follows - <b>Specialist housing advice and support is provided in partnership to access settled accommodation.</b>									
RRTP P1 outcome 4		RRTP outcome 4 prevention focused on most vulnerable					actions 13-17 – SHORE standards, mental health support, roll out “decider” training, personal housing plans, review domestic abuse services		
RRTP P2 outcome 5-9		Clear housing support pathways for at risk of who have experienced homelessness RRT outcomes 5-9					5-9 actions 18-28 Outcome 5 actions 18-20 Developing and rolling out a housing first model Outcome 6 actions 21-22 No one needs to sleep rough Protocol developed, resource to identify and support rough sleepers or potential rough sleepers Outcome 7 action 23 Prison liberations co-ordinated and planned SHORE standards Outcome 8 actions 24-27 Roll out support needs assessment, information sharing guidelines re mental health services, liaise with armed forces agencies, section 5/nominations provide information on support or potential support for new tenancies. Outcome 9 residential support for people with addictions action 28 launch recovery housing model		
RRTP outcome 10		Everyone has assistance to access accommodation					Actions 29-32 – restructure allocations team, enhanced housing options for intentionally		

							homeless households, online application, develop online CBL also 34 no recourse to public funds		
RRTP 11		Accommodation is accessed as quickly as possible for those in need					Actions 35-43 –review allocation policy, increase Council lets to homeless, liaise RSLs to increase lets to homeless, review section 5s, amend appeals, protocols to fast track grants (SWF & revenues/ benefits) most vulnerable in temporary / interim accommodation, training for housing officers on housing viewings		
RRTP P5 outcome 15		Ensure the health needs of our applicants are met					Outcomes 57-60 – work with NHS hospital discharges co-ordinated to prevent homeless, work with service users to identify gaps health and support services		
11. Specialist housing advice is provided in partnership	26. Carry out awareness raising training for housing staff	Mental health awareness training for housing staff carried out	2018/19	S&D	Hsg Training Co-ord	S&D	116 officers within Housing & Communities undertook mental health awareness and wellbeing training. 97% of participants advised they would find the knowledge gained useful in work.	HCSSG	Ongoing
		Dementia awareness training for housing staff carried out	2018/19	S&D	Hsg Training Co-ord	S&D	This was carried out pre covid but future rollout has been delayed due to the covid pandemic however this will be included in the housing training plan for 2021/2022.	HCSSG	Ongoing
		The housing advice for people in a hospital setting explored	2019/20	Specialist housing team	Housing OT	Housing Needs Team	Ongoing carried out by special housing team	HCSSG	Ongoing
	27. We will make best use of the current housing stock		2017/18			Housing Needs Co-ordinator (HNC)	Specialist housing team review weekly list of patients delayed in hospital, advising on properties on home spot, placing bids if required. Housing OT visits void	HCSG	Ongoing

	to reduce delayed discharge						properties to assess if they could be adapted to meet needs of patients delayed. See also action 32.		
12. Older peoples' housing is reviewed with HCSG	28. We will review older peoples' housing	Work undertaken with stakeholders including older people on definitions for specialist housing	2018/2019		SDO	S&D	Visits to HwC2 developments and consultation with older people has been delayed due to covid but will be progressed when safe to do so. HwC3 classed as amenity as reported in LHS Update 2020.	HCSSG	Ongoing
		The provision of Council sheltered housing is reviewed	2019/20				This has been revised in line with the new HCS 2019-2022 priority 2- Recognise the importance of well-being and connectedness action 2.1 Simplify the definitions used for older peoples' housing. This work has been interrupted due to the COVID pandemic. Working is ongoing around use of digital technology,		Ongoing
	29. We will explore through the Lochview Working Group the housing needs of people currently living there		2018/19			HNC	There are currently now only 3 people waiting for discharge (May 2021). Housing assessments have taken place. As the people involved require individualised support packages work is ongoing to formulate care plans and identify providers.	HCSSG	On going



## Priority 4 Indicators

Indicator	Baseline 2015-16	2016 – 2017	2017- 2018	2018- 2019	2019- 2020	Frequenc y	Source	Target
% of new build properties built to housing for varying need wheelchair accessible where viable  This indicator has been revised following SG letter to Chief Housing Officers December 2019 definition as per SG HfVN wheelchair column B. basic requirement.	2*	n/a	n/a	0	0	Annual	SHIP	5-10%
Amount spent on disabled adaptations in the private sector	£337,799	£319,2732	£255,704	£362,462	£237,329	Annual	PST SOA	Increase
Number of staff received mental health awareness training	0	N/A	9	47	166	Annual	Trainin g	30
Number of dementia awareness training sessions carried out	0	N/A	N/A	9 Sessions 102 Staff Attende d	0	Annual	Trainin g	Maintai n
Number of people in Loch View requiring housing	8	6	3	2	3	Annual	HSCP	0

## Priority 5 – Sustainable housing: Fuel poverty and climate change

Priority 5 – Sustainable housing: Fuel poverty and climate change – Priority Lead - ASSET & PERFORMANCE CO-ORDINATOR									
Outcome	Action	Milestone	Timescale	Facilitator	Lead Officer	Co-ordinator	Progress	Group	Overview
14. Fuel Poverty is tackled and progress made to meeting national climate change targets	33. Ensure compliance with the Energy Efficiency Standard for Scottish Social Housing (EESH) by 2020	External wall installation (EWI) is installed to all Council non-traditional properties where technically feasible in order to meet the EESH	Ongoing	HESO	Home Energy Strategy Officers (HESO)	Asset & Investment	EWI projects continue in order to meet the EESH 2020 targets. Internal Wall Insulation (IWI) installed in properties where EWI unsuitable.		Ongoing
		EWI and loft installation (LI) with RSL partners is explored		HESO	HESOs	A&I	RSLs continue to be invited to participate in projects when grant awards are made to the Council.		Ongoing
		Cavity wall and loft insulation is installed in remaining Council properties that have not taken up the measure		HESO	HESOs	A&I	Work continues to install these measures where needed to meet SHQS and EESH standards.		Ongoing
		More efficient alternatives for Council properties with electric storage & solid fuel heating systems in off gas areas is investigated		HESO	HESOs	A&I	Development Services running contract to install ASHP heating system in Glenfuir, Glenbrae and Parkfoot Court 2021/22. Gas infill project being considered by SGN.		Ongoing
		The number of properties connected to the CHP (1) system is increased. Improvement the EU (2) Metering regulations (block meters)		HESO	HESOs	A&I	A total of 549 tenants and 88 Owners now have the CHP installed. Properties that become void are upgraded with the CHP. New Regulations on Heat Metering introduced in Nov 2020 which are being considered and progressed.		Ongoing

		Renewable technologies such as Solar PV (3) & heat/ electric storage batteries for Council/RSL properties are investigated		HESO	HESOs	A&I	Solar PV Pilot Project complete. Other renewable projects currently being considered.		Ongoing
		The take up of new efficient gas central heating and replacement boilers by Council tenants in order to meet the EESSH is increased.		HESO	HESOs	A&I	Letters sent out to tenants to offer new or replacement gas central heating. DS now installing to those that accepted.		Ongoing
	34. Develop with RSL Partners a HEEPS: ABS programme to improve the energy efficiency of private sector homes in mixed tenure estates		Annual	HESO	HESOs	A&I	All RSLs contacted regarding HEEPS:ABS funding each year when grant award to Council made.		Ongoing
	35. Develop Communication Strategy to promote new initiatives, energy advice and funding information to all residents			HESO	HESOs	A&I	Info on Council website kept up to date. New advice added & promoted through Twitter e.g. Big Energy Savings week. Further advice leaflets & room stats printed for dissemination to residents in a variety of ways e.g. Xmas and Summer Holiday food packs.		Ongoing
	36. Develop a District Heating Strategy			HESO	HESOs	Development Services	SG incorporated into Local Heat and Energy efficiency Strategy (LHEES). DS are the lead on this & secured funding from SG to progress.		Ongoing
	37. Utilise the Scotland Heat Map to identify potential energy sources		Ongoing	HESO	Development Services	Development Services	As above		Ongoing
	38. Mitigate the impacts of climate change in			HESO	HESOs	A&I	Feed into contract specification as required.		Ongoing

	relation to housing by improving the energy efficiency of the stock and consider risks such as flooding								
	39. Reduce the numbers experiencing fuel Poverty and extreme fuel Poverty as far as reasonably practical	Front line Council staff are trained to identify Fuel Poverty and can confidently signpost clients for further advice	Ongoing	HESOs	HESOs	A&I	Continue to work with Home Energy Scotland (HES) to give advice on fuel switching, benefit checks and to support events such as Energy Savings Week. No training has taken place during 2020/21 due to the Covid 19 Pandemic Fuel poverty training will take place by December 2021.		Delayed covid
		Local Fuel Poverty Advisory Group re local issues & develop projects tackling fuel Poverty across tenures set up	2017/18	HESO	HESOs	A&I	Meetings ongoing however none have taken place during 2020/21 due to the Covid 19 Pandemic.	Local group set up	Milestone achieved
		A method to communicate fuel costs and energy advice for new Council tenants is developed	2017/18	HESO	HESOs	A&I	No further progress on this due to the Covid 19 Pandemic.		Delayed covid

## Priority 5 Indicators

Indicator	Baseline	2016-17	2017-18	2018/19	2019/20	Frequency	Source	Target
% of Stock meeting Energy Efficiency Standard in Scottish Social Housing (EESSSH)	Council – 79.3%	86.2%	91.1%	95.6%	96.4%	Annual	Housing Investment Plan	100%
	Link Group Ltd – 86%	90.5%	93.5%	95.7%	96.8%	Annual	Link Charter report to tenants	100%
	Paragon – 77.1%	98.93%	78.3%	85.3%	Not published by SG	Annual	SG charter	100%
	Weslo – 40.3%	61.8%	67.6%	68.7%	“	Annual	“	100%
	Ark Housing – 72%	64.2%	81%	82.9%	“	Annual	“	100%
	Barony Housing – 94%	81.2%	94.2%	95.3%	“	Annual	“	100%
	Bield Housing & Care – 93%	96.3%	96.6%	96.8%	“	Annual	“	100%
	Blackwood Homes & Care – 92%	92.6%	97.5%	99.5%	“	Annual	“	100%
	Cairn Housing – 71%	78.9%	80.4%	84.4%	“	Annual	“	100%
	Castle Rock Edinvar Housing – 85%	83.6%	89.5%	91.3%	“	Annual	“	100%
	Key Housing – 96%	97.4%	97.7%	99.1%	“	Annual	“	100%
	Kingdom Housing – 93%	96.8%	98.1%	99.6%	“	Annual	“	100%
	Loretto Housing – 98%	98.9%	100%	100%	“	Annual	“	100%
	Scottish Veterans Housing – 96%	96%	97.3%	98.6%	“	Annual	“	100%
	Hanover Housing – 86.7%	89.1%	93.2%	95%	“	Annual	“	100%
	Horizon Housing – 93%	97.9%	98.4%	98.8%	“	Annual	“	100%
Number of homes connected to the existing CHP system	79%		373 tenants 43 Owners 80%	574 tenants 79 Owners	549 tenants 88 Owners	Annual	Energy team	Increase
Numbers living in fuel Poverty locally	28%		24%	22%	29%	Bi-annual	SHCS	Reduce
Numbers living in extreme fuel Poverty locally	7%		6%	6%	7%	Bi-annual	SHCS	Reduce

Number of Council staff trained to identify fuel Poverty who can signpost for further advice	55		17	15	15	Annual	Energy team	Increase
--	----	--	----	----	----	--------	-------------	----------

## Priority 6 – To improve house conditions

Priority 6 – To improve house conditions – Priority Leads – ASSET & PERFORMANCE CO-ORDINATOR, SENIOR PRIVATE SECTOR OFFICER									
Outcome	Action	Milestone	Timescale	Facilitator	Lead Officer	Co-ordinator	Progress	Group	Overview
15. Social rented house conditions are improved	40. Improve condition of social rented homes by targeting investment through capital programme		2021/22	EHBB	A&I	A&I	The key priorities in respect of housing investment are outlined in the 2021/22 -25/26 Housing Investment Programme report which was approved by Falkirk Council on 20 January 2021. This detailed a proposed expenditure profile covering the next 5 financial years 2021/22 – 2025/26. It is estimated that a total of c£332m will be required over the next 5 years, an average of c£66m per annum.	Asset Management Group Part of existing work stream annual RSL proformas	Ongoing
	41. To ensure continued compliance with Scottish Housing Quality Standards, meeting EESSH and reduce SHQS abeyances		2019/20	GY EHBB	A&I RSL pro formas PSDO	A&I	The 2019/20 Annual Return on the Charter reported on 31 March 2020, the Percentage of stock meeting SHQS was 97.8%. The percentage of stock meeting EESSH was 96.4%. As detailed in the action above, a five year investment programme is in place to ensure our stock	Asset Management Group Part of existing work stream annual RSL proformas	Update

							continues to be maintained to the SHQS and meets EESSH. We will continue to reduce the number of properties that do not meet the standards		
16. Private sector house conditions are improved	42. Review Scheme of Assistance (SOA)	The spend/ cases assisted over previous 5 years is explored	2017/18		SSDO	SSDO/ Community Support Co-ordinator	Complete	Private Sector Landlord & Letting Agent Forum	Milestone complete
		Best practice with other local authority's SOA is reviewed	2017/18		SSDO	SSDO/CCS	Complete		Milestone complete
		A new SOA is developed in partnership	2017/18		SSDO	SSDO/CCS	Review	Private Sector Landlord & Letting Agent Forum	Review see below*
		An enforcement policy for property condition in the private sector is developed for 3 <sup>rd</sup> party referrals	2018/19		SSDO	SSDO/CCS	Complete	Enforcement Panel	Milestone complete
		A system for recording Below Tolerable Standard (BTS) in private sector properties is investigated	2017/18		SSDO/ EH&BB	SSDO/CCS/ S&D	System now in place. EH/ BB carry out a similar role in empty private properties. Aware of forthcoming 2025/26 Housing Standard change and will update as required	Enforcement Panel	Ongoing
		*NEW Undertaking a mini-review of Property Conditions Assistance	2021/22		SSDO		Will review success of new Repair Grants and explore alternative options to maximise assistance. Aware of forthcoming Housing		



							Standard change 2025/26 – plan to be well placed to adapt to new measures and support		
	43. Explore and review the possibility of extending factoring		2018/19		SSDO	SSDO/CCS	This will be kept under review. Percentage of factored owners satisfied with the factoring service they receive reduced slightly to 68% during 2019/20.	Private Landlord & Letting Agent Forum/ Strategic Housing Group	Review

## Priority 6 Indicators

Indicator	Baseline	2016-17	2017-18	2018-19	2019-20	Frequency	Source	Target
Number of properties meeting SHQS	Council – 91%	93.10%	97.40%	97.7%	97.80%	Annual	Asset & Investment team	100%
	Link		99.6%	99.6%	99.5%	Annual	Charter report to tenants	100%
	Weslo – 93%	95%	96%	96.1%	93.90%	Annual	RSL proformas	100%
	Paragon – 85%	91%	91%	91.4%	91.20%	Annual	RSL proformas	100%
Number of intervention cases completed successfully through action plans	25	-	25	14	91	Annual	PST	Increase
Number of third-party referrals to first –tier tribunal for Scotland, Housing and Property Chambers submitted where action plans are not adhered to for Repairing Standards	Increase	-	1	1	12	Annual	PST	Increase
Where First-tier tribunal for Scotland, Housing and Property chamber register a repairing standard enforcement order	As non-compliant, investigation opened under fit & proper landlords	-	1	0	10	Annual	PST	Increase
Number of owners assisted through SOA. Grants (Repair) Grants (Adaptation) Non-Financial Assistance	10	0	4	0	0	Annual	PST	Maintain
	94	94	67	83	69	Annual	PST	Increase
	24804	19454	15632	14,994	13,886	Annual	PST	Increase
% owner occupied stock in disrepair	73%	72%	69%	67%	67%	Bi-Annual	SHCS	Reduce
% private rented sector stock in disrepair	84%	79%*	78%*	76%	79%*	Bi-Annual	SHCS	Reduce
BTS Stock owner occupied	1%	2%*	1%*	2%	2%	Bi-Annual	SHCS	Reduce
Private Rented	1%	3%8	3%*	3%	2%	Bi-Annual	SHCS	Reduce

v\*Due to sample size this figure is not provided at Falkirk Council level therefore national figure is used