

South Lanarkshire Rapid Rehousing Transition Plan: Resourcing Requirements

The table below summarises the resourcing requirements sought from the Scottish Government to assist in the delivery of South Lanarkshire's RRTP. The initial plan was submitted to the Scottish Government in December 2018, and approved by the Council's Housing and Technical Resources Committee on 20 March 2019. Following feedback received from the Government on the plan, the resources sought have been reduced, as outlined in the table.

	Current (£ million) per year	Projected RRTP (£ million) per year	Additional (£ million) requirement over 5 years	Revision after feedback (£ million)	Rationale/comment
Priority Objective 1: The overall level of homeless need is significantly reduced					
Re-commission and expand Rent Deposit Scheme to support implementation of RRTP	0.145	0.229	0.420	0.294	<p>Reduction in level of funding required for years 3 to 5 based upon anticipated impact during years 1 and 2. To further support the prevention of homelessness, the plan aims to optimise the use of all housing options, including those within the private rented sector. We took account of initiatives elsewhere in Scotland which are based upon delivering tailored advice, assistance and support to individuals. The objective being to develop an enhanced rent deposit service which aims to build positive relationships with landlords and supports prospective tenants to secure and sustain appropriate housing.</p> <p>The scheme is currently resourced to £145,000 per year, however the additional resources are required to help achieve the step change ambition of the RRTP. Increasing this will allow us to expand the current scheme and significantly improve overall access to the sector, particularly in the most pressured areas where the private rented sector, in the short term, may be the most appropriate option to secure housing in an area of choice. To reflect the feedback provided, we have revised the resource plan to request additional resources of £42,000 per year in years 3, 4 and 5 of the plan. This still allows an expansion of the Scheme, but reduces the total additional requirement over 5 years to £294,000.</p>

	Current (£ million) per year	Projected RRTP (£ million) per year	Additional (£ million) requirement over 5 years	Revision after feedback (£ million)	Rationale/comment
Financial support to private rented tenants to achieve affordability and prevent homelessness (30 households per annum)	0.000	0.060	0.300	0.240	Reduction in level of funding required for years 3 to 5 based upon anticipated impact during years 1 and 2.
Provide funding to incentivise landlords to access accreditation and training from Landlord Accreditation Scotland	0.000	0.005	0.025	0.025	No change
Working as a partnership to develop a social lettings company/agency with a specific remit to provide affordable access to private rented sector	0.000	0.045	0.200	0.100	Reduction in level of funding required for years 3 to 5 based upon anticipated impact during years 1 and 2.
Acquisition of targeted additional properties to increase supply of affordable housing to meet homeless demand in pressured areas	0.900	0.900	4.500	0.000	Removed from resourcing requirements as there are clear linkages between the RRTP and the More Homes Affordable Housing Programme.

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Priority Objective 2: The supply of temporary accommodation is optimised and time spent in temporary accommodation is significantly reduced					
Flipping temporary accommodation – Funding to support acquisition of up to 100 properties to replace temp properties allocated to homeless households where appropriate	3.000	Not annualised	3.000	0.000	Removed from resourcing requirements as there are clear linkages between the RRTP and the More Homes Affordable Housing Programme.
Set up costs for replacing up to 100 temporary accommodation properties flipped to become permanent tenancies	0.000	Not annualised	0.180	0.180	No change
Priority Outcome 3: Service provision to prevent homelessness and sustain tenancies is expanded					
Prevention of homelessness Commission support service with a focus on prevention of homelessness and tenancy sustainment across all tenures	0.000	0.125	0.500	0.500	No change
Supporting homeless people Improve access to health and social care services (particularly drug, alcohol and mental health) by developing specialist housing support services	0.000	0.124	0.496	0.476	Revised resources reduced to include one-off allocation of £20,000 received from South Lanarkshire Alcohol and Drug Partnership.
Supporting homeless people Target resources to improve digital inclusion for homeless people.	0.000	0.030	0.150	0.105	Reduction in level of funding required for years 3 to 5 based upon anticipated impact during years 1 and 2.

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<p>Supporting new tenants Further develop enhanced Tenancy Start Service for tenants at risk of homelessness (building financial capacity, support tailored to individual needs, setting up utilities etc.)</p>	0.100	0.200	1.000	0.700	Reduction in level of funding required for years 3 to 5 based upon anticipated impact during years 1 and 2.
<p>Standard starter pack (allowing £0.0016m per household, supporting 300 households per year)</p>	0.046	0.480	2.400	1.530	Reduction in level of funding required for years 3 to 5 based upon anticipated impact during years 1 and 2. Revised requirement also now includes existing annual resource allocation from the Council.

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Priority Outcome 4: The Housing First approach is expanded to meet the needs of homeless households with complex needs					
Increase capacity of Housing First programme – caseload of 30 households over the course of the plan.	0.050	Not annualised	1.990	1.990	At £1.99million over 5 years, South Lanarkshire costs work out at just under £10,000 per case per year. This increase on the suggested £7,500 figure reflects additional costs incurred as a result of the geographically diverse nature of South Lanarkshire. Implementing the programme in rural Clydesdale or areas of intense housing demand pressure, such as East Kilbride, are anticipated to incur costs over and above those contained within the suggested figure. The costs also reflect the intensive “wrap around” support, of a specialist nature, which will be required to sustain the tenancy. This may include initial assistance to maintain gardens, decorate/invest in creating a home, providing internet access and also to develop peer support. This resourcing can be amended through the monitor/review process should actual costs differ from those projected.
‘Housing First starter pack’ (allowing £0.004m per household, supporting 20 households per year)	0.000	0.080	0.400	0.320	Reduction in level of funding required for years 3 to 5 based upon anticipated impact during years 1 and 2.
Appoint two prisons link workers to support effective implementation of the SHORE standards and prevent homelessness on release from prison	0.000	0.080	0.400	0.400	No change
Further develop personal housing planning approach for vulnerable groups including women experiencing domestic abuse and young people leaving care	0.0378	0.050	0.250	0.250	No change

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Other					
Appoint officer to co-ordinate development and delivery over the life of the plan	0.000	0.050	0.250	0.150	As highlighted within the letter, the initial funding received by the Scottish Government is being used to appoint a Co-ordinator who will take a lead role in driving forward actions, monitoring and providing support across the partnership to deliver the RRTP. Following the feedback, the resources required for the role have been reduced.
Budget provision to support homeless partnership	0.000	0.010	0.050	0.000	Removed. Any provision to support partnership will now be sought from existing budgets.
Funding to support development of homelessness peer support network including dedicated Development Worker	0.000	0.040	0.200	0.200	No change
Budget to support system development to enable partnership approach to identification and response to homelessness risk factors.	0.000	Not annualised	0.100	0.000	Removed. Any provision to support system development will now be sought from existing budgets.
Total Additional resources required to support delivery of RRTP			16.811	7.460	Total reduction of £9.351million