



Denbighshire County Council

Housing & Homelessness Strategy

Action Plan February 2023

J Abbott



Introduction

The Housing & Homelessness Strategy and accompanying Action Plan were adopted by the Council in December 2020 and are an amalgamation of all of our actions concerned with housing, homelessness and housing related support. As a result, the implementation of the Strategy is being undertaken by several different departments, in many instances working with partner organisations.

The relevant actions have been included in each service business plan as appropriate and are monitored by the relevant Lead Members and Heads of Service through the Housing & Homelessness Strategy Delivery Group, chaired by Lead Member Cllr Rhys Thomas. The Housing & Homelessness Strategy is based around 6 key themes, and the Action Plan is structured around these themes, setting out the key actions required to deliver the desired outcomes for each key theme:

1. More homes to meet local need and demand
2. Creating a supply of affordable homes
3. Ensuring safe and healthy homes
4. Preventing & ending homelessness in Denbighshire
5. Homes and support for vulnerable people
6. Promoting and supporting communities

	Major issues - action stalled or will not meet targets
	Minor Issues - some slippage but actions taken to address
	No issues - action on track
	Action now complete or part of Business As Usual work



Theme Title	Reference	Action	Justification / Context	Update	RAG Status	Completion Date	Lead Member / Head of Service
More homes to meet local need & demand	1.01	Review LDP housing allocations and policies as part of statutory LDP Review	Current LDP covers the period up to 2021, a review of policies and land use for the County is a statutory requirement.	We are working to progress background technical evidence for Denbighshire's Replacement LDP, but the Covid-19 crisis has impacted decision-making, public engagement and fieldwork. The Delivery Agreement has been revised and was discussed at Strategic Planning Group in October and Council on 6th DEcember2022 and subsequently submitted to and approved by WG. This sets out a revised timetable for the LDP (Feb 2023)		Dec-23	Win Mullen James Emlyn Jones
More homes to meet local need & demand	1.02	To develop an Infrastructure Plan for Denbighshire	Identification of infrastructure issues and requirements to inform policies and land allocations to enable housing growth and development.	Infrastructure Plan will be further developed as part of the work on the replacement LDP and site assessments. A continuous review process required for this. (Feb 2023)		Dec-23	Win Mullen James Emlyn Jones
More homes to meet local need & demand	1.03	Update Local Housing Market Assessment incorporating housing need and demand data.	Current assessment was completed in 2019. Statutory requirement to provide an updated assessment every 2 years	WG guidance, template and toolkit for undertaking LHMA published in June 2022. Development of new LHMA for Denbighshire is currently underway. (Feb 2023)		Aug-23	Rhys Thomas Emlyn Jones
More homes to meet local need & demand	1.04	Undertake a Gypsy & Traveller accommodation needs assessment and take action on its findings.	Housing (Wales) Act 2014 requires an updated Gypsy & Traveller Accommodation Assessment to be carried out every 4 years and for any needs identified to be addressed.	New G & T Assessment has been undertaken as part of the background evidence for the LDP. Work was led by Project Board and Task and Finish Group. Draft GTAA approved by Cabinet in December 2021 and submitted to WG for approval. WG response awaited. This action is now completed and as a result a new Project Board and Scrutiny Task and		Dec-22	Win Mullen James Emlyn Jones

				Finish Group is being re-established to progress work on this project. (Feb 2023)			
More homes to meet local need & demand	1.05	Implement the Empty Homes Delivery Plan	Better use of existing housing stock by continuing to target empty homes across the County.	Empty Homes matching service was launched in October 2020. A publicity plan is pushing the scheme and currently 15 applicants are signed up. Signposting to the DCC leasing scheme is utilised whenever feasible. New Empty Homes Project Officer has been appointed and will provide additional resource to focus on bringing empty homes back into use. (Feb 2023)		Dec-26	Rhys Thomas Emlyn Jones
More homes to meet local need & demand	1.06	Act on recommendations of the Gypsy & Traveller Accommodation Needs Assessment	Housing (Wales) Act 2014 requires an updated Gypsy & Traveller Accommodation Assessment to be carried out every 4 years and for any needs identified to be addressed.	New Project Board and Scrutiny Task and Finish Group is being re-established to progress work on this project - see 1.05. (Feb 2023)		Dec-26	Win Mullen-James Emlyn Jones
Creating a supply of affordable homes	2.01	Review of Local Development Plan policies such as affordable housing in rural areas and commuted sums	To ensure that affordable housing requirements are balanced against viability of site delivery and the amount of affordable housing being delivered by private developers is maximised without impacting overall housing delivery. Requirements for rural affordable housing, and the Council's approach, will also be reconsidered to ensure this	This will form part of the Replacement LDP evidence and methodology. Updated development viability assessment will be essential to inform our approach in the Replacement LDP. Work will include testing a range of methods for calculating financial contributions towards affordable housing, with the aim of reducing the number of calculations currently used. We will also test a range of approaches to calculating the value of affordable		Dec-23	Win Mullen James Emlyn Jones

			supports sustainable rural communities.	properties, to ensure this is set at an appropriate level. (Feb 2023)			
Creating a supply of affordable homes	2.02	Review the current approach and thresholds for affordable housing requirements in LDP policies	To ensure that affordable housing requirements are balanced against viability of site delivery and the amount of affordable housing being delivered by private developers is maximised without impacting overall housing delivery. Requirements for rural affordable housing, and the Council's approach, will also be reconsidered to ensure this supports sustainable rural communities.	This will form part of the Replacement LDP evidence and methodology. Updated development viability assessment will be essential to inform our approach in the Replacement LDP and this will be undertaken in due course. (Feb 2023)		Dec-23	Win Mullen James Emlyn Jones
Creating a supply of affordable homes	2.03	Promotion of Tai Teg affordable housing register	Tai Teg is the Affordable Housing Register for Denbighshire, ensuring promotion will enable applicants to find suitable accommodation and the list is used in planning application responses as an indication of demand.	This action is on-going, and several press releases have been produced, and a video recorded to actively promote the Tai Teg register and promote all types of schemes available Homebuy, Rent to Own, Intermediate Rental & Shared Equity. Tai Tag was promoted at the Cost-of-Living Crisis Summit (public event) on 29 November 2022 through Grwp Cynefin who discussed the		Dec-26	Rhys Thomas Emlyn Jones

				affordable housing register with members of the public that attended. We are working with Economic and Business Development to include an article about Tai Teg in the March digital edition of the Business Bulletin. (Feb 23)			
Creating a supply of affordable homes	2.04	Publicise successful affordable housing schemes with relevant partners	Promotion will enable applicants to find suitable accommodation and the list is used in planning application responses as an indication of demand	Strategic promotion of affordable housing schemes with partners both before and after development to maximise applicants and success stories. Relevant local Members are advised of properties available in their area. (Feb 2023)		Dec-26	Rhys Thomas Emlyn Jones
Creating a supply of affordable homes	2.05	Develop & adopt a Council Housing Asset Strategy	Develop an Asset Strategy which includes a development & maintenance programme to include the carbon zero aspirations of the Council	Draft document agreed. Final document to be progressed through the democratic process. (Feb 2021). Strategy to be presented to SLT & Cabinet Briefing Oct - Nov. (Sept 2021). FWP of SLT oversubscribed. Scheduled for presentation Jan 2022 (Nov 2021) Adopted (Feb 2023)		Dec-21	Rhys Thomas Steve Gadd
Creating a supply of affordable homes	2.06	Review existing housing portfolio with emphasis on providing suitable accommodation to the future older person demographic of Denbighshire	The purpose of this review is to inform the future type of Council Housing needed in Denbighshire	There is on-going review existing DCC stock portfolio including non-housing assets to assess viability for repurposing and suitability to meet the future older person demographic in Denbighshire. Several projects are underway to ensure assets are used effectively into the future (Feb 2023)		Apr-21	Rhys Thomas Steve Gadd
Creating a supply of affordable homes	2.07	Practical completion of first new homes through Housing Development Programme	Corporate Priority of 170 homes by April 2022	Work started on site at : <ul style="list-style-type: none"> • Tan Y Sgubor in Denbigh • Bodnant in Prestatyn. • Former library site in Prestatyn • Dell Apartments, Prestatyn • Llys Anwyl, Rhyl • Aquarium St, Rhyl 		Apr -22	Rhys Thomas Steve Gadd

				Planning applications approved for Granite & Next in Rhyl, and for conversion of former HMOs in Bath Street in Rhyl into apartments. Remaining property in the terrace of HMOs in Bath Street in Rhyl purchased to enable a more comprehensive conversion scheme to be undertaken (Feb 2023)			
Ensuring safe & healthy homes	3.01	To ensure Council accommodation is maintained to meet the Welsh Housing Quality Standard	Funding has been given to DCC towards achieving these standards which have to be achieved by December 2020 and maintained after this date	WHQS has been achieved in Denbighshire, stock is now being maintained. WG are producing revised WHQS criteria which may impact on compliance in the longer term. Revised standards/guidance from WG still awaited. Capital works programmes continue to be delivered but cost increases are impacting on the volume of work achievable/affordable. Budgets being monitored. (Feb 2023)		Dec-26	Rhys Thomas Steve Gadd
Ensuring safe & healthy homes	3.02	Decarbonisation of social housing stock by 2030	Climate & Ecological Change Strategy commitment	Programmes of work have been developed and implemented to tackle decarbonisation to meet WG targets and Corporate targets of zero carbon emissions by 2030. WG formular approach to funding allocations has reduced the level of finance available annually for DCC. Proposals still being developed in line with anticipated funding levels and possible grant funding from other sources. Additional members of staff recruited to undertake surveys and data analysis. (Feb 2023)		Dec-30	Rhys Thomas Steve Gadd
Ensuring safe & healthy homes	3.03	Develop and adopt a new Housing Revenue Account	Changes in how the Housing Revenue Account can be leveraged need to be considered in the 30-year business plan	Devise and adopt a new HRA borrowing Strategy to consider changes in permitted borrowing levels and capping – 30-year business plan. Research undertaken and proposals are being developed (June 2021)		Sept-21	Rhys Thomas Steve Gadd

		borrowing strategy		Works undertaken to determine costs and funding levels required going forward. Revised date for strategy to be confirmed following SLT review and Housing Management Structure. (Feb 2023)			
Ensuring safe & healthy homes	3.04	Support Rent Smart Wales	Set up by Welsh Government to comply with the Housing (Wales) Act 2014 with regards to Landlord licensing	Promote Rent Smart Wales and ensure new and existing landlords have undertaken the training and are licensed through the scheme. Very few properties are not registered any properties inspected for Homelessness Prevention are checked and there is a section on the HMO application form to ensure compliance, so procedures are in place to gather information and compliance from new landlords (Oct 2021). Property checks are continuing, and unregistered properties are reported to Rent Smart Wales as and when any are identified (Feb 23).		Dec-26	Rhys Thomas Emlyn Jones
Ensuring safe & healthy homes	3.05	Work directly with landlords to Improve standards in the Private Rented Sector	Improve communication & engagement with landlords to improve standards in the Private Rented Sector	Denbighshire Landlord Roadshow to be held in Rhyl on 24th November - 3 speakers covering the following topics: The introduction of the Renting Homes Wales legislation in December 22, update on Rent Smart Wales and DCC private leasing scheme (Nov 22). Looking at holding another landlord roadshow in the next 6 months. (Feb 23)		Dec-26	Rhys Thomas Emlyn Jones
Ensuring safe & healthy homes	3.06	Implement & enforce Minimum Energy Efficiency Standards (MEES) in the private rented sector	Statutory requirement under Energy Efficiency (Private Rented Sector) England & Wales Act 2015	<ul style="list-style-type: none"> · Develop a fines policy & procedure · Implement enforcement of applicable fines for serial non- compliance and non-engagement of MEES This has now been completed and implementation is part of business as usual		Apr-21	Rhys Thomas Emlyn Jones

				<p>(June 2021). DCC along with other authorities in the region are monitoring the pilot and arrangements are in place with Wrexham to understand the outcome of the pilot (Oct 2021). Pilot Study ends March 22. Councils on Pilot scheme looking at developing policy & procedures that could be adopted by all LAs in Wales to ensure consistent enforcement approach. Still awaiting report, regarding standardised policy and procedures from the Pilot Study (Nov 22). Meeting held to discuss implementation of MEES; standardised Policy & procedures not available yet. Data Sharing agreement required with Rent Smart Wales & we are waiting for approval to be granted before we can obtain current information on the number of F&G EPC rated properties in Denbighshire (Feb 23).</p>			
<p>Ensuring safe & healthy homes</p>	3.07	<p>Implement Additional Licensing for HMO's scheme now extended to Prestatyn, Denbigh & Llangollen</p>	<p>Raise standards of properties & their management.</p>	<p>Additional Licensing of HMO's scheme in force in Rhyl recently extended to include Prestatyn, Denbigh & Llangollen (June 2021). Since the new Additional Licensing scheme was introduced on 1st December 2020 we have issued 72 licences (8 new and 64 renewals). There are now a total of 172 HMO licenced premises in Denbighshire. Backlog of HMO proactive inspections completed and 86 new and renewal HMO licences issued since the HMO Additional licensing Scheme came into force. (Nov 22). Since the Additional Licensing scheme was introduced in 1st December 2020 we have issued 97 licences (18 new and 79 renewals) (Feb 23).</p>		Dec-26	<p>Rhys Thomas Emlyn Jones</p>

Ensuring safe & healthy homes	3.08	Target financial resources to ensure housing will be more energy efficient helping the environment and improving housing quality	To improve energy efficiency in housing and reduce fuel poverty	Arbed scheme was closed in November 2021 prior to additional schemes being carried out. ECO4 went live in December 2022 and is being administered on behalf of DCC by Flintshire County Council. (Feb 23)		Dec-26	Rhys Thomas Emlyn Jones
Ensuring safe & healthy homes	3.09	Unauthorised residential occupation of holiday caravans will be reduced	Many people are living in caravans which do not have planning permission for permanent residency. Some caravans provide poor housing conditions, and this will ensure that people are not living in unsuitable accommodation.	There is evidence of people living permanently in substandard holiday caravans in the County. Research continuing to take place to determine the extent of the problem (Feb 22). Task and finish group currently reviewing data to determine whether any proactive enforcement is required. (Aug 22). Officer has been retained in Public Protection to update the outstanding caravan site licencing work (1 day a week for 1 year) and they will be checking unauthorised residential occupation of holiday caravans during the inspection of the sites (Feb 23).		Dec-26	Rhys Thomas Emlyn Jones
Preventing & ending Homelessness in Denbighshire	4.01	Develop easily accessible information and advice for prevention of homelessness	Easily accessible information enables citizens to make informed choices regarding their housing situation.	Website information has been updated; social media campaign is planned (June 2021). Completed, August 2022 - Housing support programme strategy now published on DCC website, further media campaigns will be released following submission of the Rapid Rehousing Plans (September 2022), also marketing of the PRS leasing scheme Wales in readiness for next year's target lease acquisition. (Feb 2023)		Apr-21	Rhys Thomas Ann Lloyd

<p>Preventing & ending Homelessness in Denbighshire</p>	<p>4.02</p>	<p>Develop an early intervention and prevention service, involving a wide range of partners to support households at risk of homelessness</p>	<p>Housing Act (Wales) 2014 requires Local Authorities to prevent homelessness and ensure access to services to support households at risk of homelessness</p>	<p>Building on best practice to procure early intervention services that provide robust support to households at risk of homelessness e.g. debt advice, Mediation, support to Landlords, etc. Work is ongoing to develop a pilot project and start a procurement exercise (June 2021). The Early Intervention and Prevention project was awarded April 2022, the provider has been through a recruitment exercise and due to begin from 9th September (Aug 2022). My Home Denbighshire project established as a consortium of Shelter Cymru, Clwyd Alyn, and Warm Wales, to date 80+ referrals have been received, work now in progress to interrogate performance data (Feb 2023).</p>		<p>Dec-22</p>	<p>Rhys Thomas Ann Lloyd</p>
<p>Preventing & ending Homelessness in Denbighshire</p>	<p>4.03</p>	<p>Develop a homelessness hub with access to wrap-around services through multi-disciplinary interventions for those experiencing homelessness</p>	<p>Welsh Government Phase 3 Plan to end homelessness</p>	<p>Recruit a multi-disciplinary team to provide wrap-around services to those households experiencing homelessness. To identify and develop an appropriate hub with emergency accommodation on site in which to deliver the multi- disciplinary support. Multi-disciplinary team is now fully in place, the provision of a hub is very much reliant on 4.04, however the team are developing ideas on carrying out support across several community-based settings to introduce more inclusive wrap around services. The team Critical Time Intervention Support Workers have been relocated from Housing First into Homelessness Prevention with a new senior support position to lead on the CTI intensive time limited support package. The team now deliver over and above statutory work: Social Work led support; Counselling; Critical Time</p>		<p>Dec-22</p>	<p>Rhys Thomas Ann Lloyd</p>

				Interventions; and Substance Misuse / Mental Health services (Feb 2022). Most vacancies now filled including additional CTI practitioners 2 of which are to target complex cases within prevention (Feb 23)			
Preventing & ending Homelessness in Denbighshire	4.04	Establish in-house emergency accommodation facilities for homeless citizens	Welsh Government Phase 3 Plan to end homelessness	Contract awarded for the conversion of the former care home in Brighton Road in Rhyl (Feb 2023)		Dec-26	Rhys Thomas Ann Lloyd
Preventing & ending Homelessness in Denbighshire	4.05	Develop a rapid rehousing model for citizens affected by homelessness with appropriate support	Welsh Government Phase 3 Plan to end homelessness	Increase the amount of available accommodation by working with private landlords as well as social landlords to increase housing accommodation options including the Private Rented Sector. Wales wide scheme offering leases of between 5-20 years. The scheme has a 10-year programme of securing 80 leased properties up to 2027 followed by no further acquisitions but a managed portfolio of the 80 to 2032. (Feb 2022). 1 property going through the system to ensure all processes are correct, current indication that potential to bring 10+ properties in during year 1 against target of 4 (Aug 2022) Rapid Rehousing Plans were submitted in November 22 work has begun to develop operational plans and update activity data to inform high level plan for year 1 April 23 - March 24 (Feb 23)		Dec-26	Rhys Thomas Ann Lloyd
Preventing & ending Homelessness in Denbighshire	4.06	Review services provided internally & externally through Housing	Welsh Government Phase 3 Plan to end homelessness	Review support services provided through HSG to ensure that different levels of support are available for a variety of different needs. Work has started on this but will be phased		June-22	Rhys Thomas Ann Lloyd

		Support Grant (HSG) to ensure a range of support is available		over next 12 months (Feb 2021). All projects are within the review programme (Aug 2022). Strategic lead and commissioning jointly looking at the revision of support services in line with contract end and requirements for rapid rehousing, various contracts for renewal from Oct 23 - Mar 24 (Feb 23).			
Preventing & ending Homelessness in Denbighshire	4.07	Deliver workshops to secondary school aged children on homelessness and available support	To identify children at risk of homelessness at an early stage and ensure that support and guidance is available.	To deliver accredited & non- accredited workshops to young people within schools, colleges & youth centre. The Youth Service homelessness prevention team have delivered Information events to two Year 7 groups to 2 secondary schools providing them with key information on factors of homelessness, challenging ideas and values of how they view homelessness as well as support services available. 34 young people identified as vulnerable and potentially at risk of becoming homeless by their school have completed Agored accreditations to enable them to build resilience and confidence to seek advice, as well as them being aware of self and support available to them with housing issues. (Nov 22). Youth Homelessness projects to be reviewed March 23 (Feb 23).		Mar-26	Rhys Thomas Ann Lloyd
Preventing & ending Homelessness in Denbighshire	4.08	Identify young people at risk of homelessness through training professionals working in their environment	To identify children at risk of homelessness at an early stage, through a range of environments, referring them for applicable support	Offer bespoke youth work interventions to young people who are referred to the service through schools, colleges, self or from other professional bodies/organisations (Police etc.) Work on these will commence when Covid-19 restrictions allow (Feb 2021). Youth		Mar-26	Rhys Thomas Ann Lloyd

				Homelessness projects to be reviewed March 23 (Feb 2023)			
Preventing & ending Homelessness in Denbighshire	4.09	Extend the Housing First project	Welsh Government Phase 3 Plan to end homelessness	To develop a plan on integrating Housing First into the Homelessness Support Pathway following the withdrawal of Welsh Government Trailblazer funding. Further guidance is being sought from Welsh Government regarding how they envisage Housing First being integrated into the new vision for Homelessness Support (Sept 2021). Trailblazer funding has now been extended to March 2023 for the current Conwy / Denbighshire model, WG are carrying out an evaluation of Housing First across 2022/23 to determine the delivery method for subsequent years. The current model has been extended across into Flintshire with all three counties being managed by a single operational Manager in DCC. Trail blazer extended to March 2024; FCC arrangements currently being negotiated (Feb 2023)		Mar-22	Rhys Thomas Ann Lloyd
Preventing & ending Homelessness in Denbighshire	4.10	Development of the Youth Service digital youth work to promote and engage young people in the issue of Youth Homelessness in Denbighshire.	Develop a greater understanding of homelessness, so that young people know when they can access support	Project developed and delivered across of range of school settings and community projects. Digital resources developed and provided to schools, partners and youth work support staff, with a range of online tools and activities available for young people and parents. (Sept 2021). Continuation of digital support and information to young people both within schools the community and as part of 1 to 1 youth work sessions. (Nov 2021).		Mar-22	Rhys Thomas Liz Grieve

				Continuation of digital support. Live Youth Forum event held (Update Aug 22). Young people engaged in digital Youth work through Digi Youth Clubs, workshops and projects engaging young people identified as having the key risk indicators for homelessness in confidence building and resilience, sessions raising awareness of homelessness in Denbighshire and what local support is available. (Nov 22) Continuation of projects including social media video to inform young people of support services, knowledge around homelessness and additional support from the youth service. (Feb 23)			
Preventing & ending Homelessness in Denbighshire	4.11	Provide good quality, well managed temporary accommodation solutions during the homelessness assessment process	Homelessness applicants need good quality well-managed accommodation, for their well-being and health.	<ul style="list-style-type: none"> Private Rented Sector pilot project is being embarked on with Conwy Council, which will provide temporary accommodation solutions. Work with Community Housing and RSLs to increase the number of properties they provide to the Homelessness Prevention Team, across the County. <p>Update on PRS LSW 4.05, properties continue to be supplied through CH to homelessness (Aug 2022) 'PRS LSW - on target for the first 4 properties, a great deal of interest being shown by private Landlords, next year's target is 8 properties taking the total to 12.(Feb 2023)</p>		Dec-26	Rhys Thomas Ann Lloyd

Preventing & ending Homelessness in Denbighshire	4.12	To provide bespoke youth work support to young people engaging with other DCC departments and partners.	To identify young people at risk of homelessness at an early stage and ensure that support and guidance is available.	Youth work interventions to over 50 young people at risk of homelessness through 1 to 1 and small group sessions. The team have worked closely with Children's Services, Working Denbighshire, Schools, Homeless prevention team and other agencies to engage and support young people with identified barriers increasing their risk of homelessness.(Aug 2022) Continuation of bespoke youth work interventions as well as supporting young people to access funding for education, access to banking services and careers help and support .Interventions have lead to young people engaging in interviews, access to EMA and successful supported living placements. (Nov 22). Activity across the county continuing. (Feb 23)		Mar-22	Rhys Thomas Liz Grieve
Homes & support for vulnerable people	5.01	Three Extra Care facilities in development or completed by 2022	Corporate Priority for current Corporate Plan	Awel Y Dyffryn is now almost at full capacity, and things are going well. Following the temporary stalling of plans for Corwen, work has recently begun again in earnest, with a working group meeting fortnightly. Llys Awelon, construction contract has been signed, estimated construction completion date is Feb 2024, some tenant engagement has been undertaken, regular stakeholder meetings taking place. Corwen work is progressing and BCU have been invited to the fortnightly meetings. Expression of Interest has been published with a closing date on 13/3 and a Council Briefing has been shared with the local members 20/2. Llys Awelon, monthly project team and bimonthly board meetings are being held and managed by Grwp Cynefin. Confirmation		Dec-26	Elen Heaton Ann Lloyd

				that application for additional funding via HCF has been approved in principle. Discussions ongoing with Learning Disabilities Team regarding possible proposals with the units funding. Site signboard has now been erected. (Feb 2023)			
Homes & support for vulnerable people	5.02	Investigate more 'own front door' schemes for vulnerable people	Over 100 vulnerable adults in Denbighshire would benefit from the enablement and support which comes from living in these schemes	Working with social landlords to include specialist units on new developments and adapt existing dwellings. 4 units coming forward on Plas Deva development in Meliden (Feb 2021). Update on Meliden – the 4 tenants have moved into their flats in summer 2022 (build delay). The support service has been commissioned. Initial feedback from the tenants has been very positive, in that they like having their own front door, along with the peer support from each other (and some paid support). The 4 flats in Awel y Dyffryn for people with a learning disability are also an own front door model, and we are exploring options with Gwyp Cynefin for another block of 4 flats in the south of the county. As a model we are finding that it works well, including because there is less of an issue with compatibility than in traditional shared supported living (November 2022). Discussions ongoing with Grwp Cynefin re south of the county, pulling together options for a business case (Feb 2023)		Dec-26	Rhys Thomas Ann Lloyd
Homes & support for	5.03	Investigate funding options including the	Corporate priority of increasing Extra Care in Denbighshire	Following the temporary stalling of plans for Corwen, work has recently begun again in earnest, with a working group meeting		Mar-23	Elen Heaton

vulnerable people		SHG/ICF for the Corwen Extra Care Scheme		fortnightly. Housing Strategy colleagues have been invited to the next working group to explore options for use of SHG/RIF (November 2022). Corwen work is progressing and BCU have been invited to the fortnightly project team meetings. Expression of Interest has been published with a closing date on 13/3 and a Council Briefing has been shared with the local members 20/2. (Feb 2023)			Ann Lloyd
Promoting & supporting communities	6.01	Implement Tenant Engagement Strategy	It is vital for Denbighshire Housing to work closely with our tenants and households, so we understand their needs and aspirations. Feedback and co-production will influence our community investment, service development and plans. This is particularly vital due to the impact of Covid-19 on our communities.	The Bi-annual survey of all Denbighshire Housing households has been completed. Detailed analysis is underway. The feedback will be reviewed and will help inform next steps and input into the development of an engagement plan for 2021/22. (June 2021). An action plan to respond to the survey is now in place which includes actions to increase engagement. This has been shared with the Tenants Federation. Support has been put in place to support tenants' groups to resume their activity post Covid. (Aug 2021)		Dec-26	Rhys Thomas Liz Grieve
Promoting & supporting communities	6.02	Review SARTH	The regional Allocations Policy has been in operation since 2017 in Denbighshire. It is vital to ensure that the policy remains fit for purpose and the regional partners have agreed to review the policy.	The regional group are monitoring developments since Covid-19 and the potential need for a new approach to the Allocations Policy. Further updates are expected from WG regarding Allocations Policy considering their Rapid Rehousing proposal. The SARTH review findings did not suggest any major structural changes however there are actions which will be discussed with all SARTH partners in Q3 (Aug 2021). The regional group are looking at the higher-level arrangements and monitoring		Mar-22	Rhys Thomas Liz Grieve

				WG guidance on Allocations Policy. The group have offered to pilot any new approach to this with WG and a workshop has been arranged for March 2022. Actions from the review to improve the operational service are underway. (February 2022). Work is ongoing to develop a joint working approach with WG and the SARTH partners around a new Allocations Policy Framework. Progress is slow due to a variety of pressures and priorities within WG. A meeting held in early February emphasised the commitment of all to work together on this, but a formal review of guidance is required prior to any significant policy changes (Feb 2023)			
Promoting & supporting communities	6.03	Develop a 5-year rent policy	In 2020, Welsh Government introduced a 5 year Rent Policy which gives certainty for the HRA but also adds additional requirements to ensure the Council considers affordability and value for money when applying the annual rent increase for council homes.	The Cabinet decision on the Rent Increase in 2021 included assessments of Value for Money, Efficiencies and Affordability as part of the annual Council Housing stock business plan and rent increase process. (June 2021)		Apr-21	Rhys Thomas Liz Grieve
Promoting & supporting communities	6.04	Work with police, registered social landlords & other partners on focused neighbourhood management in West Rhyl	Complementing the extensive regeneration work which has been carried out in the area with the removal poor quality accommodation by supporting the community.	Multi agency/service group being relaunched in Oct 2017, new terms of reference and chaired by Emlyn Jones (June 2021). Public Protection are attending in a 'partnership' role. i.e. there may be some issues in HMO's that crop up that Public Protection need to or can deal with (Feb 22).		Dec-26	Rhys Thomas Emlyn Jones

Promoting & supporting communities	6.05	Bring first point of contact for SARTH in-house	To better integrate the approach with Denbighshire response and create efficiencies in the process by doing so.	Project in place and new arrangements due to go live on schedule on 1st April 2023. Further benefits of the new approach have been identified and will be maximised going forwards. (Feb 2023)		Mar-23	Rhys Thomas Liz Grieve
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