

EAST AYRSHIRE COUNCIL

HOUSING COMMITTEE – 17 MARCH 2004

COMMON HOUSING REGISTER - UPDATE

Report by the Director of Homes and Technical Services

1.0 PURPOSE OF THE REPORT

- 1.1** To inform Members on the progress in developing a Common Housing Register (CHR) and the authority's successful bid for Scottish Executive funding of £100,000 for the years 2004/2006.

2.0 BACKGROUND INFORMATION

- 2.1** Part 1, Section 8 of the Housing (Scotland) Act 2001 requires local authorities "when required to do so by the Scottish Ministers prepare and submit to the Scottish Ministers proposals for establishing and maintaining a list of applicants for housing to be kept jointly by or on behalf of any two or more housing providers in connection with the allocation of housing held by them for housing purposes".
- 2.2** A Common Housing Register is a method of meeting the above requirement and is defined as a register to be kept jointly by a group of landlords devising a single application form through which anyone seeking housing in their area can register their need and specify their housing preferences. Participating landlords then prioritise and select applicants from the single pool of applicants according to their own allocations policy.
- 2.3** In November 2002 East Ayrshire Council received funding to produce a prototype of a CHR. In conjunction with Orchard Information Systems Ltd a successful prototype was produced and was presented to the Scottish Executive/Communities Scotland in April 2003.

3 CURRENT POSITION

- 3.1** The Scottish Executive have actively been promoting widespread CHR development over the past 2 years and in October 2003 the Executive set aside £3 million to support the development of CHRs in Scotland. Resources were provisionally allocated to each of the 32 Scottish Authorities based on population, size and the number of Registered Social Landlords operating in each area. £100,000 was allocated to East Ayrshire and the East Ayrshire CHR Group successfully secured funding for the full bid amount.

3.2 Funding was granted based on the development costs as tabled below.

Cost of development	2004/05	2005/06
Action	£	£
Project management costs (Full time equivalent of £30k / year)	30,000	30,000
Hardware platform (specifics to be clarified)	10,000	
CHR system	90,000	
Total	130,000	30,000

4.0 POLICY IMPLICATIONS

4.1 As a CHR is a method of expanding an applicant's choice of accommodation without altering the landlord's Allocations Policy there are no policy implications other than those specified in paragraph 2.2 of this report.

5.0 FINANCIAL IMPLICATIONS

5.1 It is estimated that the cost of developing a CHR will be circa £160,000. The costs over and above the £100,000 Executive grant will require to be met by each of the partners based upon their proportional stock holding as detailed in the table below.

Name	Stock	% of total	Costs £
Key HA	15	0%	0
Coylebank Tenants Coop (managed by Irvine HA)	185	1%	600
Cunninghame HA	261	1%	600
Link HA	179	1%	600
West of Scotland HA	128	1%	600
Atrium Homes	849	5%	3,000
Shire HA	941	5%	3,000
East Ayrshire Council	16,023	86%	51,600
Total	18,581	100%	60,000

5.2 East Ayrshire Council's share of £51,600 will be met from the HRA budget over the financial years 2004/2005 and 2005/2006.

6.0 LEGAL IMPLICATIONS

6.1 There are no legal implications other than those specified in paragraph 2.1 of this report.

7.0 RECOMMENDATIONS

7.1 It is recommended that the Committee:

- (i) Agree the expenditure £51,600 as detailed in paragraphs 5.1 and 5.2.
- (ii) Note that regular updates will be submitted
- (iii) Otherwise note the contents of this report.

James Lavery
Director of Homes and Technical Services
2 March 2004

LIST OF BACKGROUND PAPERS

- (1) Housing (Scotland) Act 2001
- (2) Housing Committee Report Common Housing Register 29th January 2003
 - (3) Letter from Scottish Executive 10th October 2003
 - (4) Letter from Scottish Executive 19th February 2004

For further information contact Joseph Cassidy, Policy Manager on 01563 576617.

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