

Housing and Health Committee	
Meeting Date	7 th March 2023
Report Title	Temporary Accommodation Policy
EMT Lead	Emma Wiggins, Director of Regeneration and Neighbourhoods
Head of Service	Charlotte Hudson, Head of Housing and Communities
Lead Officer	Roxanne Sheppard, Housing Options Manager
Key Decision	No
Classification	Open
Recommendations	1. To agree to adopt the Temporary Accommodation Policy.

1 Purpose of Report and Executive Summary

- 1.1 This report sets out the background of the allocation and management of Temporary Accommodation in the borough. It seeks to formalise the current arrangements that have been in place.

2 Background

- 2.1 There is a statutory responsibility for the Council to provide TA to residents if they are homeless and are in priority need or at the relief stage 'reason to believe' they are in priority need. The number of households in TA at end of Q2 2022/23 was 394 in statutory provision. We have seen a significant increase in the number of households in TA, with an 89% increase since 2019. Swale has the highest level of TA amongst Kent districts.
- 2.2 As the Council does not have its own housing stock TA is currently spot purchased from a range of sources. 74% of placements were B&B and other nightly let accommodation, 22% Housing Association properties, the remaining is a mix of supported accommodation and SBC owned properties. The Council currently owns 3 properties that it purchased several years ago to assist with TA provision. At the January Committee it was agreed that we would purchase more of our own TA to provide more accommodation in the borough and be able to control costs and standards more.
- 2.3 The principles within the Policy have been custom and practice within the Housing Options team for a long period of time, however, we are looking to formalise these arrangements to provide greater transparency to residents that utilise the service. Making it clear how we prioritise allocation of longer-term TA and who would have preference to move back to the borough.

2.4 The other area which often causes confusion for clients is the rent contributions that they must make if they are not entitled to full housing benefit. They are also responsible for Council Tax and utility costs in self-contained accommodation.

3 Proposals

3.1 To agree to adopt the Temporary Accommodation Policy.

4 Alternative Options

4.1 To not adopt the Policy and continue with the current process. This is not recommended as by formally adopting the Policy it provides greater transparency to clients of the service.

5 Consultation Undertaken or Proposed

5.1 None

6 Implications

Issue	Implications
Corporate Plan	Priority 3: Tackling deprivation and creating equal opportunities for everyone
Financial, Resource and Property	There are no financial implications as the policy is adopting the current process operated by the team.
Legal, Statutory and Procurement	Provision of TA is a statutory responsibility for the Council to provide for eligible clients.
Crime and Disorder	None identified at this stage.
Environment and Climate/Ecological Emergency	None identified at this stage.
Health and Wellbeing	None identified at this stage.
Safeguarding of Children, Young People and Vulnerable Adults	None identified at this stage.
Risk Management and Health and Safety	None identified at this stage.

Equality and Diversity	None identified at this stage.
Privacy and Data Protection	None identified at this stage.

7 Appendices

7.1 The following documents are to be published with this report and form part of the report:

Appendix I – Temporary Accommodation Policy

8 Background Papers