

Report of the Portfolio Holder - Economic Development and Asset Management

Housing Delivery Plan

1. Purpose of Report

The Housing Delivery Plan is in the process of being refreshed in accordance with the Council's Corporate Priority of Housing, a good quality home for everyone.

2. Recommendation

Cabinet is asked to RESOLVE to approve the Housing Delivery Plan.

3. Detail

The Housing Delivery Plan is being refreshed (alongside the Asset Management Strategy), following consultation. This document highlights recent achievements with regards to adding to the HRA housing stock (including delivering 57 more units than our initial targets over the past three years), the methodology for how the Council will build or acquire more housing going forward and the risks associated with this. The **Appendix** includes the latest version of the Housing Delivery Plan.

4. Key Decision

This report is a key decision as defined under Regulation 8 of the Local Authorities (Executive Arrangements) (Meetings and Access to Information) (England) Regulations 2012 as it could result in the Council incurring revenue or capital expenditure or savings of £250,000 or more and be significant in terms of its effects on communities living or working in an area comprising two or more Wards or electoral divisions in the Council's area.

5. Updates from Scrutiny

Policy Overview Working Group RECOMMENDED the Housing Delivery Plan be approved at its meeting on 3 July 2025.

6. Financial Implications

The comments from the Head of Finance Services were as follows:

There are no additional financial implications to consider at this stage with current activities being contained within existing capital and revenue budgets. Any significant budget implications going forward, over and above virement limits, would require approval by Cabinet.

The Deputy Chief Executive and Section 151 Officer will continue to work closely with the Asset Management and Development team, in considering revenue and capital budgets requirements as part of the annual budget setting process. It is vital that the ambitions of the Council in terms of its Asset Management Strategy are carefully managed, and the financial risks mitigated and incorporated into the Council's Medium-Term Financial Strategy.

7. Legal Implications

The comments from the Monitoring Officer / Head of Legal Services were as follows:

The Council has a statutory duty under Section 8 of the Housing Act 1985 to consider housing conditions in its district and the needs of the district with respect to the provision of housing accommodation. The regulator of social housing derives its powers from the Housing and Regeneration Act 2008 and one of its stated objectives is to undertake economic regulation of providers of social housing, focusing on governance, financial viability, and value for money. Additionally, there are various statutory and regulatory obligations that the Council must comply with.

8. Human Resources Implications

Not applicable.

9. Union Comments

Not applicable.

10. Climate Change Implications

The climate change implications are contained within the report.

11. Data Protection Compliance Implications

This report does not contain any OFFICIAL(SENSITIVE) information and there are no Data Protection issues in relation to this report.

12. Equality Impact Assessment

Not applicable.

13. Background Papers

Nil.