

TONBRIDGE & MALLING BOROUGH COUNCIL



EXECUTIVE SERVICES

Chief Executive

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NB - This agenda contains proposals, recommendations and options. These do not represent Council policy or decisions until they have received proper consideration through the full decision making process.

Contact: Committee Services
committee.services@tmbc.gov.uk

15 July 2016

To: MEMBERS OF THE COMMUNITIES AND HOUSING ADVISORY BOARD
(Copies to all Members of the Council)

Dear Sir/Madam

Your attendance is requested at a meeting of the Communities and Housing Advisory Board to be held in the Civic Suite, Gibson Building, Kings Hill, West Malling on Monday, 25th July, 2016 commencing at 7.30 pm

Yours faithfully

JULIE BEILBY

Chief Executive

A G E N D A

PART 1 - PUBLIC

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To confirm as a correct record the Notes of the meeting of the Communities and Housing Advisory Board held on 8 June 2016

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The Chairman to move that the press and public be excluded from the remainder of the meeting during consideration of any items the publication of which would disclose exempt information.

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Any other items which the Chairman decides are urgent due to special circumstances and of which notice has been given to the Chief Executive.

MEMBERSHIP

Cllr P J Montague (Chairman)
Cllr Mrs B A Brown (Vice-Chairman)

Cllr Mrs J A Anderson
Cllr O C Baldock
Cllr Mrs S M Barker
Cllr Mrs P A Bates
Cllr Mrs S Bell
Cllr V M C Branson
Cllr S M Hammond

Cllr D Keeley
Cllr Mrs S L Luck
Cllr Mrs A S Oakley
Cllr L J O'Toole
Cllr M Parry-Waller
Cllr T B Shaw
Cllr Ms S V Spence

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Apologies for absence

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Declarations of interest

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TONBRIDGE AND MALLING BOROUGH COUNCIL

COMMUNITIES AND HOUSING ADVISORY BOARD

Wednesday, 8th June, 2016

Present: Cllr P J Montague (Chairman), Cllr Mrs B A Brown (Vice-Chairman), Cllr Mrs J A Anderson, Cllr Mrs S M Barker, Cllr Mrs P A Bates, Cllr V M C Branson, Cllr Mrs S L Luck, Cllr Mrs A S Oakley, Cllr L J O'Toole, Cllr M Parry-Waller and Cllr T B Shaw

Councillors P F Bolt, D J Cure, Mrs M F Heslop, N J Heslop, H S Rogers and Miss S O Shrubsole were also present pursuant to Council Procedure Rule No 15.21.

Representative: Mr A Nicholl (Tonbridge Sports Association)

Apologies for absence were received from Councillors O C Baldock, Mrs S Bell and Ms S V Spence

PART 1 - PUBLIC

CH 16/1 DECLARATIONS OF INTEREST

There were no declarations of interest made in accordance with the Code of Conduct. However, Councillor P Montague advised in connection with the report of the Tonbridge Sports Association that he was the Secretary of the Tonbridge Invicta Football Club. Councillor Mrs M Heslop also indicated that she was a member of Tonbridge Athletics Club in respect of the item on Capital Projects.

CH 16/2 PRESENTATION FROM KENT POLICE

The Advisory Board received a presentation from Sergeant Mark Ginsberg of Kent Police on the latest crime statistics and trends for the Borough. It was noted that crime levels in Tonbridge and Malling remained low in comparison with other areas although there had been increases in a number of categories. Members were advised that the number of police officers was stable and regular constables were being recruited together with 50 additional PCSOs.

Sergeant Ginsberg outlined the range of operations undertaken in the Borough and answered questions from Members in connection with community speedwatch, parking around schools and traveller incursions. He also reported on a change in police management structure, indicating that Chief Inspector Dave Pate would become District Commander, covering both Tonbridge and Malling and Tunbridge Wells, following the retirement of Mark Hutcheon.

The Chairman then thanked Sergeant Ginsberg for his contribution to the meeting.

MATTERS FOR RECOMMENDATION TO THE CABINET

CH 16/3 COMMUNITY SAFETY PARTNERSHIP PLAN 2016/17

Decision Notice D160042MEM

Consideration was given to the Tonbridge and Malling Community Safety Partnership's (CSP) annual action plan for 2016/17, setting out its priorities for the forthcoming year. The Plan included an update on progress on items in the previous year's action plan, information about initiatives carried out during the year and proposed actions for 2016/17.

It was noted that the CSP had agreed to focus on Safeguarding (incorporating domestic abuse, vulnerable people, child sexual exploitation and counter terrorism), Public Safety (including anti-social behaviour, environmental crime and road safety) and Health and Wellbeing (incorporating substance misuse and mental health).

RECOMMENDED: That

The Community Safety Partnership Plan 2016/17, as set out at Annex 1 to the report, be supported and endorsed.

CH 16/4 LOCAL HEALTH IMPROVEMENT PROGRAMMES

Decision Notice D160043MEM

The report of the Director of Planning, Housing and Environmental Health described the range of health improvement projects for which Kent County Council Public Health funding had been allocated for the current year and reviewed performance of these initiatives in 2015/16. Reference was made to the four key areas of adult weight management, including the evidence based Counterweight programme delivered by the Health Improvement team; family weight management; mental health, wellbeing and community-led programmes; and Kent Healthy Business Awards.

The report set out the health improvement initiatives to be delivered in 2016/17 and outlined ongoing discussions with KCC and other west Kent district councils in scoping opportunities for more joint and devolved working to maximise and focus funding and staff resources.

RECOMMENDED: That

The performance information contained in Annex 2 to the report be endorsed and the range of projects and initiatives set out in the report and delivered by the Borough Council and its partners be approved.

MATTERS SUBMITTED FOR INFORMATION**CH 16/5 LEISURE FACILITIES - LEISURE TRUST UPDATE**

The report of the Director of Street Scene, Leisure and Technical Services provided details of recent performance by the Tonbridge and Malling Leisure Trust as set out in the Annual Service Delivery Plan – Cumulative Quarterly Monitoring Report including the Quarter 4 period covering 1 January to 31 March 2016. Members were pleased to note the Trust's two recent Quest Awards in the national quality scheme for sports and leisure.

Reference was made to the forthcoming review of the service fee payable by the Council under the Management Agreement with the Trust after the first five year period. Members were informed that the Advisory Board would be updated as the negotiations progressed.

CH 16/6 CAPITAL PLAN PROJECTS

The report of the Director of Street Scene, Leisure and Technical Services provided an update on the progress of key projects contained in the Council's Capital Plan. Particular reference was made to the formal openings of the refurbished health suite at Larkfield Leisure Centre and Tonbridge Town Lock. Members were advised that the works had been completed on the extension of the play area at Haysden Country Park and a formal opening for this scheme and the site improvements brought forward by the volunteers would be arranged in due course.

CH 16/7 TONBRIDGE SPORTS ASSOCIATION ANNUAL REPORT

The Advisory Board received the annual report of the Tonbridge Sports Association for 2015/16 by Mr Alan Nicholl, the Association's Chairman. Members expressed their appreciation of the work of Mr Nicholl, the positive working partnership between the Sports Association and the Council and the dedication of the volunteers who ran the clubs and promoted sporting activity within the community.

CH 16/8 HOUSING SERVICES UPDATE

The report of the Director of Planning, Housing and Environmental Health provided an update on key issues across the Housing Service and performance over the 2015/16 period. Particular reference was made to progress being made in respect of the affordable housing development programme, the new funding programme announced by the Homes and Communities Agency and implications of the Housing and Planning Act 2016 and Welfare Reform and Work Act 2016 which had now gained Royal Assent. Details were given of two mergers taking place in relation to the Council's Registered Provider Partners and an

update on progress on the West Kent Housing and Homelessness Strategy. The report also referred to Kent County Council's post consultation report on changes to provision of supported accommodation and floating support for young people.

Attention was drawn to the position regarding housing needs, the number of homeless households in temporary accommodation and the challenges of accessing the private rented sector. The report outlined Private Sector Housing activity in 2015/16 including Disabled Facilities Grants and Housing Assistance.

CH 16/9 COMMUNITY SAFETY PARTNERSHIP UPDATE

The report of the Director of Central Services gave an update on recent activity undertaken by the Tonbridge and Malling Community Safety Partnership (CSP) including the response to anti-social behaviour in West Malling. Members were advised that the Safer Towns Partnership had decided to become independent of the Borough Council with a Board of Managers responsible for the scheme. Interviews for a replacement Safer Towns Co-ordinator in Tonbridge would shortly be held following the movement of the current Co-ordinator to Maidstone. The report also referred to the involvement of the CSP with the police and other partners in the national issues of Serious and Organised Crime and Modern Day Slavery.

CH 16/10 EXCLUSION OF PRESS AND PUBLIC

There were no items considered in private.

The meeting ended at 9.02 pm

TONBRIDGE & MALLING BOROUGH COUNCIL
COMMUNITIES and HOUSING ADVISORY BOARD

25 July 2016

Report of the Director of Planning, Housing and Environmental Health

Part 1- Public

Matters for Recommendation to Cabinet - Council Decision

1 REVIEW OF HOUSING ASSISTANCE POLICY

Summary

This report informs Members on the outcomes of the Housing Assistance Policy and Disabled Facilities Grants and seeks approval on amendments to both policies.

1.1 Background

- 1.1.1 Members may recall that the Overview and Scrutiny Committee reviewed the Council's Housing Assistance Policy in January 2014, as a result of changing demand and financial constraint. Following the review, a new Policy and budget was agreed for the two year period 2014/16.
- 1.1.2 Following the review, a carefully designed and targeted assistance programme was established with the aim of ensuring homes are warm, safe and healthy for some of our most vulnerable residents. The programme has focused on small scale works of repair to mitigate a serious hazard that will adversely affect the health and or safety of the applicant.
- 1.1.3 The budget provision was set at £90,000, of which £60,000 was to be met from the Council' own resources and £30,000 by way of grant repayments.
- 1.1.4 A reserve fund was created of £150,000 to accommodate any shortfall from repaid grants. Any annual underspend would be transferred to the Housing Assistance Reserve and the reserve balance capped at £200,000. The reserve balance as at 1 April 2016 stands at £200,000.
- 1.1.5 Over the duration of the Policy average expenditure has been £60,000 and a total of 26 vulnerable households have been assisted with the following outcomes achieved:

Outcomes	Number of Interventions
More warm/energy efficient homes	11
The home is more secure	5
Victims of Domestic Abuse were safely able to remain in their own home	13

*Please note, one case may cover more than one outcome.

1.2 Revisions to the Housing Assistance Policy 2016/2020

1.2.1 The Housing Assistance Policy has worked well over the last two years, helping vulnerable households most in need to remain living safely, warmly and independently in their own homes. Without this intervention some vulnerable households would be left at risk. This is against a backdrop of very little promotion of the Policy.

1.2.2 A robust review of the Policy has again been undertaken to ensure corporate priorities continue to be met and budgetary pressures reflected.

1.2.3 There are two areas of the Policy that are proposed for amendment. One is on eligibility criteria and the other is the level of budget which is covered in section 1.6. The first amendment is the criteria for accessing help with improving heating and insulation through our Warm Homes Assistance. Currently, the eligibility criteria is that an applicant must be in receipt of a means tested benefit or in an area we are targeting for energy improvements or be a private sector landlord who is working with the Council in accepting nominated tenants. We propose to extend the eligibility criteria to include the following:

- Owner occupier over 65 years of age, living in a cold home who has one of the following medical conditions: cardiovascular, respiratory, pulmonary, mental health, disability, multiple long term conditions (including cancer) as confirmed by their health or social care professional, OR
- Owner occupier (or partner) living in a cold home and they have a serious long term health condition or they have vulnerable children with respiratory conditions living with them as confirmed by their health or social care professional.

1.2.4 This new criteria recognises that residents meeting the above criteria are specifically vulnerable to the cold and form a high percentage of the recorded number of people who die in the colder months. A process is already in place for confirming the health conditions with health and social care professionals and we will continue to use this.

1.3 Disabled Facilities Grants

- 1.3.1 In addition to the above the Council has a mandatory duty to administer Disabled Facilities Grants (DFGs) to enable residents to maintain their independence in their own home. Since April 2015 central Government funding for DFGs has come through the Better Care Fund (BCF). The BCF is allocated to upper-tier authorities by government and part of the allocation is ring fenced for DFG provision and passed onto District & Borough Councils. In the 2015 spending review the Government committed to an increase in Disabled Facilities Grant funding nationally from £220m to £394m in 2016/17, rising to £500m by 2019/20.
- 1.3.2 The BCF is a programme spanning both the NHS and local government. It has been created to improve the lives of some of the most vulnerable people, placing them at the centre of their care and support, and providing them with 'wraparound' fully integrated housing, health and social care, resulting in an improved experience and better quality of life.
- 1.3.3 The Department of Health has recently confirmed that *"Following the approach taken in 2015/16, the DFG will again be included within the Better Care Fund (BCF). This is to encourage areas to think strategically about the use of home aids/adaptations, use of technologies to support people in their own homes and to take a joined-up approach to improving outcomes across health, social care and housing"*.
- 1.3.4 For 2016/17 Tonbridge & Malling Borough Council (TMBC) has been awarded £917,000 through the BCF. This is an increase of £427,000 on previous years Government funding. The table below illustrates DFG activity and expenditure in recent years.

	Government Grant	Council Contribution	Total Budget	Number of DFGs completed	Total Expenditure
2012/13	£485,000	£208,000	£693,000	86 (4 Children)	£689,000
2013/14	£415,000	£265,000	£680,000	85 (4 Children)	£666,000
2014/15	£424,000	£228,000	£652,000	62 (3 Children)	£559,000
2015/16	£490,000	£280,000	£770,000	64 (5 Children)	£585,000

- 1.3.5 Members should note that in addition to the above Council expenditure, Circle Housing Russet (CHR) currently allocate a budget of £200,000 to undertake aids and adaptations for their tenants who would otherwise access Disabled Facilities Grants. Whilst this funding has been in place for a number of years, given the changing environment within which Housing Associations are now operating, this may be at risk.

- 1.3.6 Part of the reason for the increase in this year's allocation is due to the inclusion of the Social Care Capital Grant which was £2.1m for Kent County Council in 2015/16. Previously the social care capital grant that was paid to KCC has been used to fund minor equipment, ceiling track hoists and the Home Support Fund. The inclusion of this in the DFG allocation was unexpected and its announcement created a shortfall in funding for KCC of £2.1m to finance commitments for works already in place and a clear demand to justify its continuation. When the announcement regarding the cessation of the social care capital grant was made the following was also advised: *"In order to maximise value for money of central funding the Department of Health has concentrated its social care capital grant funding into the Disabled Facilities Grant, as research suggests it can support people to remain independent in their own homes – reducing or delaying the need for care and support, and improving the quality of life of residents."*
- 1.3.7 In order not to disadvantage the residents of Kent it was agreed across Kent that for 2016/17 the DFG allocation would be top sliced for each District & Borough by 16 per cent to enable KCC to fulfil existing commitments and meet demand for 2016/17 whilst other models of more integrated delivery are explored for future years as outlined in section 1.3.9 below. For us this equates to £147,000, leaving a grant of £770,000 for 2016/17.
- 1.3.8 This year's allocation includes mandatory DFGs but also allows spend on broader capital projects subject to Local Housing Authorities being able to meet their statutory duties in respect of DFGs. It is considered that the £770,000, which is a significant uplift from previous years, is sufficient to meet the statutory demand for DFGs and to provide an enhanced service without the need for the Council to contribute from its own resources.
- 1.3.9 In addition a Kent-wide project has been agreed to consider DFG work across Kent and the wider integration with social care and health around independent living. The key objectives of the project are to:
- Critically review existing interventions and identify options and make recommendations for the most efficient, effective and holistic way to deliver Disabled Facilities Grant in order to improve the customer journey, reduced timescales (waiting and delivery) and to maximise value for money and economies of scale in procurement of equipment and works.
 - Make recommendations for integrated delivery of DFGs and services funded through the SCCG, alongside opportunities to fully exploit technologies.
 - Support health and social care integration and deliver savings by making the most of the part that housing can play in keeping people independent in their homes; helping to prevent, delay or reduce care home placements and/or demand for other social care services, avoiding unnecessary

hospital admissions/readmissions or GP visits and facilitating timely hospital discharge

- Make best practice recommendations based on local and national guidance and successful models.
- Recognise the diverse nature of Kent and the need for services to be responsive to local needs.

1.4 Proposed Amendments DFG Policy

1.4.1 It is proposed that the Council introduces amendments to the Policy that encompasses discretionary and mandatory provision to enable a broader range of locally identified needs to be met, delivering quicker outcomes for residents through more flexible procedures that are easier to access and introduce local discretion.

1.4.2 It is important that we have both the flexibility and discretion within the grants process to facilitate budget spend and ensure that vulnerable tenants in private sector housing are able to access support.

1.4.3 The introduction of additional discretionary DFG grants alongside the mandatory DFG will increase the range of grant options available and allow TMBC to better tailor grant support to meet individual needs. Additional discretionary DFGs will include:

- Discretionary “top up” to mandatory DFG up to the equivalent of a mandatory DFG
- Relocation Assistance up to £5,000
- Urgent Hospital Discharge Grant up to £5,000
- Extension of the Handyperson Service
- Remove the need for a test of resources on grants less than £5,000

1.4.4 These proposals allow for a comprehensive range of works to deliver the Government’s aim of reducing reliance on primary and secondary care by taking preventative measures that enable people to remain living independently in their homes.

1.4.5 Should demand for these discretionary works exceed the increased allocation the discretionary elements will be scaled back or withdrawn. In other words, the budget for such discretionary works in any one year will be limited to the amount by which the grant allocation exceeds the budgeted mandatory DFG spend. For example, grant allocation £770,000 and budgeted mandatory DFG spend £665,000, budget for discretionary DFG grants £105,000.

1.5 Legal Implications

- 1.5.1 The Council has a mandatory duty to deliver adaptations through the Disabled Facility Grant scheme under the provisions of the Housing, Grants Construction and Regeneration Act 1996. Whilst it is able to offer additional discretionary assistance as provided for in the Regulatory Reform (Housing Assistance) (England and Wales) Order 2002, such discretionary schemes must not disadvantage a person eligible to receive assistance under the mandatory scheme and the Council is required to publish a Policy on how it intends to use the powers under the Regulatory Reform (Housing Assistance) (England and Wales) Order 2002 to provide housing assistance.

1.6 Financial and Value for Money Considerations

- 1.6.1 In line with average expenditure over the last two years, it is proposed that an annual budget of £60,000 be set for the Housing Assistance Policy for this and future years, of which £30,000 is to be met from the Council's own resources and £30,000 by way of grant repayments. This represents an annual saving of £30,000. It is proposed, for the time being, that the reserve fund is maintained to cover any shortfall in future grant repayments.
- 1.6.2 It is also proposed that a budget of up to £10,000 be made available each year for the next three years to fund modernisation of the Housing Service in accordance with the recent reorganisation in order to achieve efficiencies and improve customer outcomes, for example, developing existing systems so that they are fit for purpose, developing on line forms, mobile working and digital inclusion initiatives. This expenditure will be met in full from the Housing Assistance reserve. How this will work in practice will be brought forward as part of the forthcoming budget process.
- 1.6.3 With regard to DFGs the current approved 2016/17 budget is £665,000 funded by way of government grant of £490,000 via the Better Care Fund and £175,000 from the Council's own resources.
- 1.6.4 The budgeted mandatory DFG spend of £665,000 for 2016/17 can be met in full from the increased DFG grant allocation of £770,000 (currently the Capital Plan reflects a contribution from the Council's own resources of £175,000). It is proposed that a discretionary DFG budget be established representing the amount by which the grant allocation exceeds the budgeted mandatory DFG spend. As noted at paragraph 1.4.5 the discretionary DFG budget in any one year will be limited to the amount by which the grant allocation exceeds the budgeted mandatory DFG spend. The position is to be reviewed on an annual basis as grant announcements are made.

1.7 Risk Assessment

- 1.7.1 As a statutory Housing Authority the Council has a duty to review and report on the housing conditions in the area. It is important that where funding is offered to improve housing conditions it is spent wisely and to best effect to achieve the desired outcomes.
- 1.7.2 Failure to provide housing assistance to private sector homeowners may contribute to rising levels of poor quality private sector housing and result in households with limited incomes exposed to risks to their health and safety.
- 1.7.3 As noted at paragraph 1.3.5, given the changing environment Housing Associations are now operating, funding allocated by Circle Housing Russet may be at risk.

1.8 Policy Considerations

- 1.8.1 The Housing Assistance Policy changes will make a positive contribution to targeting financial assistance to those most in need to improve their living conditions, thereby impacting the Policy agenda in relation to decent homes, healthy lifestyles, fuel poverty, safeguarding children and vulnerable adults and sustainability.
- 1.8.1 The changes will also contribute to achieving the desired outcomes in the Council's health inequalities action plan and the Council's key corporate priorities. The quality of the home has a significant impact on health and wellbeing. A warm, dry and secure home is associated with better health. The Building Research Establishment (BRE) has calculated that nationally poor housing costs the NHS at least £600 million per year.
- 1.8.2 Whilst it is recognised that the primary responsibility for repairing and maintaining a property rests with the owner, the Council has certain statutory responsibilities to fulfil and should take steps to protect and assist vulnerable members of the community while also providing advice to all residents to help them maintain their own homes.
- 1.8.3 The Care Act 2014 places responsibility on Local Authorities for providing information and advice so that people can make informed choices and for providing services or steps that prevent, delay or reduce the need for care and support. The Act also requires local authorities to co-operate with other local organisations and work to integrate services to promote well-being and improve quality and outcomes.

1.9 Recommendations

Cabinet is asked to **RECOMMEND** to Council that:

- 1) The proposed amendments to the Housing Assistance Policy and associated budget adjustments be approved;
- 2) The proposed amendments to the DFG policy and associated budget adjustments be approved; and
- 3) Members note a budgetary provision of up to £10,000 is set aside in each of the next three years, fully funded from the Housing Assistance reserve in order to modernise the Housing Service.

Background papers:

Nil

contact: Satnam Kaur
Linda Hibbs

Steve Humphrey
Director of Planning, Housing and Environmental Health

TONBRIDGE & MALLING BOROUGH COUNCIL
COMMUNITIES and HOUSING ADVISORY BOARD

25 July 2016

Report of the Director of Street Scene, Leisure & Technical Services

Part 1- Public

Matters for Recommendation to Cabinet - Non-Key Decision (Decision may be taken by the Cabinet Member)

1 CAPITAL PLAN - POST IMPLEMENTATION REVIEWS

Summary

Capital Plan Post Implementation Reviews are brought forward for consideration in respect of Tonbridge Swimming Pool: Changing Village Floor, Leisure Centres: Energy Saving Measures Phase 3, Tonbridge Racecourse Sportsground – Floodlighting and Haysden Country Park - Improvements.

1.1 Introduction

- 1.1.1 All Capital Plan Schemes are subject to Post Implementation Reviews after completion. These reviews provide the opportunity to assess the success of each project against identified targets. Post Implementation Reviews are submitted to this Board for approval, in accordance with the Capital Strategy and are presented in accordance with the template agreed by the Finance, Innovation and Property Advisory Board.
- 1.1.2 Four Post Implementation reviews have been brought forward for approval and are highlighted below and fully detailed at **[Annexes 1-4]**. Members will note that the projects are relatively historic.

1.2 Tonbridge Swimming Pool – Changing Village Floor

- 1.2.1 Scheme to install new rubber crumb flooring in the Changing Village at Tonbridge Swimming Pool to enhance cleanliness and improve health and safety. The scheme was delivered in-line with the revised budget and met identified targets. Attached at **[Annex 1]** is the relevant review template for this Capital Scheme for Members consideration and approval.

1.3 Leisure Centres – Energy Saving Measures Phase 3

- 1.3.1 Scheme to install LED lighting in the Sports Hall to reduce energy consumption and lower costs. The scheme was delivered £10,000 below the original approved budget and met identified targets. The project resulted in a £1,800 reduction in the

Annual Service Fee paid to the Trust by the Council, to reflect reduced management and maintenance costs. Attached at [**Annex 2**] is the relevant review template for this Capital Scheme.

1.4 Tonbridge Racecourse Sportsground – Floodlighting

1.4.1 Scheme to provide floodlighting of youth facilities at Tonbridge Racecourse Sportsground. Flood lighting was provided for both the Skate Park and Ball Court, extending hours of use and meeting identified targets. The scheme was delivered £12,000 below the original approved budget and was funded in full from grants and other contributions. Attached at [**Annex 3**] is the relevant review template for this Capital Scheme.

1.5 Haysden Country Park - Improvements

1.5.1 Scheme to deliver improvements to facilities associated with the existing Tonbridge to Penshurst Cycle Route within Haysden Country Park. The scheme met identified targets and was delivered in-line with budget. Attached at [**Annex 4**] is the relevant review template for this Capital Scheme.

1.6 Legal Implications

1.6.1 Considered within the development and implementation of each individual scheme.

1.7 Financial and Value for Money Considerations

1.7.1 As shown at [**Annexes 1-4**].

1.8 Risk Assessment

1.8.1 All risks identified within the evaluation procedure and any difficulties highlighted through the attached Post Implementation Reviews.

1.9 Equality Impact Assessment

1.9.1 The decisions recommended through this paper have a remote or low relevance to the substance of the Equality Act. There is no perceived impact on end users.

1.10 Policy Considerations

1.10.1 Asset Management, Equalities/Diversity.

1.11 Recommendations

1.11.1 Post Implementation Reviews intend to answer the question “Did we achieve what we set out to do and if not what should be done?” The above Reviews indicate successful implementation of the projects and it is, therefore, **RECOMMENDED TO CABINET** that the Post Implementation Review for the projects outlined in the report be endorsed.

The Director of Street Scene, Leisure and Technical Services confirms that the proposals contained in the recommendation(s), if approved, will fall within the Council's Budget and Policy Framework.

Background papers: Nil

contact: Darren Lanes

Robert Styles

Director of Street Scene, Leisure & Technical Services

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Capital Plan Post Implementation Review	
Service:	Street Scene, Leisure and Technical Services
Scheme Title:	Tonbridge Swimming Pool: Changing Village Floor
Scheme Description:	Installation of rubber crumb surface in Changing Village to enhance cleanliness and improve health and safety. Proposal takes into account successful installation of rubber crumb flooring around teaching pool.
Evaluation:	Finance & Property Advisory Board January 2012
Capital Plan Year(s)	2012/13
Approved budget	£20,000 (increased to £22,000 in the 2012/13 Capital Plan Review)
National Priorities	None
Local Priorities	7c Improve the quality and sustainability of the Council's leisure facilities and services, 7d Improve security/health and safety at leisure facilities, 7g (Key) Involve, safeguard and meet the needs of children and young people, 18a Improve the fabric of our leisure facilities and access for all.
Targets for judging success:	(a) Reduce number of accidents (b) Greater customer satisfaction (c) Reduced potential for insurance claim against the Council
Completion date (work completed):	November 2012
Completion date (final payment):	January 2013
Projected date for post implementation review:	Twelve months after completion
Final cost:	£22,150
Performance against National and Local Priorities and Targets:	The scheme has met its identified priorities/targets and provides an improved and safer environment for the public. The Trust has advised that slips, trip and falls have minimised in this area (only 4 recorded incidents in the past two years) and the most recent survey highlights 98% of customers being satisfied with cleanliness at the Pool.
Budget performance / Value for money:	Scheme delivered in-line with revised budget.
Other performance / procurement issues:	None
Ongoing / Outstanding issues:	None

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Capital Plan Post Implementation Review	
Service:	Street Scene, Leisure and Technical Services
Scheme Title:	Leisure Centres – Energy Saving Measures Phase 3
Scheme Description:	To replace existing light fittings in the Sports Hall at Larkfield Leisure Centre with LED fittings. An invest to save scheme to reduce energy consumption and lower costs.
Evaluation:	Finance & Property Advisory Board January 2014
Capital Plan Year(s)	2014/15
Approved budget	£40,000 (reduced to £30,000 in the 2014/15 Capital Plan Review)
National Priorities	None
Local Priorities	1 (Key) Continued delivery of priority services and a financially viable Council; 1c Reducing overheads; 2j Reducing energy consumption across the Council's own estate; 4e Further improving local play and leisure facilities.
Targets for judging success:	(a) Reduced energy consumption (b) Reduced energy costs (c) Reduced maintenance costs
Completion date (work completed):	October 2014
Completion date (final payment):	April 2015
Projected date for post implementation review:	Twelve months after completion
Final cost:	£29,594
Performance against National and Local Priorities and Targets:	The scheme met its targets and has resulted in a £1,800 reduction in the Annual Service Fee with the Leisure Trust that reflected reduced management and maintenance costs.
Budget performance / Value for money:	Scheme delivered £10,000 below original budget.
Other performance / procurement issues:	None
Ongoing / Outstanding issues:	None

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Capital Plan Post Implementation Review	
Service:	Street Scene, Leisure and Technical Services
Scheme Title:	Tonbridge Racecourse Sportsground - Floodlighting
Scheme Description:	To floodlight the existing youth facilities at Tonbridge Racecourse Sportsground, extending usage through the winter months. Facilities include the skate park and ball court.
Evaluation:	Finance & Property Advisory Board May 2012
Capital Plan Year(s)	2012/13
Approved budget	£20,000 (reduced to £8,000 in the 2015/16 Capital Plan Review).
National Priorities	Encouraging Healthier Lifestyles
Local Priorities	7g (Key) Involve and meet the needs of young people; 11a (Key) Work with partners to promote, encourage and provide opportunities for healthy living; 10a Key work with partners to increase community safety; 7a, 7c, 7d.
Targets for judging success:	(a) Meeting the needs of users (b) Increased use of facilities
Completion date (work completed):	June 2013
Completion date (final payment):	July 2013
Projected date for post implementation review:	Twelve months after completion
Final cost:	£7,902
Performance against National and Local Priorities and Targets:	Performance targets have been met and now allows extended use of these community facilities.
Budget performance / Value for money:	Scheme delivered £12,000 below original approved budget, see below. Scheme funded in full from grants and contributions.
Other performance / procurement issues:	None
Ongoing / Outstanding issues:	Tennis court lighting not progressed at current time due to lack of need. Infrastructure is in place to assist future installation if required.

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Capital Plan Post Implementation Review	
Service:	Street Scene, Leisure and Technical Services
Scheme Title:	Haysden Country Park - Improvements
Scheme Description:	Site Improvements to include refurbishment of priority sections of the existing cycle route and car park repairs.
Evaluation:	Scheme approved by the Leisure and Arts Advisory Board on the 20 May 2008 following funding being vired from a redundant Capital Plan Scheme (Tonbridge to Penshurst Cycle Route – Additional Off Road Section).
Capital Plan Year(s)	2008/09
Approved budget	£22,000
National Priorities	Improving Health
Local Priorities	7c – Improve the quality and sustainability of the Council's leisure facilities.
Targets for judging success:	To improve facilities associated to the existing cycle route within Haysden Country Park.
Completion date (work completed):	May 2011
Completion date (final payment):	May 2011
Projected date for post implementation review:	12 months after completion.
Final cost:	£22,181
Performance against National and Local Priorities and Targets:	The scheme provided improved public facilities meeting the identified outcomes of the project.
Budget performance / Value for money:	Scheme delivered in-line with budget.
Other performance / procurement issues:	None
Ongoing / Outstanding issues:	None

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TONBRIDGE & MALLING BOROUGH COUNCIL
COMMUNITIES and HOUSING ADVISORY BOARD

25 July 2016

Report of the Director of Street Scene, Leisure & Technical Services

Part 1- Public

Matters for Information

1 ACTIVE PEOPLE SURVEY 10

Summary

This report details the results of the latest Active People Survey undertaken by Sport England that measures sports participation rates across all Local Authority areas in the UK.

1.1 Background

1.1.1 The first national Active People Survey, funded by the Government, was undertaken by Ipsos MORI on behalf of Sport England between October 2005 and October 2006. This was then followed by a second survey between October 2007 and October 2008 and has then continued annually since then. The latest results cover the period March 2015 to March 2016.

1.1.2 The survey results are an important indicator of sports participation and look at a sample of adults (16+) within every local authority area taking part in sport and active recreation at a moderate intensity, for at least 30 minutes, once a week over a 4 week period.

1.1.3 The benefits of sport and physical activity are wide-reaching. It has a direct impact on people's physical and mental health and also supports the reduction in crime and strengthens social networks.

1.2 Survey Results

1.2.1 Detailed below is a table showing the latest results of the survey and a comparison with other districts in Kent, together with a comparison with the first survey undertaken in 2005/06 and the previous one in 2014/15

District	APS10 2015/16	APS9 2014/15	% change from APS9 to APS10	% change since APS1 2005/06
Sevenoaks	41.2	40.2	1.0	3.1
Tunbridge Wells	40.9	39.2	1.7	3.1

Canterbury	40.7	41.3	-0.6	4.2
Tonbridge and Malling	39.1	43.5	-4.4	4.7
Dartford	37.6	33.6	4.0	4.4
Shepway	36.6	30.2	6.4	6.0
Maidstone	35.6	33.5	2.1	0.7
Gravesham	35.3	35.1	0.2	3.8
Ashford	34.4	30.8	3.6	2.1
Swale	33.1	28.0	5.1	-0.8
Dover	30.5	34.6	-4.1	0.1
Thanet	29.1	25.0	4.1	-1.1

1.2.2 Members will note that although Tonbridge and Malling participation rates have fallen since APS9 (2014/2015) it still has the 4th highest rate in the county and the 2nd largest increase since the APS1 in 2005/06, (4.7%).

1.2.3 If Members wish to see more details on the surveys and results, a useful tool for analysing all the data is available through the Sport England website www.sportengland.org

1.3 The National Picture

1.3.1 Sports participation rates in England have now reached the same level as the post-London 2012 Olympics boom, with women accounting for 75% of the increase. The latest Active People Survey revealed that people taking part in sport four days a week had now reached 15.83 million, the same figure recorded in October 2012.

1.3.2 One disappointing finding is that participation by people with a disability has fallen slightly to 1.56 million, despite increased promotion and investment.

1.4 Participation in Tonbridge and Malling

1.4.1 The Council has continued to promote and deliver a number of sport and health initiatives in the borough to encourage local people to adopt a healthier and more active lifestyle. A number of current and future activities/programmes are highlighted below.

1.5 Parkrun

1.5.1 Members will be aware that Parkrun is a weekly 5km timed run organised by teams of dedicated local volunteers. Runs take place every Saturday at 9am at over 400 locations throughout the country and are open to all ages and abilities free of charge. In addition Junior Parkruns have been introduced in recent years taking place every Sunday morning at 9am.

1.5.2 Tonbridge and Malling Borough Council supported the development of 2 Parkruns in the borough at Tonbridge Racecourse Sportsground and Leybourne Lakes

Country Park (Malling Parkrun). Both runs have proved to be very successful with Tonbridge attracting 4,900 individual runners since its establishment and the Malling run attracting 1,700 (established in October 2015). The borough currently has 1 Junior Parkrun, taking place at Manor Park Country Park, West Malling. In total, these 3 runs are attracting in the region of 550 runners every weekend.

- 1.5.3 In addition to the above, the Borough Council is currently considering an application to establish a new Junior parkrun in the Tonbridge area, potentially based at Tonbridge Farm Sportsground.

1.6 Indoor Cricket Programme

- 1.6.1 An Autumn/Winter Indoor Cricket Coaching Programme will once again be held in Tonbridge, starting in October and running through to March 2017. Saturday sessions will be held for juniors aged 5 to 14 years of age, of all abilities and the Sunday sessions will be indoor net practice for local cricket club players.
- 1.6.2 This initiative is largely self-financing with course fees dependant on the facility hire costs and the numbers attending.

1.7 East Malling Doorstep Sports Club

- 1.7.1 Following a successful funding bid to StreetGames UK, a national sports charity, a multi-sport sports club was set up in East Malling with the dual aim of offering participation opportunities and also diversionary activities for young people.
- 1.7.2 With support from the St James Centre staff, the Community Warden and Kent County Council Youth Workers, the club was successful in attracting general participation and engaging with a group of young people offering some diversionary sports activities. The outdoor sessions have continued recently with involvement from the Charlton Athletic Community Trust and the Kent Fire Service FireFit Team.

1.8 Discovery Day

- 1.8.1 Members may be aware that a disability sports day is run annually at the Angel Centre for children and young people from local schools and special schools to experience a variety of activities they may not have tried before. This year the event will take place on Thursday 6th October.
- 1.8.2 Fidelity Worldwide Investments based in Hildenborough have once again expressed an interest in supporting the event both financially and by providing staff assistance on the day. Tonbridge Lions Club has also supported the event in previous years and has been approached again with regard to the 2016 event.

1.9 Table Tennis

- 1.9.1 Tonbridge Round Table, with the support of the Borough Council, the West Kent Table Tennis Association and Table Tennis England, has led a project to bring additional facilities to the Tonbridge area. This project has seen the installation of new outdoor tables at Tonbridge Racecourse Sportsground and new indoor facilities for community halls and groups including Lambert's Yard Scout Hut and the YMCA.
- 1.9.2 The new facilities at the Racecourse were formally opened on Sunday 10 July and attendees included Pam Butcher, the current over 85 Ladies World Champion. These tables will be free to use and free professional coaching sessions will also be available on Saturdays and Sundays between 11am and 1pm throughout the school summer holidays.
- 1.9.3 Funding for the project was primarily through Tonbridge Round Table and bids secured from Sport England and the Lottery Fund.

1.10 Young Cricket Leaders Initiative

- 1.10.1 The Young Cricket Leaders Award Scheme started in Tonbridge and Malling in 2013 with funding from Kent County Council's Community Chest. The course is now run on a self-financing basis with workshops being held in local cricket pavilions free of charge and some tutors giving their time voluntarily.
- 1.10.2 For the 2016 course, 10 participants aged 14 to 16 years from 6 different cricket clubs signed up for the course. They have completed modules in first aid, coaching and leadership, groundsmanship and scoring and umpiring. These young cricketers are now utilising their new found skills by volunteering at school cricket events and their own clubs. Some also provided invaluable assistance at the recent Primary School Kwik Cricket Festival. As in previous years these young leaders will be invited, along with the Mayor, to Lords Cricket Ground in October to receive their awards.

1.11 2016 Primary Schools Kwik Cricket Festival

- 1.11.1 A school's Kwik Cricket Festival, organised jointly by the Borough Council and the Kent Cricket Board, is held every year. In recent years it has been held at Tonbridge School but this year, for the first time, took place at the Kings Hill Sports Park on 14th June.
- 1.11.2 The event attracted 19 teams from 13 schools across the borough, with Kings Hill Primary School the eventual winners. Ightham Primary School were the worthy runners-up with Cage Green Primary School taking the 'Most Sporting Team' accolade. Kings Hill Primary School will go on to represent the borough of Tonbridge and Malling at the county final in Canterbury on 12th July.

1.12 Legal Implications

1.12.1 None

1.13 Financial and Value for Money Considerations

1.13.1 The Active Sport Survey is funded in full by the Government, with the results made available electronically free of charge by Sport England.

1.14 Risk Assessment

1.14.1 All courses delivered by, or on behalf of the Council, are subject to detailed risk assessments.

1.15 Policy Considerations

1.15.1 Community, Healthy Lifestyles

Background papers:

contact: Beverley Emmerson

Nil

Robert Styles

Director of Street Scene, Leisure and Technical Services

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TONBRIDGE & MALLING BOROUGH COUNCIL
COMMUNITIES and HOUSING ADVISORY BOARD

25 July 2016

Report of the Director of Planning, Housing and Environmental Health

Part 1- Public

Matters for Information

1 AFFORDABLE HOUSING UPDATE

Summary

This report provides Members with an update on affordable housing provision within the Borough.

1.1 Affordable Housing Delivery in the Borough

- 1.1.1 Officers continue to work in partnership with the Council's Registered Provider Partners to ensure a forward supply of affordable homes in the Borough. Set out at **[Annex 1]** is a monitoring spreadsheet showing the completed schemes for the previous and present financial year, along with the development programme up to 2017-18 that have an existing planning permission.
- 1.1.2 Members will be pleased to note that the Mill Hall scheme with 46 Affordable Homes in Aylesford is about to be completed by Hyde Housing. This features 18 Affordable homes for rent to households on the Council's Housing Register including a very welcome 5 homes for Social Rent. Hyde are also completing 8 affordable homes on Kings Hill, where we have managed to negotiate six for Affordable Rent at 65 per cent of Market Rent and two are for Shared Ownership. For those homes with rent levels less than 80 per cent of market rent, preference will be given to economically active households on the Housing Register.
- 1.1.3 Since the last meeting of this Board, Abbeyfield Kent Society (AKS) have successfully obtained planning permission to redevelop their existing provision in Wateringbury at the Greenstead scheme. This means that by working closely with officers, AKS have now successfully achieved planning consent to modernise all three of their sites within Tonbridge & Malling, leading to over 100 new affordable extra care homes in the borough.
- 1.1.4 Although for the time being, the borough maintains a healthy and diverse programme of affordable housing supply, a cautionary note is still very much required in terms of the position moving forward. Members will recall previous Board reports describing the emerging and continuing challenges to the provision of affordable housing including:

- National changes to planning policy redefining Affordable Housing to include Starter Homes
- Duty on Councils to promote Starter Homes
- Significantly reduced grant funding
- Welfare reform
- Housing reform including extension of the Right to Buy and Pay to Stay
- Stricter affordability criteria
- Increasing private sector rents

1.1.5 Whether taken singly or as a combination they pose an extremely challenging environment and a real threat to the Council being able to robustly carry its role as the Strategic Housing Authority in order to address the housing need of its residents. A letter encapsulating these challenges and highlighting our concerns is being drafted from The Leader of the Council and Cabinet Member for Housing, to our local MPs.

1.2 Legal Implications

1.2.1 None arising from this report.

1.3 Financial and Value for Money Considerations

1.3.1 None arising from this report.

1.4 Risk Assessment

1.4.1 Not applicable.

Background papers:

Nil

contact: Satnam Kaur
Chris Knowles

Steve Humphrey
Director of Planning, Housing and Environmental Health

TONBRIDGE AND MALLING BOROUGH COUNCIL: AFFORDABLE HOUSING DEVELOPMENT PROGRAMME 2014/15

SCHEME DETAILS		AFFORDABLE HOUSING UNITS												DELIVERY TIMETABLE		
Address	RSL	Tenure	Flats			M'nette			Houses			B'galow		Total Units	Start on site date	Planned completion date
			1 bed	2 bed	3 Bed	1 bed	2 bed	1 bed	2 bed	3 bed	4+bed	1 bed	2 bed			
Isles Quarry	Russet Homes	Affordable Rent		9					4	10	5			28	May-13	Mar-15
		Shared Ownership								2				2		
Cannon Lane	Moat	Affordable Rent	12	13										25	Apr-13	May-14
		Shared Ownership	4	11										15		
Scott Road Scheme	Russet Homes	Affordable Rent						4	2					6	Aug-13	Sep-14
		Shared Ownership		8										8		
Mayvillion Court Regeneration	Russet Homes	Affordable Rent		4				1	2					7	Jan-13	Dec-14
		Shared Ownership						1	8					9		
Carnation Close	Russet Homes	Shared Ownership								2				2	Sep-13	Mar-15
		Affordable Rent							2	1				3		
The Mound, Hadlow	Sanctuary	Affordable Rent							2	1				3	May-14	Mar-15
		Shared Ownership														
TOTALS 14/15			16	45	0	0	0	0	12	27	5	0	0	105		

TONBRIDGE AND MALLING BOROUGH COUNCIL: AFFORDABLE HOUSING DEVELOPMENT PROGRAMME 2015/16

SCHEME DETAILS		AFFORDABLE HOUSING UNITS												DELIVERY TIMETABLE		
Address	RSL	Tenure	Flats			M'nette			Houses			B'galow		Total Units	Start on site date	Planned completion date
			1 bed	2 bed	3 Bed	1 bed	2 bed	1 bed	2 bed	3 bed	4+bed	1 bed	2 bed			
Shrubshall Meadow, Plaxtol	Moat	Affordable Rent						2	1					3	May-13	May-15
		Shared Ownership							3	1				4		
Twisden Road	Russet Homes	Affordable Rent							5					5	Feb-13	Jul-15
Lavender Road	Russet Homes	Affordable Rent		4										4	Feb-13	Jul-15
		Shared Ownership														
Winterfield Phase 1	Circle Housing Russet	Affordable Rent								4	2	4		10	Feb-13	Jul-15
		Shared Ownership							4	2				6		
Winterfield Phase 2	Circle Housing Russet	Affordable Rent	9	8						2	2			21	Feb-13	Jul-15
		Shared Ownership	2	14			1			2				19		
Isles Quarry	Circle Housing Russet														May-13	Mar-16
		Shared Ownership		6										6		
Isles Quarry	Crest Nicholson														May-13	Mar-16
		Equity Percentage		10										10		
Sovereign House	Circle Housing Russet	Affordable Rent													Feb-13	Sep-15
		Shared Ownership	6	16										22		
TOTALS 15/16			17	58	0	0	1	2	13	11	4	4	0	110		

TONBRIDGE AND MALLING BOROUGH COUNCIL: AFFORDABLE HOUSING DEVELOPMENT PROGRAMME 2016/17

SCHEME DETAILS		AFFORDABLE HOUSING UNITS												DELIVERY TIMETABLE	
Address	RSL	Tenure	Flats			M'nette		Houses			B'galow		Total Units	Start on site date	Planned completion date
			1 bed	2 bed	3 Bed	1 bed	2 bed	1 bed	2 bed	3 bed	4+-bed	1 bed			
Isles Quarry	Circle Housing Russet	Affordable Rent						2	6				8	May-13	Jan-17
		Shared Ownership						1	1				2		
60 Mill Hall	Hyde Housing	Affordable Rent	3	10									13	Oct-14	Aug-16
		Social Rent		5									5		
		Shared Ownership	2	10	16										
Bunyards Farm	WKHA	Affordable Rent	2	7					4				13	Sep-14	Nov-16
		Shared Ownership							4				4		
Kings Hill F1	Hyde Housing	Affordable Rent							6				6	May-14	Jul-16
		Shared Ownership							2				2		
Isles Quarry	Crest Nicholson	Equity Percentage		2				6					8	May-13	Mar-17
Leybourne Grange Phase 3	Orbit South	Affordable Rent	4	10									14	Aug-14	Aug-16
		Shared Ownership	5	6									11		
TOTALS 16/17			16	50	16	0	0	0	9	23	0	0	0		

TONBRIDGE AND MALLING BOROUGH COUNCIL: AFFORDABLE HOUSING DEVELOPMENT PROGRAMME 2017/18

SCHEME DETAILS		AFFORDABLE HOUSING UNITS												DELIVERY TIMETABLE		
Address	RSL	Tenure	Flats			M'nette			Houses			B'galow		Total Units	Start on site date	Planned completion date
			1 bed	2 bed	3 Bed	1 bed	2 bed	1 bed	2 bed	3 bed	4+bed	1 bed	2 bed			
Enterprise House	Circle Housing Russet	Affordable Rent	7											7	tbc	Mar-18
		Shared Ownership	13	24										37		
Isles Quarry	Circle Housing Russet	Affordable Rent													May-13	May-17
		Shared Ownership							5					5		
Coventry Road Tonbridge	Circle Housing Russet	Affordable Rent								2				2	tbc	Jun-17
		Shared Ownership														
Northwood Road Tonbridge	Circle Housing Russet	Affordable Rent											2	2	tbc	Sep-17
		Shared Ownership														
Twyford Road Hadlow	Circle Housing Russet	Affordable Rent													tbc	Nov-17
		Shared Ownership							2					2		
Leybourne Grange Phase 4	Orbit South	Affordable Rent	3	14					3	2				22	Aug-14	Apr-17
		Shared Ownership	5	9										14		
Leybourne Grange Phase 4	Taylor Wimpey	Shared Equity		7					11					18	Aug-14	Apr-17
Woodgate Extra Care	AKS	Affordable Rent	16	12										28	tbc	Mar-18
		Shared Ownership														
St Martins	AKS	Affordable Rent	47	7										54	tbc	Mar-18
		Shared Ownership	5	15										20		
Wateringbury	AKS	Shared Ownership	10										10	tbc	Mar-18	
Ryarsh Village	Moat	Affordable Rent	5	6										11	Sep-16	Mar-18
		Shared Ownership							8	8				16		
TOTALS 17/18			111	94	0	0	0	0	24	17	0	0	2	248		

TONBRIDGE AND MALLING BOROUGH COUNCIL: AFFORDABLE HOUSING DEVELOPMENT PROGRAMME 2018 Onwards

SCHEME DETAILS		AFFORDABLE HOUSING UNITS												DELIVERY TIMETABLE	
Address	RSL	Tenure	Flats			M'nette		Houses			B'galow		Total Units	Start on site date	Planned completion date
			1 bed	2 bed	3 Bed	1 bed	2 bed	1 bed	2 bed	3 bed	4+bed	1 bed			
Kings Hill	Circle Housing Russet	Social Rent	11	6				7	10	5			39	tbc	tbc
		Affordable Rent	18	10				11	0	0			39		
		Shared Ownership	0	20				0	14	0			34		
Preston Hall	TBC	Affordable Rent		35	1			8	5	2			51	tbc	tbc
		Shared Ownership		12				1	1	2			16		
Priory Works	Circle Housing Russet	Affordable Rent	3	13					17	4			37	tbc	tbc
		Shared Ownership						21					21		
Isles Quarry	Circle Housing Russet	Affordable Rent							4				4	May-13	tbc
		Shared Ownership							5				5		
Peters Village	Orbit South (First phase)	Affordable Rent		12					8	5			25	tbc	tbc
		Shared Ownership		18									18		
Peters Village (balance)	TBC	Affordable Rent	13	70					12	5			100	tbc	tbc
		Shared Ownership		62						45			107		
Leybourne Grange Phase 5	TBC	Affordable Rent							4				4	tbc	tbc
		Shared Ownership						12					12		
Leybourne Grange Phase 5	Taylor Wimpey	Shared Equity		7									7	tbc	tbc
TOTALS 18 Onwards			45	265	1	0	0	0	60	125	23	0	0		

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Agenda Item 8

Any other items which the Chairman decides are urgent due to special circumstances and of which notice has been given to the Chief Executive.

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Agenda Item 9

The Chairman to move that the press and public be excluded from the remainder of the meeting during consideration of any items the publication of which would disclose exempt information.

**ANY REPORTS APPEARING AFTER THIS PAGE CONTAIN EXEMPT
INFORMATION**

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Agenda Item 10

Any other items which the Chairman decides are urgent due to special circumstances and of which notice has been given to the Chief Executive.

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