

### CAPITAL PLAN LIST C –EVALUATIONS

<b>Project</b>		Planning, Housing and Environmental Health: Purchase of property for Temporary Accommodation (TA) purposes				
1	<b>Specification:</b>					
	(i)	<b>Purpose of the scheme</b>	Purchase of property for TA purposes to be more confidently placed to discharge our duties and manage homeless provision and deliver a cost saving to the Council.			
	(ii)	<b>Relevance to National / Council's Objectives</b>	(a) National:	Homelessness Reduction Act.		
			(b) Council:	A continuing supply of homes, including affordable housing to buy and rent, and prevention of homelessness.		
	(iii)	<b>Targets for judging success</b>	(a)	Reduction in use of nightly paid accommodation.		
			(b)	Reduction in costs to Council.		
2	<b>Description of Project / Design Issues:</b> Purchase of property for TA purposes.  In 2018 the Council purchased the long leasehold of six flats in Tonbridge High Street to provide temporary accommodation. It is proposed that a further property / properties are purchased in order for the Council to meet the need for temporary accommodation and further reduce the current cost of paying for accommodation.					
3	<b>Risks</b> Sourcing suitable property; void periods and potential damage to property.					
4	<b>Consultation:</b>					
5	<b>Capital Cost:</b> A sum of £2.1m be added to the residual balance of £0.5m giving a total of £2.6m for the purchase of property for TA purposes. The £2.1m to be funded from the business rates retention scheme reserve (£1.0m) property investment fund reserve (£0.5m) and the balance from the revenue reserve for capital schemes and or New Homes Bonus funding above that anticipated.					
6	<b>Profiling of Expenditure</b>					
	Expenditure profile dependent on scale and timing of purchase of property.					
	<b>2019/20 (£'000)</b>	<b>2020/21 (£'000)</b>	<b>2021/22 (£'000)</b>	<b>2022/23 (£'000)</b>	<b>2023/24 (£'000)</b>	
£1.5m	£0.6m					
7	<b>Capital Renewals Impact:</b> None					
8	<b>Revenue Impact:</b> There will be both a rental income and running costs associated with the property with the expectation of a net income stream.					
9	<b>Partnership Funding:</b> None.					

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10	<b>Post Implementation Review:</b> Twelve months from date of first occupancy.		
11	<b>Screening for equality impacts:</b>		
	<b>Question</b>	<b>Answer</b>	<b>Explanation of impacts</b>
	<b>a.</b> Does the decision being made or recommended through this paper have potential to cause adverse impact or discriminate against different groups in the community?	No	<i>[Please explain your answer ]</i>
	<b>b.</b> Does the decision being made or recommended through this paper make a positive contribution to promoting equality?	No	<i>[Please explain your answer ]</i>
	<b>c.</b> What steps are you taking to mitigate, reduce, avoid or minimise the impacts identified above?		
12	<b>Recommendation:</b>  Scheme recommended for inclusion in the Capital Plan List A.		