

MAIDSTONE BOROUGH COUNCIL
POLICY AND RESOURCES COMMITTEE
24 NOVEMBER 2021
REPORT OF THE COMMUNITIES, HOUSING AND ENVIRONMENT
COMMITTEE MEETING HELD ON 2 NOVEMBER 2021
PHASE 5 PURCHASE & REPAIR TEMPORARY ACCOMMODATION
ACQUISITION

Issue for Decision

The Temporary Accommodation Strategy, introduced in December 2016 and reviewed in December 2017, recommended that the council purchase properties on the open market to use as Temporary Accommodation. The Purchase & Repair Programme was established to implement the Strategy. The success of phases 1, 2, 3 and 4 has increased the Council's portfolio by 46 units. These properties are used to provide temporary accommodation for homeless households and rough sleepers.

The Communities, Housing and Environment Committee (CHE) agreed to source further properties for temporary accommodation to meet the additional demand, using the approved budget of £2,526,000 for 21/22 and surplus of £481,570 carried forward from previously approved capital budget. This provides a total budget for phase 5 of the Purchase & Repair Programme of £3,007,570.

It was recommended that each property being considered for purchase would continue to be approved on a case-by-case basis (in consultation with the Chair of the Committee) and would be in accordance with the relevant temporary accommodation standards and acceptance criteria. Ward Councillors will also continue to be notified of the Council's intention to purchase any property that falls within their ward.

Recommendation Made

That delegated authority be given to the Director of Finance and Business Improvement to purchase properties for use as temporary accommodation up to the total value of £3,007,570 in consultation with the Chair of Policy and Resources.

Reasons for Recommendation

The CHE Committee agreed to continue with the Purchase & Repair Program into phase 5, to increase the Council's portfolio of Temporary Accommodation properties with additional 1 – 4-bedroom units within the agreed budget of £3,007,570. This will ensure that further properties are sourced increasing the Council's portfolio of Temporary Accommodation in the most cost-effective manner.

Alternatives Considered and Why Not Recommended

To do nothing. Officers do not purchase any further properties however this would present an increased financial risk to the Council in providing nightly paid accommodation.

Background Documents

None

Appendices

None