

Report of	Meeting	Date
Director (Commercial Service) (Introduced by the Executive Member (Homes and Housing))	Executive Member Decision	11 August 2021

Tatton Gardens Extra Care Allocation Agreement

Purpose of Report

- To present a proposal to bring Tatton Gardens Allocation Agreement and Primrose Gardens Allocation Agreement together as one Chorley Council Extra Care Allocations Agreement.
- To present a proposal to merge Tatton Gardens Application form and Primrose Gardens Application form together as one Chorley Council Extra Care Application form.

Recommendation(s)

- To approve the proposed CBC Extra Care Allocations Policy (Appendix 1)
- To approve the proposed CBC Extra Care Application form (Appendix 2)

Executive Summary of Report

- Tatton Gardens is due to be complete by June 2022, Primrose Gardens has been opened since October 2019. Following the approval of the Executive cabinet report 15th Oct 2020
 - To delegate to the Executive Member for Homes and Housing the authority to amend the policy following the consultation responses being considered.
 - To delegate to the Executive Member for Homes and Housing authority to approve and adopt the allocations policy, in current or amended form.
 - To delegate to the Executive Member for Homes and Housing authority to approve and adopt the application, in the current or amended form.
 - This report seeks approval of policies following consultation and combining of both Chorley's Extra Care schemes onto single documents.

Confidential report Please bold as appropriate	Yes	No
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Key Decision? Please bold as appropriate	Yes	No
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Reasons for Recommendation(s)

(If the recommendations are accepted)

- Tatton Gardens is due to be complete by March 2022 and will be managed day to day by the same team as Primrose Gardens. Both Primrose Gardens and Tatton Gardens Allocations Agreements are identical, however having the same Allocation Agreement for both Chorley Extra Care schemes will help staff with the administrative work involved. Also, a combined

application form for both will allow applicants to have a choice of either or both in one application given them a choice in the first instance. It would also be more manageable when filling future voids at either scheme and reducing void times it would also help with managing waiting lists and streamline both schemes.

Alternative Options Considered and Rejected

7. To continue to operate with separate Allocation Agreements for both schemes, this would be a duplication of procedure and create an increased workload on staff and have an impact on resources.
 - Applicants to continue to complete two separate application forms for both Extra care facility in the Chorley Area. If only one application was completed for either and no vacancies and the applicant wished to consider the other, then another application would need to be submitted and processed.

Corporate Priorities

8. This report relates to the following Strategic Objectives:

Involving residents in improving their local area and equality of access for all		A strong local economy	
Clean, safe and healthy homes and communities		An ambitious council that does more to meet the needs of residents and the local area	x

Background

9. Tatton Gardens is due to be complete by March 2022, Primrose Gardens has been opened since October 2019. Both currently have two identical but separate Allocation Agreements and Application forms. Currently Applicants would need to complete two separate applications and be assessed separately for both Primrose and Tatton Gardens. If only one application was completed for either and no vacancies and the applicant wished to consider the other, then another application would need to be submitted and processed. If two separate applications was submitted then both of these would be have to be processed separately.
 - Feedback received from Lancashire County Council on the Allocations Agreement. Document has been updated to include this feedback as agreed by Director and finance Officer when circulating this report.
 - Feedback was also requested from both Age concern and Age UK however no response from either.

Implications of Report

10. Risk – None Identified
11. This report has implications in the following areas and the relevant Directors' comments are included:

Finance		Customer Services	
Human Resources		Equality and Diversity	
Legal		Integrated Impact Assessment required?	

No significant implications in this area	x	Policy and Communications	
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Comments of the Statutory Finance Officer

12. There are no direct financial implications of this change. Primrose continues to perform well financially at a high level of occupancy.

Comments of the Monitoring Officer

13. As the council have the discretion on allocations policy there are no legal reasons why the decision should not be made. It would seem reasonable to align policies and processes both in terms of operational efficiency and clarity for residents/ applicants.

Mark Lester
Director of Commercial Services

Background Papers		
Document	Date	File
Executive Cabinet Report	15 th October 2020	https://democracy.chorley.gov.uk/documents/s116063/Tatton%20Development.pdf

Report Author	Ext	Date
Lorraine McIntyre	***	22 ND July 2021

Following careful consideration and assessment of the contents of this report, I approve the recommendation(s) contained in Paragraphs 3 and 4 of the report in accordance with my delegated power to make executive decisions.



Dated 23/08/2021

Councillor Peter Gabbott
Executive Member (Homes and Housing)