



## Agenda

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To all Members of the

# REGENERATION & HOUSING OVERVIEW & SCRUTINY PANEL

Notice is given that a Meeting of the above Panel is to be held as follows:

**Venue:** Council Chamber, Civic Office, Waterdale, Doncaster, DN1 3BU

**Date:** Thursday, 19th October, 2023

**Time:** 10.00 am

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**Damian Allen**  
Chief Executive

Issued on: Wednesday 11<sup>th</sup> October 2023

**Governance Services Officer for this meeting:**

Caroline Martin  
Tel: 01302 734941

City of Doncaster Council  
[www.doncaster.gov.uk](http://www.doncaster.gov.uk)

### **Items for Discussion:**

1. Apologies for absence.
  2. To consider the extent, if any, to which the public and press are to be excluded from the meeting.
  3. Declarations of Interest, if any.
  4. Minutes of the meeting held on 9th March 2023 and 17th July 2023 1 - 12
  5. Public Statements - [A period not exceeding 20 minutes for statements from up to 5 members of the public on matters within the Committees remit, proposing action(s) which may be considered or contribute towards the future development of the Committees Work Programme].
- A. Items where the Public and Press may not be excluded.**
6. Housing Retrofit - Progress Since 2021 13 - 20
  7. The New Regulatory Regime for Social Housing and Implications for the Council 21 - 26
  8. Overview and Scrutiny Work Plan and Council's Forward Plan of Key Decisions 27 - 40

### **Members of the Regeneration & Housing Overview & Scrutiny Panel**

Chair – Councillor Majid Khan  
Vice-Chair – Councillor Sue Farmer

Councillors Iris Beech, Steve Cox, Sophie Liu, John Mounsey, Thomas Noon,  
Ian Pearson and Andrea Robinson

Invitee: Mark Whitehouse, Unite

# Agenda Item 4

## CITY OF DONCASTER COUNCIL

### REGENERATION & HOUSING OVERVIEW & SCRUTINY PANEL

THURSDAY, 9TH MARCH, 2023

A MEETING of the REGENERATION & HOUSING OVERVIEW & SCRUTINY PANEL was held at the COUNCIL CHAMBER, CIVIC OFFICE, WATERDALE, DONCASTER DN1 3BU, DONCASTER on THURSDAY, 9TH MARCH, 2023 at 1.00 PM

#### PRESENT:

Chair – Councillor Farmer Vice Chair in the Chair

Councillors Iris Beech, Steve Cox, John Mounsey and Gary Stapleton

#### ALSO IN ATTENDANCE:

Scott Cardwell, Assistant Director for Development  
Jonathan Clarke, Planning Policy and Environment Manager  
Nicola Ward, Principal Planner  
Richard Dobson, Senior Planning Officer

#### APOLOGIES:

Apologies for absence were received from Councillors Majid Khan and Duncan Anderson

		<u>ACTION</u>
1	<u>TO CONSIDER THE EXTENT, IF ANY, TO WHICH THE PUBLIC AND PRESS ARE TO BE EXCLUDED FROM THE MEETING.</u>	
	There were no items on the agenda.	
2	<u>DECLARATIONS OF INTEREST, IF ANY.</u>	
	There were no declarations of interest made at the meeting.	
3	<u>MINUTES OF THE MEETING HELD ON THE 23RD NOVEMBER 2022</u>	
	RESOLVED: That the minutes of the meeting held on 23 <sup>rd</sup> November 2022, be agreed as a correct record and signed by the Vice-Chair.	
4	<u>PUBLIC STATEMENTS - [A PERIOD NOT EXCEEDING 20 MINUTES FOR STATEMENTS FROM UP TO 5 MEMBERS OF THE PUBLIC ON MATTERS WITHIN THE COMMITTEES REMIT, PROPOSING ACTION(S) WHICH MAY BE CONSIDERED OR CONTRIBUTE</u>	

	<u>TOWARDS THE FUTURE DEVELOPMENT OF THE COMMITTEES WORK PROGRAMME].</u>	
	There were no public statements.	
5	<u>LOCAL PLAN UPDATE</u>	
	<p>The Panel received a presentation to accompany the report circulated with the agenda. The main issues addressed included:</p> <p><u>Nationally described space standards NDSS</u> – It was explained that required standards were set out in technical planning guidance and officers had undertaken research taking into account the benefits and viability, to evidence and build minimum space standards for the Borough. The Panel noted that they were optional, but the Local Authority could chose to add such policies within it's Local Plan.</p> <p>It was noted that generally, properties built in the UK were smaller than other European countries. The Panel acknowledged that when such policies were set by the Local Authority volume house builders then tended to provide plans within the NDSS policy standards.</p> <p>The Panel was made aware that there had been some unintended consequences across the country from changes to permitted development such as office block conversions into flats, but not all the flats had windows and many such schemes were being built far below NDSS. Therefore the Government had been alerted to the issue to ensure that such developments adhered to the correct standards.</p> <p><u>Homes and Communities</u> – a member questioned current obstacles presented in relating to the annual number of new homes required to be built, for example, due to the lack of trades and materials. It was explained that during the pandemic a pragmatic approach was required, for example if there wasn't a certain colour of bricks due to a shortage then a different colour would be chosen. It was noted that once planning applications had been approved then the Local Planning Authority would not have much involvement with the actual build. It was reported that some large house builders were starting to manufacture their own materials, including bricks.</p> <p><u>Planning appeal performance</u> – it was noted that the number of planning appeals dismissed were in a positive position. However, they were being monitored and if, for example, policies were found not to be working as intended and appeals upheld were increasing, then they could be addressed as part of the Local Plan review process, depending on its scope.</p> <p><u>National Planning reforms</u> – It was outlined the following could change within the national planning policy from spring 2023, but some of the reforms would not impact on the Local Authority as much as others in</p>	

the foreseeable future due to the Local Plan already being recently put in place:

- the controversial summer 2020 white Paper Zoning Approach, which had attracted many comments and attention but no longer being taken through the proposals outlined;
- the proposed changes to 5 year land supply - if the local plan was kept up to date then the local authority would not have to demonstrate a rolling 5 year land supply year on year. Some of the detail around the standard methodology being a starting point for local plans to then determine what the housing requirement should actually be, was being moved from the National Planning Guidance into the National Planning Policy Framework;
- Building beautiful was very much on the Government's radar with a shifting emphasis from not just being about housing numbers and delivery but also to ensure quality in terms of design and place making. It was accepted that architecturally something could look outstanding but could be seen differently through different eyes, however better quality and standards of design were required at all times and shift in emphasis, was welcomed;
- There were proposed changes to the test of soundness, for example, how plans were examined relating to being 'justified';

In the longer term some of the areas include:

- the Levelling Up and Regeneration Bill and subsequent legislation was required to be in place before further changes;
- Speeding up the planning process, for example, improvements in the Local Plan timescales to no longer than 2 and half years start to finish and to also include more community consultation;
- Alignment Policy to replace the Duty to Co-operate – further information was required;
- Proposals for National Development Management Policies taking responsibility away from Local Government, for example, these could cover topics such as Heritage, Green Belt and Flood Risk;
- Supplementary Planning Documents to be replaced with Supplementary Plans which will be given the same weight as the Local Plan;
- Climate agenda – to address carbon assessment and quantify carbon impacts from local plan growth strategies or individual planning applications and how it would be offset. It was noted that this was a technical assessment and not ordinarily within a Planner's skill set and currently a much more specialist role so would be a challenge for the profession;
- Material considerations when determining planning applications for developers who had a history of not completing projects;
- Infrastructure levy – reforms to the Community Infrastructure

- Levy were still being taken forward but with a slower roll out and suggestion of piloting on a number of council's initially; and
- Digital agenda – local authorities need to ensure that planning documentation and information was easily accessible.

Employment land – it was acknowledged that warehousing style employment created a number of jobs but with very few highly paid jobs and questioned if plans were in place to encourage a move towards attracting businesses that provided highly skilled, high salary roles. In response, it was explained that the Planning system would not have the controls it required to dictate over employment land.

It was outlined that the bigger employment sites were generally backed by investors or pension companies who wished to see a return for their investment. It was noted that the Government wished to give more control to the market. However, the Local Authority worked with all logistical companies that show an interest in the area to maximise employment in Doncaster.

With regard to the Inland Port the employment forecast was good with approximately up to 6,000 jobs for the area. It was noted that the Government had pushed sites for logistics and that it was part of the local economy. It was also stressed that manufacturing would suffer from the increased use of automation, which was ever increasing. However, it was acknowledged that technical innovations still required human jobs and that these were highly skilled roles. It was stressed that a more balanced job profile for the area was required.

Economic Strategy – it was noted that the local authority had a newly adopted strategy taking a wider scope to include environmental, place and people factors to ensure the economy was working for Doncaster.

Quality of Place and community pride – it was noted that there were pockets of deprivation in all wards but there were some areas where deprivation was higher than others and there was a need to increase aspirations. To do this, a Member stressed that land was available in the northern area of the Borough. It was explained that through the Local Plan there was allocation of a large development site at junction 6 of the M18 and Carcroft Common creating jobs for local people. However, it was stressed that there was land available to create the opportunities but the market needed to respond. If funding was available to pump prime the sites then this would create a massive incentive for developers. The Employment agencies, including Advance, target such areas working with employment opportunities to assist local people in finding employment.

South Yorkshire Pensions Fund – in response to a Member questioning why the organisation had invested in the South and not invested in South Yorkshire until recently, the Assistant Director explained he would discuss this with the Policy Insight Team to

proactively address the position.

Doncaster Sheffield Airport – a Member acknowledged the current position and their wish for it to remain as an operational airport, but questioned any future impact it would have on the Local Plan, for example, future development on the site, and additionally could this have a knock on effect with other potential sites. It was explained that the Local Plan would be reviewed and undertaken within a 5 year period and at the current time there was nothing to trigger a review and that wider work streams were being progressed, such as the CPO.

With regard to the airport development site there was currently 200 acres that had not yet been developed but noted that the 280 acre Unity Site was active. The Authority was seeing good take up of employment land with policies in place (for example relating to the environment) to support appropriate development but there must be a balance to protect the borough from logistic over development. The agreed policies provided the Local Authority with a defensible case when addressing inappropriate development whilst ensuring required economic growth.

A Member referred to the policy requiring housing being sited near employment sites to avoid unnecessary commutes across the borough. He stressed the wish for Gateway East to remain but questioned what could halt this redevelopment. It was outlined that the Local Plan strategic policy was clear that support for the Gateway East sites were entirely dependent upon employment provision and growth from their being an operational airport. Due to the current position, a 200 acre development park remained. It was noted that in relation to the Local Plan the proposed housing on this site was outside the Spatial Strategy and additional to the allocations made to meet the housing requirement, and if not may have caused the need to address housing supply through a plan review, but this was not the case at present.

Connectivity infrastructure – Members raised concerns with public transport, identifying that it was difficult to get one bus to certain areas across the Borough to reach employment sites. It was noted that this was not a Planning issue, but the concerns were very real and understandable.

A question was raised on behalf of Councillor White with respect to planning policy for the Green Best 'west' and Countryside Policy Area 'east' of the area and in relation to residential extensions. It was confirmed a response would be provided following the meeting.

**RESOLVED** that the discussion be noted and the Panel continue to receive annual updates on the Local Plan.

6

OVERVIEW AND SCRUTINY WORK PLAN AND COUNCIL'S FORWARD PLAN OF KEY DECISIONS

The Senior Governance Officer presented the information and reminded the Panel that if they had any issues for the 2023/24 work plan, to email them to the Chair and Senior Governance Officers.

RESOLVED: That the discussion, be noted.

SIGNED:

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DATED:

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CITY OF DONCASTER COUNCIL

REGENERATION & HOUSING OVERVIEW & SCRUTINY PANEL

MONDAY, 17TH JULY, 2023

A MEETING of the REGENERATION & HOUSING OVERVIEW & SCRUTINY PANEL was held at the COUNCIL CHAMBER, CIVIC OFFICE, WATERDALE, DONCASTER DN1 3BU, DONCASTER on MONDAY, 17TH JULY, 2023 at 1.30 PM

PRESENT:

Chair - Councillor Majid Khan

Councillors Iris Beech, Sophie Liu, Thomas Noon, Ian Pearson and Andrea Robinson

ALSO IN ATTENDANCE:

Mark McEgan, Director of Housing Services St Leger Homes of Doncaster  
Andrea Jarrett, Service Manager Access and Allocations, St Leger Homes of Doncaster

APOLOGIES:

Apologies for absence were received from Councillors Steve Cox and John Mounsey

		<u>ACTION</u>
1	<u>TO CONSIDER THE EXTENT, IF ANY, TO WHICH THE PUBLIC AND PRESS ARE TO BE EXCLUDED FROM THE MEETING.</u>	
	There were no items on the agenda.	
2	<u>DECLARATIONS OF INTEREST, IF ANY.</u>	
	There were no declarations made.	
3	<u>MINUTES FROM THE MEETING OF THE REGENERATION &amp; HOUSING OVERVIEW &amp; SCRUTINY PANEL HELD ON 9TH MARCH, 2023</u>	
	<b>RESOLVED:</b> That the minutes of the meeting held on 9 <sup>th</sup> March, 2023 were agreed as a correct record, and signed by the Chair.	
4	<u>PUBLIC STATEMENTS - [A PERIOD NOT EXCEEDING 20 MINUTES FOR STATEMENTS FROM UP TO 5 MEMBERS OF THE PUBLIC ON MATTERS WITHIN THE COMMITTEES REMIT, PROPOSING ACTION(S) WHICH MAY BE CONSIDERED OR CONTRIBUTE</u>	

	<u>TOWARDS THE FUTURE DEVELOPMENT OF THE COMMITTEES WORK PROGRAMME].</u>	
	There were no members of the public in attendance and therefore no statements made.	
5	<u>CITY OF DONCASTER COUNCIL LOCAL LETTINGS POLICIES REVIEW</u>	
	<p>The Panel gave consideration to a report outlining the Local Lettings Policy review undertaken by St Leger Homes of Doncaster. The report presented set out 10 lettings policies that sat outside the main Housing Allocation Policy in place across the borough in the allocation of Council homes.</p> <p>The Panel addressed the following issues during it's discussion:</p> <p><u>Consultation</u> – In response to a question relating to how thoroughly the consultation had been undertaken, particularly the effectiveness of face to face discussions, it was explained that in terms of Member engagement the consultation period had been extended ensuring all Members had maximum opportunity to engage. Community and Member Ward meetings had been used to gain views of residents and Councillors. Many Ad hoc meetings had also been held presenting the information to different groups and individuals. The discussion also referenced section 14 of the report outlining consultation undertaken.</p> <p>It was clarified that the newsletter, used as part of the consultation was not available in audio format, however if a person had, for example, a language barrier then reasonable arrangements would be put in place and a flag retained on file for any future contact. It was again stressed that there had been many face to face meetings as part of the consultation process.</p> <p><u>Banding priority</u> – A Member questioned whether personal circumstances were taken into account when allocating a housing allocation band. It was explained that the bidding order was the same as in the overarching allocations policy for each property type ensuring legal compliance. The Local Lettings policies allowed the system administration to bypass people who either do not qualify or who do not meet the local priority order of the New Build Local Lettings Policy, not change the shortlisting order.</p> <p><u>Securing reasonable preference for specific categories paragraph 9.1 of the report</u> – A Member sought clarification on what was reasonable when an individual seeking housing had a whole range of needs, for many reasons. In response it was explained that when someone made an application for housing a number of checks were undertaken and all decisions were evidence based, and the system could be bypassed to ensure need was met. It was noted that priority was given to many</p>	

applicants who fell within the following categories:

- Homeless persons, or person threatened with homelessness;
- Persons occupying insanitary or overcrowding housing or otherwise living in unsatisfactory housing conditions;
- Persons who need to move on medical or welfare grounds; and
- Persons who need to move to a particular locality within the local authority's area and a failure to meet that need would cause hardship to themselves or others.

In response to additional questions relating to protecting people within the protected characteristics, it was explained that when a client bids on a property they would already be placed in a band relating to their level of housing need and identified their priority and protective characteristics.

It was explained that when properties were let, St Leger Homes was very honest about any ongoing issues in areas where people were bidding, for example, any anti-social behaviour.

It was also explained that with regard to new build St Leger Homes' properties, they would be prioritised to people with local links but again this would need to be evidence based. Applicants would be prioritised starting with the platinum band.

Members recognised the hard work required to ensure the Local Lettings Policy was administered effectively.

Void rent loss – In response to a question relating to minimising how long a property was empty to reduce rent loss, it was explained that there were currently 130 empty properties with the strong desire to reduce to 80. It was acknowledged that quarterly performance was available and considered by the Overview and Scrutiny Management Committee where these figures could be monitored.

In response to a further question it was explained that renovations to an empty property could be labour intensive, for many reasons including material availability, and "yes" targets could fall. The Panel noted that properties were advertised at the earliest opportunity to enable shortlisting, offers and viewing. With regard to new build schemes, if for example there were 5 x 3 new homes on a scheme, only 1 of each property type was advertised ensuring customers only used 1 bid. Regular communication with the Local Authority's Strategic Housing Team was imperative with regard to the delivery of new build schemes.

It was confirmed that if a property required planned maintenance, eg.

major adaptation they were not included in the 26 day renovation target, only minor adaptations were included, for example fitting hand rails.

Hospital discharges - In response to a question, it was noted that St Leger Homes met weekly with the hospital team ensuring people returned home as soon as they were able. At the time of the meeting there was 1 person who was due to be housed but they were in rehabilitation.

Anti-social behaviour (ASB) reduction – It was explained that when allocating a property a person's history would be addressed, for example if there had been any ASB within the preceding two year period they would be discounted. A client must show they have suitable conduct for 12 months prior to being offered a property.

Home Choice Website - It was explained that 98% of customers currently chose to bid for a property via the website. It was highlighted however that a review of the website was currently being undertaken to ensure it was more accessible. A Member stated that the system needed to be easy to follow and offered to take part in the review to assist with access for people with a disability. In relation to any new system, it was confirmed that value for money and customers being at the forefront from any system, as being a priority.

Future Housing requirements – Whilst noting there were approximately 7,000 applicants currently on the housing register, the Panel was assured that conversations were regularly held with the Council's Strategic Housing Team, with a range of initiatives being undertaken to address supply and demand. With regard to any proposed new build properties it was recognised that it could take up to 3 years for these to be made available. There were also incentive schemes for people living in under occupied properties to help make them available for larger families.

It was noted that the target with regard to property acquisition was approximately 240 over a 5 year period, approximately 60 per annum, with the ability to purchase being financially driven.

New Build Schemes – it was outlined that St Leger Homes would normally be given 100% of nomination rights on the first let, reducing to 75% or 50% depending on the agreement. Therefore when new build properties were advertised for St Leger Homes the clients would go through the same process and need to adhere to the Local Lettings Policy. It was noted that with some recent new build properties the enhanced local criteria was added to the letting.

St Leger Lettings – it was noted that this part of the business was encouraging as many private landlords as possible to rent and manage their properties through St Leger Homes.

	<p>It was also stressed that South Yorkshire Housing was now advertising all its properties through St Leger Homes. To summarise any property let through St Leger Homes, then the shortlist for letting a property would be undertaken using the same policy and rules.</p> <p><b><u>RESOLVED:</u></b> That the Local Lettings Policy, be supported.</p>	
6	<p><b><u>CITY OF DONCASTER COUNCIL GYPSY AND TRAVELLER PITCH ALLOCATION POLICY REVIEW</u></b></p>	
	<p>A report was presented by St Leger Homes of Doncaster outlining ten proposed changes to the Council’s Pitch Allocations Policy for the four Gypsy and Traveller sites at Armthorpe, Long Sandall, Thorne and Sprotbrough.</p> <p>The Panel was informed of the consultation undertaken with residents, active waiting list applicants, key stakeholders and Councillors through a number of mechanisms including social media and traditional methods for example, focus groups. Through the Housing Development Officer, who has built good relationships within the community, face to face sessions were held at different times of the day and had made consultation much easier.</p> <p>It was noted that there were currently 30 applicants on the waiting list but some had been on for a number of years and not actively seeking a site, however, it was good practice not to remove the applicants.</p> <p>With regard to the number of current pitches it was explained that there were no current plans to expand the number of pitches available, however plans to improve pitches were being explored.</p> <p><b><u>RESOLVED:</u></b> That the Policy, be supported.</p>	
7	<p><b><u>OVERVIEW AND SCRUTINY WORK PLAN AND COUNCIL'S FORWARD PLAN OF KEY DECISIONS</u></b></p>	
	<p>The Senior Governance Officer highlighted the Overview and Scrutiny Work Plan and Council’s Forward Plan of key decisions to the Panel for its attention.</p> <p>Resolved: That the information, be noted.</p> <p>Chair: _____</p> <p>Dated: _____</p>	

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### Report

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Date: 19<sup>TH</sup> October 2023

To: the Chair and Members of the  
Regeneration & Housing Overview & Scrutiny Panel

Report Title: HOUSING RETROFIT – PROGRESS SINCE 2021

Relevant Member(s)	Cabinet	Wards Affected	Key Decision?
Cllr M Houlbrook Cllr G Jones		All	No

#### EXECUTIVE SUMMARY

1. The work of the Doncaster Climate Commission identified that the borough's housing was the second biggest producer of carbon emissions, after transport. The Council's Environment and Sustainability Strategy approved in 2021 therefore made improving the energy efficiency of the borough's homes one of its priorities.
2. Since 2021 a start has been made on the huge task of retrofitting the borough's housing stock. The Council has successfully bid for significant external grant funding from a number of Government funded housing retrofit initiatives, matched largely by its own investment of £12m in a Thermal Improvement Programme for Council housing funded by the Housing Revenue Account. In 2023 the Council has also secured £2.7m in Gainshare funding from the South Yorkshire Mayoral Combined Authority to retrofit more homes. In total £13.6m of external funding has been secured to date and over 1,100 homes have been improved, the vast majority being the Council's own social rented homes. We know however, that in terms of the target of net zero by 2040 the Council's housing stock needs hundreds of millions more investment in retrofit.
3. In 2022 the Council commissioned a Housing Stock Modelling report assessing the likely condition of the borough's private sector housing, both owner occupied and private rented. This report, and the Health Impact Assessment done of its findings, helps us to understand the likely scale of homes where residents experience excess cold and to identify target areas for retrofit. The likely scale of retrofit costs for 115,000 private sector homes to achieve net zero targets will far exceed those

for the Council's housing stock, and private sector funding, including from individual households, will be needed to reach the target

## **EXEMPT REPORT**

4. This is not an exempt report.

## **RECOMMENDATIONS**

5. That the Panel notes the progress so far in retrofitting the borough's housing stock and the scale of the long term challenge to meet net zero targets for housing

## **WHAT DOES THIS MEAN FOR THE CITIZENS OF DONCASTER?**

6. Mitigating the impact of climate change is a key priority locally, nationally, and internationally, and reducing carbon emissions is fundamental to limiting the global temperature increase. The impacts of climate change are already beginning to be seen locally in more severe weather events like flooding and wildfires, hotter and drier summers and warmer and wetter winters. The Council must take any steps it can to help reduce the risk of these weather events to residents. Housing retrofit can also help minimise the impact of increasing energy costs for households, mitigating the cost of living pressures many are facing

## **BACKGROUND**

7. The work of the Doncaster Climate Commission 2019 identified that the borough's housing was the second biggest producer of carbon emissions, after transport. The Council's Environment and Sustainability Strategy approved in 2021 therefore made improving the energy efficiency of the borough's homes one of its priorities.
8. Since 2021 a start has been made on the huge task of retrofitting the borough's housing stock. The Council has successfully bid for significant external grant funding from a number of Government funded housing retrofit initiatives, matched largely by its own investment of £12m in a Thermal Improvement Programme for Council housing funded by the Housing Revenue Account. A series of successful funding bids has reduced the need to use Council's own capital and HRA to deliver the Thermal Improvement Programme. The bids are as follows:
  - a. Local Authority Delivery schemes – funded by Department for Energy Security & Net Zero (DESNZ)
    - i. Phase 1 – £684,000
    - ii. Phase 1B – £517,000
    - iii. Phase 2 – £2.45m
  - b. Social Housing Decarbonisation Fund – DESNZ
    - i. Wave 1 – £3.24m
    - ii. Wave 2 – £4m



9. In 2023 the Council has also secured £2.7m in Gainshare funding from the South Yorkshire Mayoral Combined Authority to retrofit more homes by 2025. In total £13.6m of external funding has been secured to date and over 1,100 homes have been improved, the vast majority being the Council's own social rented homes. We know however, from work commissioned from Savills, that in terms of the target of net zero by 2040 the Council's housing stock needs hundreds of millions more investment in retrofit.
10. In 2022 the Council commissioned a Housing Stock Modelling report assessing the likely condition of the borough's private sector housing, both owner occupied and private rented. This report, and the Health Impact Assessment done of its findings, helps us to understand the likely scale of homes where residents experience excess cold and to identify target areas for retrofit. The likely scale of retrofit costs for 115,000 private sector homes to achieve net zero targets will far exceed those for the Council's housing stock, and private sector funding, including from individual households, will be needed to reach the target. Here are some of the findings:
  - a. Average SAP (home energy rating) rating est. at 63 –
    - i. England and Yorks & Humber average is 62
  - b. 1,261 Private Rented Sector homes have EPC rating below E
    - i. Since 2018 it has been illegal to rent a property with an EPC lower than E.
  - c. 2,979 owner occupier homes also est. to have EPC ratings below E
  - d. Estimated 16,920 homes with un-insulated cavities and 18,217 with less than 100mm loft insulation
11. To date the most progress on retrofit has been made on the Council's own housing stock. This has largely been due to the criteria for the external funding made available to bid for, which has limited the income levels of eligible households and failed to take account of the large rise in the costs of measures such as External Wall Insulation during 22-23. This has made capped grant levels insufficient to enable private households to afford to participate in the schemes.
12. A significant lack of capacity in the contractor market has also slowed progress and made retrofit work more expensive. The qualification requirements for approved installers and the standards of work required have deterred some contractors from skilling up their workforce whilst sources of funding are short term and unpredictable. A long term, funded national retrofit programme would open up very significant new opportunities for more jobs and work for local companies
13. There are a number of other national energy efficiency improvement schemes running to which private sector households can apply including the Great British Insulation Scheme (GBIS) and Energy Company Obligation (ECO). The vast majority of grant funding has been directed to those most vulnerable, with either health or low income being a qualifying criteria, but the recent introduction of GBIS has opened up to more homeowners able to access a funded insulation measure for their home. While this has been welcomed by the insulation industry, it does

only provide basic measures and does not go far enough to reduce fuel costs and prepare a home to meet the future standards required by net zero targets.

14. There has been a steady increase of uptake in renewable energy technologies, namely solar, following the increase in energy costs, but this has been driven by those able to pay the upfront capital. There are over 7,000 homes in Doncaster using solar and over 700 of these are Council homes. Without further incentive or grant, it will be very difficult for low income households to benefit from the large scale scheme we once saw when the government Feed in Tariff was available.

### OPTIONS CONSIDERED



15. Beginning the process of retrofitting the borough’s housing stock – the Council has made a start on the huge task of making progress towards a net zero target of 2040, despite at the present time there being insufficient resources to be confident that this target can be achieved. The pressing need to tackle carbon emissions mean making a start on this work essential. This is the recommended option


### REASONS FOR RECOMMENDED OPTION

16. To contribute to the achievement of a net zero borough by 2040 and reduce the impacts of climate change on local residents, businesses and the natural environment

### IMPACT ON THE COUNCIL’S KEY OUTCOMES

17.

Great 8 Priority	Positive Overall	Mix of Positive & Negative	Trade-offs to consider – Negative overall	Neutral or No implications
 <b>Tackling Climate Change</b>	✓			
Comments: Reducing the carbon emissions from housing is a key element of mitigating the impact of climate change, and in helping to minimise the costs to households of future energy price rises				
 <b>Developing the skills to thrive in life and in work</b>	✓			

Comments: There are significant opportunities for new jobs and work for local companies from establishing a long term funded national programme of housing retrofit				
 <b>Making Doncaster the best place to do business and create good jobs</b>	✓			
Comments: Expanding investment in housing retrofit would provide more opportunities for local companies				
 <b>Building opportunities for healthier, happier and longer lives for all</b>	✓			
Comments: Energy efficient homes are more affordable to heat and help residents avoid the health consequences of living in a cold home				
 <b>Creating safer, stronger, greener and cleaner communities where everyone belongs</b>	✓			
Comments: Reducing the carbon emissions from housing helps to protect the environment and support more biodiversity and nature recovery				
 <b>Nurturing a child and family-friendly borough</b>	✓			
Comments: Helping to minimise the impact on household budgets of energy price rises supports families to cope with cost of living pressures				
 <b>Building Transport and digital connections fit for the future</b>				✓
Comments:				
 <b>Promoting the borough and its cultural, sporting, and heritage opportunities</b>				✓

Comments:				
<b>Fair &amp; Inclusive</b>	✓			
Comments: The housing retrofit work completed so far has been targeted at lower income households, offering free or subsidised property improvements				

## LEGAL IMPLICATIONS

18. No legal implications have been sought for this report. Further specific advice can be provided in relation to any issues raised by the Panel.

## FINANCIAL IMPLICATIONS

19. No finance implications have been sought for this report. Further specific advice can be provided in relation to any issues raised by the Panel.

## HUMAN RESOURCES IMPLICATIONS

20. No human resources implications have been sought for this report. Further specific advice can be provided in relation to any issues raised by the Panel.

## TECHNOLOGY IMPLICATIONS

21. No technology implications have been sought for this report. Further specific advice can be provided in relation to any issues raised by the Panel.

## RISKS AND ASSUMPTIONS

22. At present the funding solutions to ensure that the borough's housing stock can be sufficiently retrofitted to meet net zero aspirations by 2040 are not in place. There is a risk that the cost of works to the Council and to individual households are unaffordable
23. It must be assumed that over time the Government will develop a long term national funding plan for retrofit works for those households who are not able to finance the works themselves, in all likelihood blending public and private finance. It is also assumed that if the scale of retrofit activity grows the construction sector will respond to staff up and upskill the workforce to carry out these works and more energy efficient technologies eg air source heat pumps will become more affordable

## **CONSULTATION**

24. The Council's Sustainability Unit reports regularly on progress on housing retrofit activity to the Portfolio Holder, and these updates are shared with Team Doncaster partners.

## **BACKGROUND PAPERS**

25. [The Doncaster Climate Commission report 2019](#)  
[The Environment and Sustainability Strategy 2021](#)

## **GLOSSARY OF ACRONYMS AND ABBREVIATIONS**

26. DESNZ – Department for Energy Security & Net Zero
27. SAP – Standard Assessment Procedure
28. HRA – Housing Revenue Account
29. GBIS – Great British Insulation Scheme
30. ECO – Energy Company Obligation
31. EPC – Energy Performance Certificate

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## **RESPONSIBLE DIRECTOR**

Dan Swaine – Director of Place

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### Report

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**Date: 19.10.23**

**To: The Chair and Members of the  
Regeneration & Housing Overview & Scrutiny Panel**

**Report Title: THE NEW REGULATORY REGIME FOR SOCIAL HOUSING AND  
IMPLICATIONS FOR THE COUNCIL**

Relevant Member(s)	Cabinet	Wards Affected	Key Decision?
Cllr G Jones		All	No

#### EXECUTIVE SUMMARY

1. In April 2024 a new regulatory regime for social housing comes into force, based on the Social Housing (Regulation) Act 2023. The new regime includes periodic inspections of all social landlords undertaken by the Regulator of Social Housing (RoSH). The inspection will focus on the ways in which the council delivers its services in accordance with prescribed Consumer Standards. As such CDC will need to demonstrate that the services delivered by itself and St Leger Homes on behalf of CDC meet the consumer standards and that CDC has sufficient assurance and oversight of SLHD's performance to ascertain that the standards are being met.
2. The Government is currently consulting on proposed new Consumer Standards which cover several aspects of housing service delivery. Part of the Safety and Quality Standard is the provision of adaptations to Council housing tenants. This service, which is provided by the Council, will also be included in an inspection.
3. The Government has also defined new Tenant Satisfaction Measures which will form part of the appraisal process for landlord performance.
4. It is important that the Regeneration & Housing Scrutiny Panel is advised of the new regulatory requirements, which in some instances will replace the current Key Performance Indicators against which SLHD performance is assessed, as the Panel plays a role in providing the Council with assurance on the performance of its landlord

## **EXEMPT REPORT**

5. This is not an exempt report.

## **RECOMMENDATIONS**

6. That the Panel notes the information provided about the new regulatory regime for social housing.

## **WHAT DOES THIS MEAN FOR THE CITIZENS OF DONCASTER?**

7. The Council has just under 20,000 affordable rented homes across the borough, offering safe, good quality places to live for many households. The external inspection of the performance of the Council and SLHD against the new standards will help to ensure that tenants receive good quality services from their landlord.

## **BACKGROUND**

8. In April 2024 a new regulatory regime for social housing comes into force, based on the Social Housing Regulation Act 2023. The Council is a registered provider of social rented homes which are managed on its behalf by the arms length management organisation St Leger Homes Doncaster (SLHD), which is wholly owned by the Council. The Regulator of Social Housing's (RoSH) inspection will consider not only the performance of the Council and SLHD as a provider of landlord services, but also the arrangements the Council has in place to assure itself of performance in service delivery and meeting statutory requirements.
9. The new regulatory regime will see all registered housing providers inspected by the Regulator for Social Housing (RoSH) every four years. It is not known at present when the first inspection of the Council and SLHD will take place.
10. The Government is currently consulting on proposed new Consumer Standards which cover aspects of housing service delivery. These set standards for the Safety and Quality of homes, Transparency, Influence and Accountability to tenants, Neighbourhood and Community and Tenancy. Part of the Safety and Quality Standard is the provision of adaptations to Council housing tenants. This service, which is provided by the Council, will also be included in an inspection. Further information about each of these standards will be provided in a presentation for Panel on 19 October.
11. The Government has also defined new Tenant Satisfaction Measures which will form part of the appraisal process for landlord performance. The list of new TSMs will be included in the presentation to Panel. The TSMs are already in operation and feedback has begun to be gathered against them.
12. Work is underway by the Council and SLHD to ensure that we are regulation-ready by April 2024. To assist in this preparation expert assistance has been



commissioned from Savills, who will assess current service and assurance arrangements and provide us with critical friend feedback our position against the Consumer Standards.

13. The Government is currently consulting on a proposed fee regime for the new regulatory regime including the periodic inspections. The proposed costs for the Council would be circa £140-160k p.a., which would have to be met from the Housing Revenue Account.

### OPTIONS CONSIDERED




14. Brief the Regeneration & Housing Overview & Scrutiny Panel on the new social housing regulatory regime – the new regime is mandatory for all registered housing providers, and it is therefore essential that the Panel is briefed about its requirements. This is the preferred option.




### REASONS FOR RECOMMENDED OPTION

15. To ensure that the Panel is briefed on the new regulatory requirements and can over time fulfil its role in the assurance processes for housing service delivery.

### IMPACT ON THE COUNCIL’S KEY OUTCOMES

16.

Great 8 Priority	Positive Overall	Mix of Positive & Negative	Trade-offs to consider	Neutral or No implications
 <b>Tackling Climate Change</b>	✓			
Comments: Several elements of the proposed Consumer Standards are relevant to ensuring that Council housing is maintained in good condition and is energy efficient				
 <b>Developing the skills to thrive in life and in work</b>				✓
Comments:				
 <b>Making Doncaster the best place to do business and create good jobs</b>				✓

Comments:				
 <b>Building opportunities for healthier, happier and longer lives for all</b>	✓			
Comments: Good quality homes and effective two-way communication with tenants helps to ensure good wellbeing for all households renting homes from the Council				
 <b>Creating safer, stronger, greener and cleaner communities where everyone belongs</b>	✓			
Comments: The Consumer Standards set out expectations for landlords to work in co-operation with other local partners in neighbourhoods, including improving neighbourhood safety				
 <b>Nurturing a child and family-friendly borough</b>	✓			
Comments: A secure, good quality affordable home is one of the foundations of a child and family friendly borough				
 <b>Building Transport and digital connections fit for the future</b>				✓
Comments:				
 <b>Promoting the borough and its cultural, sporting, and heritage opportunities</b>				✓
Comments:				
<b>Fair &amp; Inclusive</b>	✓			

Comments: The requirements in the new Consumer Standards around transparency, influence and accountability emphasise the importance of listening to and learning from all tenants' experiences of living in their homes and neighbourhoods. This should help to ensure that all voices and needs are acknowledged and responded to

### **LEGAL IMPLICATIONS**

17. No legal implications have been sought for this report. Further specific advice can be provided in relation to any issues raised by the Panel.

### **FINANCIAL IMPLICATIONS**

18. No finance implications have been sought for this report. Further specific advice can be provided in relation to any issues raised by the Panel.

### **HUMAN RESOURCES IMPLICATIONS**

19. No human resources implications have been sought for this report. Further specific advice can be provided in relation to any issues raised by the Panel.

### **TECHNOLOGY IMPLICATIONS**

20. No technology implications have been sought for this report. Further specific advice can be provided in relation to any issues raised by the Panel.

### **RISKS AND ASSUMPTIONS**

21. There is a potential risk that failure to brief the Regeneration & Housing Overview & Scrutiny Panel adequately on the new regulatory environment means that the delivery of the housing services covered are not scrutinised appropriately as part of the Council's over-arching performance assurance framework. This briefing, and further briefings as appropriate, is designed to help ensure that this risk is mitigated.
22. There is also a risk that the Council and SLHD fail to prepare sufficiently for the new regulatory regime. This report is part of a preparation process which includes a range of work being undertaken by Council and SLHD officers, and expert advice being provided by Savills over the next 3-4 months.

### **CONSULTATION**

23. The Chief Executive of SLHD has been consulted on the content of this report.

## **BACKGROUND PAPERS**

24. None

## **GLOSSARY OF ACRONYMS AND ABBREVIATIONS**

- TSM - Tenant Satisfaction Measures
- SLHD – St Leger Housing Doncaster
- RoSH - Regulator of Social Housing

## **REPORT AUTHOR & CONTRIBUTORS**

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Please note dates of meetings/rooms/support may change

**OVERVIEW & SCRUTINY WORK PLAN 2023/24**

	OSMC	H&ASC O&S	CYP O&S	R&H O&S	C&E O&S
April	<b>Monday 17<sup>th</sup> April at 1pm Informal briefing session MS Teams</b>		<b>Wednesday 19<sup>th</sup> April at 4pm Informal Briefing Session MS Teams</b>	<b>Monday 24<sup>th</sup> April 2023 10am MS Teams Members briefing (CR)</b>	
	<ul style="list-style-type: none"> <li>Doncaster Delivering Together (DDT) Investment Plan (c)</li> </ul>		<ul style="list-style-type: none"> <li>Transition of Children Social Care (c)</li> <li>Update briefing on Government response Stable homes built on love</li> </ul>	<ul style="list-style-type: none"> <li>Improving Council housing stock and How St Leger Homes ensure VFM and work standards on improvement programmes; (c)</li> <li>Repairs Excellence ph 2 (c)</li> </ul>	
			<b>Thursday 20<sup>th</sup> April 2023, 2pm, Informal Briefing Joint Meeting with C&amp;E</b>		<b>Thursday 20<sup>th</sup> April 2023, 2pm, Informal Briefing Joint Meeting with CYP</b>
			<ul style="list-style-type: none"> <li>Play Parks Strategy</li> </ul>		<ul style="list-style-type: none"> <li>Play Parks Strategy</li> </ul>
			<b>Wednesday 26<sup>th</sup> April 2023 at 12pm, Informal Briefing session, MS Teams – CANCELLED</b>		
			<ul style="list-style-type: none"> <li>Referrals – school experience update Social Care Front Door – meeting with headteachers</li> <li>Update on overview of social care theme pressure points</li> </ul>		
			<b>Thursday 27<sup>th</sup> April 2023 at 4.30pm MS Teams or Council Chamber TBC</b>		

Please note dates of meetings/rooms/support may change

	OSMC	H&ASC O&S	CYP O&S	R&H O&S	C&E O&S
			<ul style="list-style-type: none"> <li>Youth Council Priorities (and for information Children and Young Peoples Plan).(c)</li> <li>Youth Offer (c)</li> </ul>		
			<b>Thursday 27<sup>th</sup> April 2023 at 10am MS Teams Briefing Session</b>		
			<ul style="list-style-type: none"> <li>SEND inspection framework and Government response to Green Paper</li> </ul>		
May		<b>Thursday 11<sup>th</sup> May 2023 at 10am Council Chamber</b>		<b>Tuesday 23<sup>rd</sup> May 2023 at 1.30pm Briefing Session MS Teams</b>	
		<ul style="list-style-type: none"> <li>Bentley and Rossington Primary Care estate developments ICB</li> <li>Public Health Protection Update</li> </ul>		<ul style="list-style-type: none"> <li>Local Lettings Policy</li> <li>Gypsy and Traveller Pitch Allocation Policy</li> </ul>	
		<b>Thursday 25<sup>th</sup> May 2023 at 10am, MS Team</b>			
		Work Planning			
June	<b>Thursday 1<sup>st</sup> June 2023 at 10am Council Chamber</b>		<b>Thursday 15<sup>th</sup> June 2023 at 4pm, MS Teams</b>	<b>Thursday 6<sup>th</sup> June 2023 at 2pm, MS Teams</b>	<b>Thursday 1<sup>st</sup> June 2023 at 2pm, MS Teams</b>
	<ul style="list-style-type: none"> <li>Work Planning</li> </ul>		<ul style="list-style-type: none"> <li>Work Planning</li> </ul>	<ul style="list-style-type: none"> <li>Work Planning</li> </ul>	<ul style="list-style-type: none"> <li>Work Planning</li> </ul>

Please note dates of meetings/rooms/support may change

	OSMC	H&ASC O&S	CYP O&S	R&H O&S	C&E O&S
	<p><b>Thursday 1<sup>st</sup> June 2023 at 11am, Council Chamber (CM)</b></p> <ul style="list-style-type: none"> <li>Youth Justice Plan</li> </ul>			<p><b>Friday 30<sup>th</sup> June 2023 at 10.30am Briefing Session MS Teams (CM)</b></p> <ul style="list-style-type: none"> <li>Transport (invite to SYMCA) (c)</li> </ul>	
	<p><b>Thursday 29<sup>th</sup> June 2023 at 10am, Council Chamber (CM/AT)</b></p> <ul style="list-style-type: none"> <li>Finance and Performance (invite to Cabinet Members Cole and Houlbrook) (c)</li> <li>Agree Scrutiny Work Plan</li> </ul>				
July	<p><b>Thursday 20<sup>th</sup> July 2023 at 10am, MS Teams (CM)</b></p> <ul style="list-style-type: none"> <li>St Leger Homes future priorities and services (R&amp;H O&amp;S to be invited) (c)</li> </ul>	<p><b>Thursday 6<sup>th</sup> July 2023 at 10am, Members Briefing, Council Chamber (CR)</b></p> <ul style="list-style-type: none"> <li>Joint Strategic Needs Report:                             <ul style="list-style-type: none"> <li>Summary of specific areas of data</li> <li>What's new/ performance deterioration (c)</li> </ul> </li> </ul>	<p><b>Thursday 27<sup>th</sup> July 2023 at 4.30pm, MS Teams (CM)</b></p> <ul style="list-style-type: none"> <li>Child Exploitation</li> </ul>	<p><b>Monday 17<sup>th</sup> July 2023 at 1.30pm, Council Chamber (CR)</b></p> <ul style="list-style-type: none"> <li>Local Lettings Policy</li> <li>Gypsy and Traveller Pitch Allocation Policy (c)</li> </ul>	
					<p><b>Thursday 3<sup>rd</sup> August 2023 at 10am Briefing Session MS Teams (CM)</b></p> <ul style="list-style-type: none"> <li>Community Assets – Mary Woollet Centre</li> <li>Update on recommendations from the Corporate Assets Policy Review</li> <li>Local Flood Risk Management Strategy –</li> </ul>
Aug					

Please note dates of meetings/rooms/support may change

	OSMC	H&ASC O&S	CYP O&S	R&H O&S	C&E O&S
					outline pre 5 <sup>th</sup> October meeting  • PSPO – Town Centre – pre cabinet decision
		<b>Wednesday, 23<sup>rd</sup> August 2023, 10am Sheffield Council (CR)</b>			
		<ul style="list-style-type: none"> <li>JHOSC (Chair only to attend)</li> </ul>			
Sept	<b>Thursday 7<sup>th</sup> September 2023 at 10am, Council Chamber (CR)</b>	<b>Thursday 28<sup>th</sup> September 2023 at 2pm, Council Chamber (CM)</b>	<b>Wednesday 20<sup>th</sup> September 2023 at 9.30am Site Visit (CR)</b>		
	<ul style="list-style-type: none"> <li>Annual Compliments and Complaints (c)</li> </ul>	<ul style="list-style-type: none"> <li>Mental Health aged 18 to 25 Invite PFG (c)</li> </ul>	<ul style="list-style-type: none"> <li>Site visit to Adwick Family Hub (c)</li> </ul>		
	<b>Thursday 7<sup>th</sup> September 2023 at 10am, Council Chamber (CR)</b>				
	<ul style="list-style-type: none"> <li>Fairness and Wellbeing Commission (c)</li> </ul>				
			<b>Monday 9<sup>th</sup> October 2023, 12:30pm, MS Teams (CM)</b>		
			<ul style="list-style-type: none"> <li>Referrals – school experience update Social Care Front Door – meeting with headteachers (c)</li> </ul>		
Oct	<b>Thursday 12<sup>th</sup> October 2023 at 10am, Council Chamber (CR)</b>	<b>Thursday 26<sup>th</sup> October 2023 at 10am, Sheffield CC or MS Teams (TBC)</b>	<b>Tuesday 31<sup>st</sup> October 2023 at 4.30pm Council Chamber (CR)</b>	<b>Thursday 19<sup>th</sup> October 2023 at 10am, Council Chamber (CM)</b>	<b>Thursday 5<sup>th</sup> October 2023 at 10am Council Chamber (CM)</b>



Please note dates of meetings/rooms/support may change

	OSMC	H&ASC O&S	CYP O&S	R&H O&S	C&E O&S
	<ul style="list-style-type: none"> <li>Finance and Performance (invite to Cabinet Member Blackham) (c)</li> </ul>	<ul style="list-style-type: none"> <li>JHOSC – Chair only as appointed Member on Committee</li> </ul>	<ul style="list-style-type: none"> <li>SEND Strategy Pre-Cabinet decision (c)</li> <li>Child Poverty report on discussions from site visit ©</li> <li>Youth Council</li> </ul>	<ul style="list-style-type: none"> <li>Housing - New regulatory regime for social housing</li> <li>Housing biodiversity</li> </ul>	<ul style="list-style-type: none"> <li>Safer Doncaster Partnership (c) <ul style="list-style-type: none"> <li>Update from February position focus on Retail Crime</li> </ul> </li> <li>Flood Risk Management Strategy Pre-Cabinet decision (c)</li> </ul>
Nov	<p><b>Thursday 2<sup>nd</sup> November 2023 at 10am, MS Teams/Council Chamber TBC (CR)</b></p> <ul style="list-style-type: none"> <li>Customer Experience Strategy (c)</li> </ul>	<p><b>Wednesday 22<sup>nd</sup> November 2023 at 2pm, Sheffield CC or MS Teams (TBC)</b></p> <ul style="list-style-type: none"> <li>JHOSC – Chair only as appointed Member on Committee</li> </ul>			
	<p><b>Tuesday 7<sup>th</sup> November 2023 at 2pm, MS Teams (CR)</b></p> <ul style="list-style-type: none"> <li>Update on Localities</li> <li>Community Prevention Model</li> </ul>	<p><b>Thursday 23<sup>rd</sup> November 2023 at 10am Council Chamber (CM)</b></p> <ul style="list-style-type: none"> <li>Doncaster and Bassetlaw Hospital Trust and. Areas for consideration to be agreed: <ul style="list-style-type: none"> <li>A&amp;E position</li> <li>Waiting lists</li> <li>Staff Recruitment and Retention</li> </ul> </li> <li>Winter planning (c)</li> </ul>			
		<p><b>Monday 27<sup>th</sup> November 2023 at 2pm MS Teams TBC</b></p>			
		<ul style="list-style-type: none"> <li>Health and Well-being Strategy initial consultation</li> </ul>			
Dec	<p><b>Wednesday 13<sup>th</sup> December 2023</b></p>	<p><b>Thursday 7<sup>th</sup> December 2023 at 2pm, Sheffield CC or MS Teams (TBC)</b></p>	<p><b>Thursday 7<sup>th</sup> December 2023 at 4.30pm, Council Chamber (CR)</b></p>		<p><b>Thursday 7<sup>th</sup> December 2023 at 10am, MS Teams (CM)</b></p>

FP – Forward Plan Decision

CR or CM– Officer Responsible

Please note dates of meetings/rooms/support may change

	OSMC	H&ASC O&S	CYP O&S	R&H O&S	C&E O&S
	<p><b>at 9am, Council Chamber (CM)</b></p> <ul style="list-style-type: none"> <li>Finance and Performance (invite to Cabinet Members Blake and L Ball)</li> </ul>	<ul style="list-style-type: none"> <li>JHOSC – Chair only as appointed Member on Committee</li> </ul>	<ul style="list-style-type: none"> <li>Educational Outcomes (c)</li> </ul>		<ul style="list-style-type: none"> <li>Future Parks Scheme (c)</li> <li>Street Scene (c)</li> </ul>
Jan	<p><b>Tuesday 23<sup>rd</sup> January 2024 at 10am Briefing Session MS Teams/Council Chamber (CM/CR)</b></p> <ul style="list-style-type: none"> <li>Budget</li> <li>Corporate</li> </ul>	<p><b>Thursday 18<sup>th</sup> January 2024 at 10am, Sheffield CC or MS Teams (TBC)</b></p> <ul style="list-style-type: none"> <li>JHOSC – Chair only as appointed Member on Committee</li> </ul>			<p><b>Monday 22<sup>nd</sup> January 2024 at 10am Council Chamber Briefing session TBC</b></p> <ul style="list-style-type: none"> <li>Waste and Recycling to include current/future contract and changes to regulations/impact on future green agenda</li> </ul>
	<p><b>Thursday 1<sup>st</sup> February 2024 at 10am, Council Chamber (CM/CR)</b></p> <ul style="list-style-type: none"> <li>Budget</li> <li>Corporate Plan</li> </ul>	<p><b>8<sup>th</sup> February 2024 at 10am, Council Chamber (CM/CR TBC)</b></p> <ul style="list-style-type: none"> <li>Dementia – possible visit to local groups re: access for people who suffer with dementia;</li> <li>Integrated Care Board – invite</li> </ul>			<p><b>Thursday 15<sup>th</sup> February 2024 at 10am Crime &amp; Disorder Committee, Council Chamber (CR)</b></p> <ul style="list-style-type: none"> <li>Safer Doncaster Partnership</li> </ul>
Feb	<p><b>Thursday 22<sup>nd</sup> February 2024 at 10am, Council Chamber</b></p>	<p><b>Thursday 15<sup>th</sup> February 2024 at 10am, Sheffield CC or MS Teams (TBC)</b></p> <ul style="list-style-type: none"> <li>JHOSC – Chair only as appointed Member on Committee</li> </ul>			
March	<p><b>Thursday 28<sup>th</sup> March 2024 at 10am, Council Chamber (CM)</b></p>	<p><b>Thursday 21<sup>st</sup> March 2024 at 2pm, Council Chamber (CM)</b></p>	<p><b>Thursday 14<sup>th</sup> March 2024 at 4.30pm, Council Chamber</b></p>	<p><b>Thursday 7<sup>th</sup> March 2024 at 2pm, Council Chamber</b></p>	

Please note dates of meetings/rooms/support may change

	OSMC	H&ASC O&S	CYP O&S	R&H O&S	C&E O&S
	<ul style="list-style-type: none"> <li>Finance and Performance (invite to Cabinet Members N Ball and G Jones)</li> </ul>	<ul style="list-style-type: none"> <li>Public Health Protection Annual Report</li> </ul>	<ul style="list-style-type: none"> <li>Child Neglect</li> </ul>	<ul style="list-style-type: none"> <li>Local Plan update</li> </ul>	

**POSSIBLE ISSUES FOR FUTURE CONSIDERATION OR TO BE SCHEDULED**

	Quarterly performance 18 <sup>th</sup> July 2024 (Invite to Cllrs Smith and Nightingale)	Joint Regional Health (JHOSC) – as required Chair only to attend	Inclusion Update – Elective Home Education (December 2023 or later/possible extra Member Briefing Session)	Market and Corn Exchange update – possible invite to MAM	
	SYAC (South Yorkshire Airport City)	Integrated Care Board – Date to be confirmed – specific approach from one of the following, to be agreed:  Primary Care Access recovery plan for Doncaster area  Pharmacy access, demands and national position  Oral health to include Dentistry access, demands and national position	Universal Services - how it is being impacted by cost of living and post pandemic school language and school ready – looked at this last year	Transport	
	SLH Complaints appeal policy – with R and H briefing session new year 2024	Consultations from Directorates as required  - Adult social care peer review outcome	EPIC	Biodiversity Net Gain	
	Fairness and well-being commission update prior to final document	Age Friendly City – early input, plans and practicalities – how can the Authority drive this?		1. Housing crisis – aging population – are we satisfied that the Local Authority and partners are doing everything possible to increase availability	

Please note dates of meetings/rooms/support may change

				(including supported living accommodation)	
		Invite to Aspire – Substance misuse – 2024/25		2. Regeneration and Economy:  Connectivity – new technology availability, impact of working from home and town centre footfall	
		Maternity care – possibly for the future		SLH Complaints appeal policy – with OSMC briefing session new year 2024	
		Children and Young People – raft of issues on state of health – possibly joint with CYP Panel – Await Director input			
		Learning Disability and Autism Strategy review late 2023/24 work plan programme			
		Health and Well-being Strategy late 2023 / early 2024			
<b>BRIEFING NOTES/FOR CIRCULATION</b>					
			Youth offer/Hubs – integrated offer – briefing note	Housing Stock – no deposit for first time buyers impact on rights to buy and council housing stock?  Overall impact on private setor availability	
				Outcomes from the OT medical assessment how it impacts on housing waiting lists (health panel undertook dedicated meeting in 2022/23)	

**DONCASTER METROPOLITAN BOROUGH COUNCIL**  
**FORWARD PLAN FOR THE PERIOD 1 NOVEMBER 2023 TO 29 FEBRUARY 2024**

The Forward Plan sets out details of all Key Decisions expected to be taken during the next four months by either the Cabinet collectively, The Mayor, Deputy Mayor, Portfolio Holders or Officers and is updated and republished each month.

A Key Decision is an executive decision which is likely:-

- (a) to result in the Local Authority incurring expenditure which is, or the making of savings which are, significant having regard to the Local Authority's budget for the service or function to which the decision relates; or
- (b) to 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 area of the Local Authority;
- (c) any decision related to the approval or variation of the Policy and budget Framework that is reserved to the Full Council.

The level of expenditure/savings which this Authority has adopted as being financially significant are (a) in the case of the revenue budget, gross full-year effect of £250,000 or more b) in the case of capital budget, £1,000,000 or more in respect of a single project or otherwise across one financial year.or the decision has a significant impact on 2 or more wards.

Please note in addition to the documents identified in the plan, other documents relevant to a decision may be submitted to the Decision Maker. Details of any additional documents submitted can be obtained from the Contact Officer listed against each decision identified in this plan.

In respect of exempt items, if you would like to make written representations as to why a report should be considered in public, please send these to the contact officer responsible for that particular decision. Unless otherwise stated, representations should be made at least 14 days before the expected date of the decision.

**KEY**

Those items in **BOLD** are **NEW**

Those items in **ITALICS** have been **RESCHEDULED** following issue of the last plan

Prepared on: Friday, 29th September, 2023 and superseding all previous Forward Plans with effect from the period identified above.

Damian Allen  
Chief Executive

## MEMBERS OF THE CABINET

### **Cabinet Member For:**

Mayor - Ros Jones  
Deputy Mayor - Councillor Glyn Jones

Councillor Lani-Mae Ball  
Councillor Nigel Ball  
Councillor Joe Blackham  
Councillor Rachael Blake  
Councillor Phil Cole  
Councillor Mark Houlbrook  
Councillor Jane Nightingale  
Councillor Sarah Smith

- Budget and Policy
- Housing and Business
- Early Help, Education, Skills and Young People
- Public Health, Communities, Leisure and Culture
- Highways, Infrastructure and Enforcement
- Children's Social Care and Equalities
- Finance, Traded Services and Planning
- Sustainability and Waste
- Corporate Resources.
- Adult Social Care

**Some Decisions listed in the Forward Plan are to be taken by Full Council**

**Members of the Full Council are:-**

**Councillors Nick Allen, Bob Anderson, Duncan Anderson, Lani-Mae Ball, Nigel Ball, Iris Beech, Joe Blackham, Rachael Blake, Nigel Cannings, Glenn Bluff, Laura Bluff, Bev Chapman, James Church, Gemma Cobby, Phil Cole, Jane Cox, Steve Cox, Linda Curran, Amiee Dickson, Susan Durant, Yetunde Elebuibon, Sue Farmer, Sean Gibbons, Julie Grace, Martin Greenhalgh, John Healy, Leanne Hempshall, Charlie Hogarth, Mark Houlbrook, Debbie Hutchinson, Barry Johnson, Glyn Jones, R. Allan Jones, Ros Jones, Jake Kearsley Majid Khan, Jane Kidd, Sue Knowles, Sophie Liu, Tracey Moran, John Mounsey, Emma Muddiman-Rawlins, Tim Needham, David Nevett, Jane Nightingale, Thomas Noon, Ian Pearson, Andy Pickering, Cynthia Ransome, Rob Reid, Andrea Robinson, Dave Shaw, Glynis Smith, Sarah Smith, Gary Stapleton, and Austen White**

WHEN DECISION IS EXPECTED TO BE TAKEN	KEY DECISION TO BE TAKEN	RELEVANT CABINET MEMBER	DECISION TO BE TAKEN BY	CONTACT OFFICER(S)	DOCUMENTS TO BE CONSIDERED BY DECISION MAKER	REASON FOR EXEMPTION – LOCAL GOVERNMENT ACT 1972 SCHEDULE 12A
1 Nov 2023	Allocation of 2023-24 Market Sustainability & Improvement Fund; approval of the Market Position Statement; approval of the Workforce Strategy.	Councillor Sarah Smith, Portfolio Holder for Adult Social Care	Portfolio Holder for Adult Social Care	Kathryn Anderson-Bratt, Head of Service - Commissioning and Contracts Tel: 01302 737013 Kathryn.Anderson-Bratt@doncaster.gov.uk		Open
2 Nov 2023	<b>Acceptance of Single Homelessness Accommodation Programme (SHAP) Funding from the Department for Levelling Up, Housing and Communities.</b>	<b>Mayor Ros Jones</b>	<b>Mayor Ros Jones</b>	<b>Mark Wakefield Mark.Wakefield@doncaster.gov.uk</b>		<b>Part exempt</b>
8 Nov 2023	Equity and Inclusive Access to Learning for All: SEND and alternative Provision Model and Approach.	Councillor Lani-Mae Ball, Portfolio Holder for Early Help, Education, Skills and Young People	Cabinet	Martyn Owen martyn.owen@doncaster.gov.uk		Open

6 Dec 2023	Quarter 2 2023-24 Finance and Performance Report.	Mayor Ros Jones	Cabinet	Matthew, Smith, Head of Financial Management Tel: 01302-737663 matthew.smith@doncaster.gov.uk, Sennette Wroot, Senior Strategy & Performance Manager Tel: 01302 862533 Sennette.Wroot@doncaster.gov.uk		Open
6 Dec 2023	St Leger Homes Performance Report 2022/23 Quarter 2.	Councillor Glyn Jones, Deputy Mayor, Portfolio Holder for Housing and Business.	Cabinet	Julie Crook Tel: 01302 862705		Open
17 Jan 2024	To approve the following admission arrangements for the 2025/26 Academic Year:- Community School Admission Arrangements; Community School Nursery Admission Arrangements; Primary Co-ordinated Admission Arrangements; Secondary Co-ordinated Admission Ar	Councillor Lani-Mae Ball, Portfolio Holder for Early Help, Education, Skills and Young People	Cabinet	Neil McAllister, School Organisation Manager neil.mcallister@doncaster.gov.uk	School Admission Arrangements 2024/25 - Cabinet Report 1 February 2023	Open



17 Jan 2024	Approval of the Council Tax Base for 2024/25.	Mayor Ros Jones	Cabinet	Alan Stoves, Head of Revenues and Benefits Tel: 01302 735585 Alan.stoves@doncaster.gov.uk		Open
26 Feb 2024	To approve the Revenue Budget 2024/25 - 2026/27	Mayor Ros Jones	Council, Cabinet 07/02/24	Faye Tyas, Chief Financial Officer and Assistant Director of Finance faye.tyas@doncaster.gov.uk		Open
26 Feb 2024	To approve the Capital Strategy & Capital Budget 2024/25 - 2027/28	Mayor Ros Jones	Council, Cabinet 07/02/24	Faye Tyas, Chief Financial Officer and Assistant Director of Finance faye.tyas@doncaster.gov.uk		Open
26 Feb 2024	To approve the Housing Revenue Account Budget 2024/25	Mayor Ros Jones	Council, Cabinet 07/02/24	Faye Tyas, Chief Financial Officer and Assistant Director of Finance faye.tyas@doncaster.gov.uk		Open
26 Feb 2024	To approve the Treasury Management Strategy Statement 2024/25- 2027/28	Mayor Ros Jones	Council, Cabinet 07/02/24	Faye Tyas, Chief Financial Officer and Assistant Director of Finance faye.tyas@doncaster.gov.uk		Open

26 Feb 2024	To approve the Council's Corporate Plan 2024/25	Mayor Ros Jones	Council, Cabinet 07/02/24	Lee Tillman, Assistant Director, Chief Executives Tel: 01302 734552 lee.tillman@doncaster.gov.uk		Open
26 Feb 2024	To approve the Council's Pay Policy Statement for 2024/2025.	Mayor Ros Jones	Council	Rebecca Hardwick, Head of Service, Human Resources Tel: 01302 736278 RebeRebecca.Hardwick@doncaster.gov.uk		Open