

2. Meeting Housing Needs

Improving Oxford residents' access to affordable and high-quality homes in good environments that are close to jobs and facilities

Oxford City Council Corporate Plan Priorities 2016-2020

Tackle the city's housing crisis by promoting high quality development in the city and in locations near to Oxford with good transport links working in partnership with developers, universities, businesses and neighbouring District Councils to build the homes that Oxford needs.

Build more affordable homes in partnership with developers, housing associations, universities and the health sector to meet the needs of different income groups and types of employment in the city, including those on low incomes and those who are vulnerable.

Improve conditions for private tenants by actively enforcing standards for private rented housing and managing the impact on neighbourhoods of Houses in Multiple Occupation (HMOs).

Improve homes for our existing tenants by refurbishing our properties above national standards, making homes more energy efficient and improving the general environment of our estates.

Tackle homelessness and rough sleeping by securing appropriate accommodation and support for those affected.

Key Achievements for 2017

Provided transitional funding of £200,000 to keep Simon House open for Oxford rough sleepers for another year while A2Dominion builds a new supported housing facility in Cowley.

Carried out 275 inspections of private rented properties to investigate potentially serious threats to the health or safety of people living in or visiting the home. Plans to introduce civil penalty system to tackle rogue landlords and increase inspections to 700 a year.

Commenced development at Barton Park, which will deliver over 800 homes including 354 affordable homes.

£745,000 investment secured for Blackbird Leys and Barton estate regeneration programme.

Delivered the £21 million programme of major repairs and other upgrades to City Council homes.

Delivered £9.5 million of the Tower Block refurbishment programmes and responded to Fire Safety requirements following the Grenfell Tower incident .

Agreed provision of £60m loan to the Council's new Housing Company to supply around 500 new social rented homes.

Increased stock of temporary accommodation and achieved the lowest number of households in temporary accommodation since 2012 down to 96 from a target of 120.

Recommissioned the homeless pathway services following County Council budget cuts.

Started work on the Trailblazer initiative, bringing agencies together to provide targeted prevention, outreach work and advice services for those at risk of becoming homeless. Reduced risk of homelessness for 900 households.

Safeguarded residents tenancies by making 463 Discretionary Housing Payment awards from a fund of £509,495.

Improved our performance on dealing with planning applications and now exceeding all government targets for applications and planning appeals being dealt with.

Areas of Focus 2018 – 2020

Deliver the Housing and Growth Deal investment programme jointly with other Oxfordshire Authorities to support delivery of more housing.

Through the Housing and Growth deal fund, provide more affordable housing through the Council's Housing Company and Registered Providers and by working partnership with Universities, public bodies, developers and Registered Providers to make best use of land and assets.

Continue our focus on tackling homelessness, through the Trailblazer initiative and developing homelessness prevention services to deliver the new requirements of the Homelessness Reduction Act 2017.

Support development of a City-wide partnership with a range of stakeholders to adopt a city response to homelessness and rough sleeping and develop new partnership approaches to prevent and tackle rough sleeping.

Deliver the planned major refurbishment and estate regeneration projects to improve energy efficiency and the satisfaction of residents living in Oxford communities.

| Success Measures | 2017/2018 Targets | 2017/2018 Projected outcomes |
|---|-------------------|------------------------------|
| Number of new homes granted permission | 400 | On track |
| The percentage of HMOs licensed in the city | 75 | On track |
| Limit our use of temporary accommodation at 2015 levels | 120 | Achieved |

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Develop a new Tenancy Strategy and a revised Council Tenancy Agreement in line with emerging legislation.

Increase enforcement on unauthorised dwellings (beds in sheds) and substandard and unlicensed accommodation in the HMO and private rented sector properties.