

## **Housing Strategy** – summary of our housing issues and our ideas to make things better.

This is a brief summary of the Challenges and Options draft document. Please refer to the full document for more detail.

### **1) More quality and affordable homes are needed**

- We know that we do not have enough affordable homes for everyone in North Somerset and that the homes that we have might not be right for everyone. Plus, there are more people who need some help and support to manage their tenancy.
- It is hard to find the right places to build new homes and sometimes people already living in those areas are unhappy with the idea of having more homes built near them.
- It is important that we make sure that we are aware of climate change and flooding risk when we are deciding about the type of properties we build and where we build them.

#### **What we want to do**

- North Somerset Council want to increase the number of affordable homes and we support registered providers bidding for funding towards this goal. We work with Housing Developers and registered housing providers to help them to make this happen, but we will also make sure that we understand the concerns of local people about new homes being developed in their area.
- We will make sure that new homes for people who need support are in the right place, so that they can easily get to the services they rely on and can play an active role in their community.
- We will work with our private landlords to encourage and support them to rent their properties at an affordable rent to those in housing.

### **2) Making sure we make best use of the current housing**

- We have some homes that are not in good condition and are not energy efficient. This means expensive energy bills and it is not good for our environment. Damp or cold homes can affect the health of the people living there.
- Some people live in homes that have become too big for them, or they need help to be able to stay in their home as they get older. There are properties that are empty and maybe need repair so that people can live there again
- Some homes might need work done because of cladding on the outside of the building that needs to be removed, or they might be at risk of flooding

#### **What we want to do**

- We will continue to keep up to date surveys that tell us about the homes we have in North Somerset and the condition that they are in. We will look for funding opportunities to make improvements and work with homeowners and landlords to improve homes if needed and to make them more energy efficient.
- We will provide support, advice and financial assistance for those eligible for adaptations so that they can stay in their homes longer if appropriate.

- We will continue to work with landlords to make sure their homes are safe and in good condition, taking action where necessary. We will provide incentives and a great service to landlords who let their properties to vulnerable households.

### **3) People sometimes need support with their housing**

- Private rents are getting more expensive and private tenancies are not very secure. Many people have lost income because of the pandemic or changes to their benefit and this makes them more at risk of becoming homeless.
- When people do become homeless, they need somewhere to go that is suitable for them
- Some people need extra support and help to find the right home or to be able to stay in their current home.

#### **What we want to do:**

- Our homeless prevention team will continue to help people prevent homelessness or help to find new accommodation. This includes providing temporary and emergency accommodation for those eligible.
- We will continue to run our housing register efficiently and work within our HomeChoice allocation policy.
- We continue to work with Children and Adult services and healthcare partners to make sure that people who need it can access extra support and the right housing for them.
- We will continue to keep housing needs information up to date including the need for gypsy and traveller pitches/sites.