



## SOUTH HOLLAND

### DELEGATED DECISION RECORD

This records a key or other decision taken by the Cabinet in accordance with the Council's scheme of Delegations (as set out in Section D of Part 3 of the Council's Constitution).

Unless the Leader and the Chairman of the Performance Monitoring Panel certify that the matter is so urgent that the normal five-day scrutiny delay on action should not apply, then this decision will come into force and may then be implemented on the expiry of five working days after the publication of the decision, unless called in under the call-in procedures as set out in Section D of Part 3 of the Council's Constitution.

Decision Maker	Cabinet
Report Title	HRA stock condition surveys
Summary Background	To seek approval from Cabinet to amend the 2024/25 Housing Revenue Account, revenue budget to fund stock condition surveys
Author / Contact Officer	Assistant Director - Housing <a href="mailto:JasonKing@sholland.gov.uk">JasonKing@sholland.gov.uk</a>
Ward(s) Affected	All Wards
Urgent?	No
Key Decision?	No
In Key Decision Plan?	N/A
Date of Decision	04 June 2024
Date Published	05 June 2024
Call-In Expiry	12 June 2024
Exempt Information?	No
Decision (Action Agreed)	To approve a transfer from HRA reserves of £276,500 (£251,300 + £25,200 as a 10% contingency) to fund stock condition survey work, subject to a formal contract being awarded.
Reason(s)	The Regulator of Social Housing has mandated through the approved Consumer Standards that Registered Providers must have accurate, up to date and evidenced understanding of the condition of their homes that reliably informs their provision of good quality, well maintained and safe homes for tenants. To demonstrate outcomes to the Regulator of Social Housing, it is considered essential to commission a refreshed data set on all the Council's residential housing assets within the HRA
Options	<ul style="list-style-type: none"> <li>Initially, consideration was given to commissioning a refreshed 'elements survey' to inform the continued investment the Council makes in maintaining the Decent Homes Standard.</li> </ul>

	<p>However, based on guidance from the Regulator of Social Housing which became available shortly before the Consumer Standards came into force this is considered ineffective to deliver against the outcomes of the consumer standards.</p> <ul style="list-style-type: none"><li>• Do nothing. The Council could opt to continue using its current stock condition data. However, this is considered insufficient to meet the new regulatory requirements.</li></ul>
Further Information	N/A.