

THE EXECUTIVE

22 JUNE 2004

REPORT OF THE DIRECTOR OF HOUSING AND HEALTH

INTRODUCTION OF THE NEW TENANT PARTICIPATION COMPACT CONSULTATION DOCUMENT	FOR DECISION	
<p><i>This report includes recommendations on issues, which are the Executive's responsibility, as it is a matter which is not delegated to the Director of Housing and Health.</i></p> <p><u>Summary</u></p> <p>This report presents the proposed revised Tenant Participation Compact for 2004 / 2005, developed by a number of tenants' representatives and Councillors supported by officers from the Housing and Health Department. The Compact is the written agreement between the Council and its tenants and includes the agreed tenant participation arrangements.</p> <p><u>Recommendations</u></p> <p>The Executive is asked to agree:</p> <ol style="list-style-type: none">1. The proposed Tenant Participation Compact;2. To receive subsequent updates in due course; and3. That the Director of Housing and Health be authorised to launch the final version of the Tenant Participation Compact. <p><u>Reason</u></p> <p>These are decisions reserved for the Executive as they affect the provision of housing services to all wards.</p>		
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1. Background

- 1.1 In setting targets for the development of Tenant Participation (TP) a requirement was established that Local Authorities should develop and publish a Tenants Compact that forms the basis of a contract between local tenants and the Council in matters relating to consultation and empowerment. The guidance and requirements are included in the ODPM's National Framework for TP Compacts previously reported to Members.
- 1.2 TP Compacts should be seen as part of the modernising agenda, increasing local democracy tackling social exclusion and driving up local service standards. They form an integral part of BV and are subject to the inspection regime.
- 1.3 In brief empowering tenants includes:
- Making tenants aware of all the options for involvement in and delivery of housing services, and ensuring tenants have an opportunity to be involved. The establishment of the CHP's has taken this agenda clearly forward.
 - Providing tenants' groups with the skills and support necessary to choose their level of participation.
 - Allowing for an increase in tenant involvement as their capacity increases.
 - Considering local as well as borough wide compacts.
 - Providing resources to enable effective TP whilst recognising that the Council is working within limited resources (some short term additional funding has been provided by the DETR).
 - Effective monitoring of the process.

2. Present Position

- 2.1 The proposed TP Compact for 2004 / 2005 (Appendix A) has been drawn up by the TP Compact Development and Monitoring Group, a partnership between tenants' representatives drawn from the CHP's and Members and addresses the main themes of the National Framework.

Key features for discussion include:

- Tenant involvement in Housing Futures
- A review of CHPs and estate inspections
- The regular CHP newsletter
- Revising Tenant Participation structures
- Issues around grants to tenants' groups, the Resource Centre and allowances
- Ongoing involvement in selection of staff and contractors
- Introducing a Tenant Suggestion Scheme
- Increased participation in key groups involved in monitoring services

- 2.2 Joint monitoring of the implementation of the TP Compact will take place through the through the Member / tenant representative TP Compact Development and Monitoring Group who have overseen progress to date. It will include recommendations for future change and improvement – this is a living document that needs to reflect the changing face of public housing management.
- 2.3 The Tenants Compact is a key element in the Best Value Inspection Process and the document needs to be launched in July to ensure as wide a circulation as possible. Tenants and residents are committed to the Compact and enthusiastic about the Compact and no further consultation prior to launch is required.

3. Resourcing Issues

- 3.1 The compact sets out a contract with residents around the services and grants that are currently provided from existing resources and there are no growth implications in adopting the Compact. Printing costs have also been identified from existing resources.

4. Conclusion

- 4.1 The Executive is asked to approve the proposed TP Compact developed by tenants' representatives and to note its potential for future development with further additions being returned to the Executive for approval as and when appropriate.

Background Papers:

- The ODPM'S National Framework for TP Compacts
- The TP Compact 2000/1 agreed by the Executive on 10 October 2000
- The draft TP Compact 2004
- Minutes of the TP Compact Development and Monitoring Group for 2003/4
- Independent TP Health Check 2002
- TPAS publication: TP Compacts – A Guide for Tenants