

**MINUTES OF THE REGIONAL HOUSING BOARD MEETING:
3 OCTOBER 2008**

ACTION

1. Welcome, Introductions and Apologies

The Chair welcomed members to the meeting and the apologies were **noted**.

A full list of attendees and apologies is attached to **Annex A**.

2. Minutes of the Last Meeting – 11 July 2008

The minutes of the last meeting were **agreed** as an accurate record.

3. Matters Arising

The matters arising from the previous meeting were **noted**.

4. Sun National Review

a) General Update and Key Messages for the Chair

It was **noted** that the region was still waiting for the Government response to the consultation on SNR. Sue Jeffrey informed members that there were a lot of rumours in the press regarding the contents of the Government's response, with some speculation that transfer of planning powers to RDAs was unlikely to happen as originally envisaged.

It was **noted** that the decision to move to new Governance Arrangements by 1 April 2009 had now been agreed by Local Government Yorkshire and Humber and the Assembly. Detailed thinking was now starting on how we could move to a new set of arrangements by this point. Today's discussion was part of that process.

The Chair informed members that he had written to Yorkshire Forward to raise concerns over housing functions. There was also a meeting scheduled for later in October to explore these concerns in more detail.

b) Development of Regional Boards

Tony Reeves, Chief Executive of Bradford District Council, and nominated CX lead from Local Government on the development of the new Housing and Regeneration Board, updated members on the process for developing the future boards. Today was an opportunity for current Board members to inform the development of future structures.

Tony informed the board that there would now be 4 boards, one of which will be a Housing and Regeneration Board. He explained that he would like to see the four boards work together routinely instead of linking only via an overarching Board. He went on to say that he fully expected the Housing and Regeneration Board to build on the successes and partnerships established by the current Housing Board – rather than starting from scratch. This process was very much about evolution rather than revolution.

Members voiced reassurance at the approach Tony had set out. In the discussion that followed the following points were made from members:

- Members welcomed the approach which builds on current structures rather than replaces them;
- Members believe that the Board has worked extremely well and is acknowledged nationally as the best RHB;
- The relationship between the Board and the HCA will be key and probably requires some more thought;
- The way that the Board brings in regeneration expertise needs to be considered; and
- The Board's success and strength has been shown through its ability to make difficult decisions about resource allocation. Any future Board would need to retain executive powers otherwise people could disengage.

Tony **agreed** to note and feed all points raised into the process and feed back to the board. He went on to explain the timescale of meetings to discuss SNR and informed members that this was the first meeting and future meetings include, individual Chief Executives to meet with other boards, a Leaders Board meeting and the Regional Board. The arrangements would be formalised early next year and work would be done until April to ensure the region successfully moves to new arrangements.

Tony went on to ask members to think about two important questions; What could be done better to improve on current structures, and how is the best way to communicate the planned changes more widely?

Members are invited to email Tony with answers to these and any other queries. Tony's email address is: tony.reeves@bradford.gov.uk

All

5. Regional Funding Advice

Rob Warm gave a presentation on Regional Funding Advice and the following points were raised:

- Needs to be flexible in the short term to respond quickly to rapidly changing market conditions;
- There is a real risk of not delivering the affordable housing targets agreed by the region;
- The three themes of Places, Access and Homes need to be defined more clearly; and
- We need to be using any underspend in this current period to prepare for when the market does pick up.

Members **agreed** to use the three broad themes of places, access and homes to inform the RFA submission – although asked that these be more clearly defined.

Members **agreed** that the first funding block (2011-15) should be spatially and thematically specific, but later funding blocks should focus on themes and identifying major projects.

Members **agreed** that Assembly officers open up a dialogue with each sub-regional partnership, and the HCA to identify the key projects that need to be given certainty for future funding rounds

It was **agreed** that members would need to meet again to discuss a draft proposal – either as a full meeting or as a sub-group. It was **noted** that Rob Warm would identify the best mechanism for doing this in discussion with the Chair.

Rob Warm

It was **agreed** that the slides would be circulated to members.

Hannah
Madajewski

6. Regional Housing Board Action Plan – To Address Housing Market Conditions

Rob introduced the item and asked members if they could agree the key pieces of work to be taken forward and allocate resources from the Regional Housing Board Delivery Pot where indicated.

Members **agreed** the action plan subject to some minor changes. Specific decisions were:

- Members **agreed** to commission work on housing options – building on the work of regional ‘trailblazers’;
- Members **agreed** to provide some support for marketing shared ownership – but only to match Housing Associations own contributions if they are collectively agreed that this is something that is appropriate in the current market conditions;
- Members **agreed** that the regional RFA response should set a clear strategic context to allow local areas to make the case to use HCA resources flexibly to support long term delivery of housing;
- Members **agreed** to support the development of a business plan setting out priorities, issues and principles for mortgage rescue – to enable the region to successfully secure resources once the national scheme is announced;
- Members **agreed** that the Assembly should undertake some work to provide market intelligence to support the LAA refresh process;
- Members **agreed** to support local delivery of affordable housing by providing online resource linked into a network to share good practice. Members emphasised that this must build upon the very good work already taking place in some Las; and
- Members **agreed** to use a future Quality Places Forum meeting to facilitate a frank and open discussion between LAs and developers around scheme viability.

7. Supporting People

Karen Maxwell introduced the item and the following points were raised:

- Karen welcomed the opportunity to share the findings of the research with the Board and to get SP on the RHB agenda.

- Members welcomed the research as a useful contribution in increasing our understanding of issues relating to SP provision and **noted** progress in taking forward recommendations.
- In relation to capital funding, flexibility is key to moving this forward, and members felt that the proposal to seek ring-fencing of resources for supported housing would not be the best approach;
- It was **noted** that more work is required to highlight specific areas of need in the region; and
- Want open dialogue with Housing Corporation, around how we can best balance flexibility with meeting identified need. It was **agreed** that the Steering Group would have a dialogue with the Corporation, about this and other policy issues, and bring back to the next meeting.

It was **agreed** that there would be an update at the next Regional Housing Board meeting

Hannah
Madajewski

8. **Advice to Ministers: Gypsy and Traveller Site Grant Bids 2008**

Carole Cozens updated members on the Gypsy and Traveller Site Grant Bids 2008 and it was **agreed** that all of the sites were accepted with the exception of Barnsley which members felt, on the information presented, did not represent good value for money.

The Board **agreed** that Assembly officers should meet with Barnsley officers to discuss the bid and see if it could be structured differently to demonstrate greater outcomes ahead of submission to Government. Sign off of any amended bid was delegated to officers in discussions with the Chair.

Carole
Cozens/Kris
Hopkins

9. **Private Sector Renewal Pot Monitoring Report – Quarter 1 2008/09**

Members **agreed** to refer this item to the next meeting.

Kris Hopkins

10. **Any Other Business**

Cllr Jane Evison from the Regional Housing Forum flagged up their position for next year and explained that there may not be enough funding. She informed members that letters would be sent out in the near future regarding help for this.

Members **noted** the position of the Forum.

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Hannah Madajewski, Business Services Officer
8 October 2008

DRAFT

REGIONAL HOUSING BOARD MEETING 3 OCTOBER 2008

Attendees

Tony Reeves	Bradford MDC
Cllr Kris Hopkins	Chair
Patricia Farrell	Deputy Chair
Rob Pearson	English Partnerships
Stuart Whyte	Gateway (Humber)
Isobel Mills	Government Office
John Kirkham	Home Builders Federation
David Curtis	Homes and Communities Agency
Naz Parker	Housing Corporation
Richard Panter	Housing Corporation
Cllr Allen Healand	Humber Housing Partnership
Tony Stacey	National Housing Federation
Cllr Jean Butterfield	North Yorkshire Housing Partnership
Cllr Jane Evison	Regional Housing Forum
Cllr Bill Newman	Regional Planning Board
Sally Rawlings	Rural Housing Interests
Cllr Jahangir Akhtar	South Yorkshire Housing Partnership
Mike Gahagan	Transform South Yorkshire
Cllr Les Carter	West Yorkshire Housing Partnership (Deputy for Cllr Smaje)
Patrick Bowes	Yorkshire Forward (Deputy for Simon Foy)
Andy Haigh	YHA
Carole Cozens	YHA
Hannah Madajewski	YHA
Rob Warm	YHA
Sue Jeffrey	YHA

Visitors

Kevin Swift	Barnsley MBC
Heidi Wilson	Calderdale MDC
Leonie Arthur	LGYH
Avril Hunter	North Yorkshire County Council
Alan Jenks	North Yorkshire Housing Partnership
Lindsay Greenwood	West Yorkshire Housing Partnership
Karen Maxwell	YHHF

Apologies

Cllr Mick Grant
Cllr Andrew Waller
Mayor Martin Winter
Cllr Elizabeth Smaje
Alex Brown
Simon Foy

Hull and Humber Ports City Region
Leeds City Region Partnership
Sheffield City Region Partnership
West Yorkshire Housing Partnership
Y&H Tenants and Residents
Yorkshire Forward

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