



## Report to Finance Sub-Committee

**Author/Lead Officer of Report:**

Suzanne Allen, Head of Citywide Housing Services

**Report of:** Janet Sharpe, Director of Housing, Housing and Neighbourhood Services  
**Report to:** Finance Sub Committee  
**Date of Decision:** 7/11/22  
**Subject:** Rough Sleeper Accommodation Programme- April Acceptance

Has an Equality Impact Assessment (EIA) been undertaken?	Yes	<input checked="" type="checkbox"/>	No	<input type="checkbox"/>
If YES, what EIA reference number has it been given? <i>Reference has not yet been assigned</i>				
Has appropriate consultation taken place?	Yes	<input checked="" type="checkbox"/>	No	<input type="checkbox"/>
Has a Climate Impact Assessment (CIA) been undertaken?	Yes	<input type="checkbox"/>	No	<input checked="" type="checkbox"/>
Does the report contain confidential or exempt information?	Yes	<input type="checkbox"/>	No	<input checked="" type="checkbox"/>
If YES, give details as to whether the exemption applies to the full report / part of the report and/or appendices and complete below:-				
<i>"The (report/appendix) is not for publication because it contains exempt information under Paragraph (insert relevant paragraph number) of Schedule 12A of the Local Government Act 1972 (as amended)."</i>				

### Purpose of Report:

The purpose of the report is to seek approval to accept funding from the Rough Sleeping Accommodation Programme to be transferred to Action Registered Provider who will be delivering 10 units for move on accommodation for rough sleepers and Roundabout a homelessness charity who will be delivering 8 units .

A total of £694,480 has been awarded for the Action's proposal. This includes £641,900 capital grant funding directly to Action to deliver the units and £52,580 revenue grant funding (via SCC) to employ a Tenancy Support Worker to work full time with the tenants of the units.

A total of £131,812 has been awarded for the Roundabout's proposal. This includes £68,224 capital grant funding directly to Roundabout to deliver the units and £63,588 grant revenue funding (via SCC) to employ a Tenancy Support Worker to work full time with the tenants of the units.

**Recommendations:**

Finance Sub-Committee is recommended to:

1. accept DLUHC revenue grant funding of £116,168, as detailed and set out within this report, and thereby accept the Council being Accountable Body for this funding.
2. approve SCC making grant payments to the following registered providers for the project: Action (£52,580) and Roundabout (£63,588).

**Background Papers:**

<b>Lead Officer to complete:-</b>	
1	I have consulted the relevant departments in respect of any relevant implications indicated on the Statutory and Council Policy Checklist, and comments have been incorporated / additional forms completed / EIA completed, where required.
	Finance: <i>M.Wassel</i>
	Legal:(Henry Watmough-Cownie
	Equalities & Consultation: <i>Louise Nunn</i>
	Climate: <i>Jessica Rick</i>
	<i>Legal, financial/commercial and equalities implications must be included within the report and the name of the officer consulted must be included above.</i>
2	<b>EMT member who approved submission:</b> <i>Ajman Ali, Executive Director of Operational Services</i>
3	<b>Committee Chair consulted:</b> <i>Cllr Bryan Lodge</i>
4	I confirm that all necessary approval has been obtained in respect of the implications indicated on the Statutory and Council Policy Checklist and that the report has been approved for submission to the Committee by the EMT member indicated at 2. In addition, any additional forms have been completed and signed off as required at 1.
	<b>Lead Officer Name:</b> <i>Suzanne Allen</i>
	<b>Job Title:</b> <i>Head of Citywide Housing Services</i>
<b>Date: October 2022</b>	

## **1. PROPOSAL**

- 1.1 The proposal is to accept 2 years of revenue grant funding (£116,168) from the Department of Levelling Up, Housing and Communities' (DLUHC) Rough Sleeper Accommodation Programme (RSAP) and transfer this to two third party providers who will be delivering the properties. This revenue grant funding will enable them to employ support workers for their RSAP programmes, detailed in the background section below.

This is broken down into:

- An acceptance and transference via SCC of revenue grant of £52,580 to Action (registered provider) who will be employing 1 support worker to support their programme of 10 properties.
- An acceptance and transference via SCC of revenue grant of £63,588 to Roundabout (youth homelessness charity) who will be employing 1 support worker to support their programme of 8 properties.

## **1.2 Background**

The Department for Levelling Up, Housing and Communities (DLUHC) and Homes England have made funds available for a further round of bids from the Rough Sleeping Accommodation Programme (RSAP) to provide Move on Accommodation and accompanying support for rough sleepers or those at risk of rough sleeping.

RSAP includes funding for capital and revenue-based accommodation Schemes, as well as revenue funding for support services to enable individuals accommodated in these units to move on from rough sleeping.

The capital element of the funding is to deliver the accommodation and the revenue element of the funding is to deliver associated support in the form of employed tenancy support workers which accompany the schemes

Local Authorities were asked to lead on developing bids for their area and to submit an overall bid for the city which detailed all the overall proposals for the city. This would include both schemes which the Council may be delivering and any schemes where partners would lead on delivery. Proposals were required to be developed in collaboration with a wide range of local partners and stakeholders and were co-produced with DLUHC advisors.

All partners wishing to lead on delivery of a scheme would also submit more detailed information on their proposal directly to DLUHC.

## **1.3 Developing a bid for Sheffield**

The Council began this process by considering the need in the city. This

included assessing the recently completed Rough Sleeper Initiative 5 bid which identified a gap for move on accommodation particularly for women, young people and those with complex needs.

The Council then considered how we as a city could best meet these needs, considering both the overall requirement in the city and how to meet the needs of the groups above.

This involved assessing our own options for delivery and those of Registered Providers and Partners. Extensive work was done with partners to encourage proposals from them.

#### 1.4 The Bid

Sheffield City Council have placed a bid which combines:

- 6 units of new build accommodation to be delivered by SCC
- 10 units purchase and repair units to be delivered by Action (a registered provider). These will be acquired on the open market and brought up to a lettable standard.
- 8 units to be delivered by Roundabout (a youth homelessness charity) via a private sector leasing model.

The bid was successful and Table 1 summarises the funding awarded:

Table 1: Scheme	Total no of units	Direct Capital Grant	*Revenue Grant (for SCC to Passport)
1. Roundabout	8	£68,224	<b>£63,588*</b>
2. Action	10	£641,900	<b>£52,580*</b>
Total: External	18	£710,124	<b>£116,168*</b>
(**SCC Provision)	6	£480,000	£27,219

(\*\*The SCC capital grant (£480,000) and revenue grant (£27,219) awarded directly to the Council are subject to separate approvals processes).

The capital grant funding aspects of the proposal for both Action (£641,900) and Roundabout (£68,224) will be transferred directly to them from DLUHC. Action and Roundabout will have responsibility for delivering their own schemes. The Council will have no responsibility for their delivery.

#### 1.5 Revenue Element for tenancy Support Workers

The revenue grants for both Action and Roundabout will be used to employ tenancy support workers. This aspect of the grant will be transferred from DLUHC to SCC, who will then pay over to Action and Roundabout separately. This is broken down further below:

DLUHC Grant to SCC then paid to Action (£52,580) to employ 1 x Full Time Tenancy Support Worker (22/23 to 2023/24). This will be transferred annually as profiled below:

<b>Provider</b>	<b>2022/23</b>	<b>2023/24</b>	<b>Total</b>
<b>Action</b>	£19,912	£32,668	£52,280

DLUHC Grant to SCC then paid to Roundabout (£63,588) to employ 1 x Full Time Tenancy Support Worker (22/23 to 2023/24). This will be transferred annually as profiled below:

<b>Provider</b>	<b>2022/23</b>	<b>2023/24</b>	<b>Total</b>
<b>Roundabout</b>	£31,324	£32,264	£63,588

The tenancy support workers will support individuals to feel happier and safer in their homes, reduce feelings of social isolation and develop community connections and personal goals. They will offer personalised support to help individuals achieve the following key outcomes; an improvement in levels of tenancy sustainment; an improvement in individual’s feelings regarding their social wellbeing and general levels of health; increased levels of confidence individuals have in achieving their own personal aspirations; and move on into settled accommodation within 2 years and prevent return to the streets.

## 1.6 Governance

The Council will upon receipt of this grant annually transfer to Action and Roundabout to spend on a tenancy support worker. It is requested that approval is granted to:

- Approve the transfers of £19,912 in 2022/23 and £32,668 in 2023/24 once these grant monies are received to Action
- Approve the transfers of £31,324 in 2022/23 and £32,264 in 2023/24 once these grant monies are received to Roundabout

There will be a grant agreement between the Council and DLUHC. This is a formal document which sets out the terms and conditions upon which the funding is provided. The responsibility for delivering the project will still remain with Action and Roundabout.

The properties will be used for rough sleepers to bridge the gap between temporary accommodation and a longer-term tenancy. Tenancies for these properties will be up to a maximum of 2 years and the support will be much higher than in a general needs placement of social housing.

When working with Registered Providers and partners on this the Council have initially outlined our preference for 1 bed properties across the city. We have also outlined the following criteria for properties to meet the needs of the cohort:

- Dispersed and not part of another scheme for vulnerable people
- Outside of the city centre and not within ½ a mile of the ring road
- No shared facilities
- Own separate entrance
- RP's to provide their own infrastructure including support workers.

These units will provide accommodation and floating support to rough sleepers who are ready for move-on accommodation. This will form a key part of the rough sleeper pathway and help users to prepare to live independently. We envisage that each Rough Sleeper will have been either in emergency accommodation or supported housing and be ready to move. Each tenancy will be for up to 2 years. The acquired properties will need to be available to rough sleepers for 30 years.

#### 1.7 **Related bids**

DLUHC have previously made funds available for this programme. Sheffield have been successful in the following bids:

-Great Places (Registered Provider) to provide:

- 6 purchase and repair units. These will be acquired on the open market and brought up to a lettable standard. They will be 1 bed units. These will be available for move on accommodation for 30 years as per the requirement of the bid.
- 2 properties to be repurposed from Great Places existing stock.
- 1 tenancy support worker to support the properties.

This was approved at Finance Sub Committee on 27<sup>th</sup> July 2022. More information is available at: [Sheffield City Council - Agenda for Finance Sub-Committee on Wednesday 27 July 2022, 2.00 pm](#)

-SCC to provide:

- a private sector leasing scheme of 15 units. SCC will go out to tender for private landlord to provide the units on a lease. Fixed 2 year tenancies will be issued with individuals supported to further develop independent living skills. They will be supported to move from this accommodation to another tenancy of their choice that most meets their needs releasing the accommodation for another individual.
- 2 tenancy support workers to support the properties.

This was approved by the Executive Member for Housing, Roads and Waste Management on 16th March 2022.

## **2. HOW DOES THIS DECISION CONTRIBUTE ?**

- 2.1 The proposal will meet the aim in the one-year plan to ‘Support people with routes out of homelessness and rough sleeping with emergency and temporary accommodation in Sheffield.’

It will provide 18 units which will be used for move on accommodation for rough sleepers.

Rough sleepers will be supported with their tenancy as part of the revenue aspect of the bid.

## **3. HAS THERE BEEN ANY CONSULTATION?**

- 3.1 Rough sleepers have previously been consulted and have indicated a preference for dispersed properties. We have incorporated these views into our bid submission.

- 3.2 Following our own success within the bid we have consulted with those with lived experience on the design of the new build properties across two events in August and October facilitated by the changing futures co-production programme.

## **4. RISK ANALYSIS AND IMPLICATIONS OF THE DECISION**

### **4.1 Equality Implications**

- 4.1.1 A draft EIA has been completed with the information we have. However currently there are no direct negative impacts on any of the Protected Characteristic groups.

Regular updates will be carried out and if necessary the draft EIA will be updated and once this is agreed the EIA will be added to the Sharepoint site and a reference number will be generated.

### **4.2 Financial and Commercial Implications**

- 4.2.1 Key features (not exclusive) of the grant terms and conditions for the payment of £116,168 of revenue grant monies to SCC for the providers indicated are summarised below. The Portfolio Grant Manager will need to: ensure that suitable back to back grant agreements with the third party providers are developed with Legal; read, understand and comply with all of the grant terms and conditions

A summary of the revenue grant budget (£116,168) is identified at Table 1 above (see para 1.4)

- Ring-fenced for delivery of RSAP: Longer Term Move-On Accommodation

(including support services linked to LTMOA.)

- Grant must be spent as per the purposes/general funding principles in the Programme guidance. See link:  
[https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment\\_data/file/907977/NSAP\\_Guidance.pdf](https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/907977/NSAP_Guidance.pdf)

- Each RSAP Rent Dwelling must use the most appropriate form of tenancy having regard to the terms of the Tenancy Standard and the efficient use of public funds and must be in compliancy with the eligible tenancies guidance. See link:

<https://www.gov.uk/government/publications/next-steps-accommodation-programme-guidance-and-proposal-templates/letting-accommodation-funded-through-the-rough-sleeping-accommodation-programme-guidance-for-local-authorities-and-private-registered-providers>.

- Grant recipient must meet agreed milestones, monitoring arrangements, achieve objectives as per application, delivery plan and monitoring reports.

- Grant recipients to report monthly progress against approved revenue schemes during the programme period, inc. progress v delivery milestones re: the approved scheme.

- Any variance to the grant, budget, delivery plan or delivery timings must be agreed by MHCLG in advance.

- Grant recipient authority must report to MHCLG on grant usage / milestones delivery and objectives and provide MHCLG with additional information when requested

- The Chief Executive and Chief Internal Auditor to sign/return to the Funder a declaration of grant usage (see details).

- Grant subject to clawback if the terms and conditions are not met (and will be accounted for as conditional)

### **Commercial Implications**

- There are no direct commercial implications arising from this report. Any procurement activity associated with the grant award will be reported separately.

- All public sector procurement is governed by and must be compliant with the Grant Agreement and the relevant UK National Law. In addition, all procurement in SCC must comply with its own Procurement Policy, and internal regulations known as 'Contracts Standing Orders' (CSOs).

- CSO requirements will apply in full to the procurement of services, goods or works utilising grants. All grant monies must be treated in the same way



as any other Council monies and any requirement to purchase / acquire services, goods or works must go via a competitive process

#### 4.3 Legal Implications

- 4.3.1 Funding is to be provided under s31 of the Local Government Act 2003, paid to a local authority towards expenditure incurred by it, in this case for the purpose of Rough Sleeping Accommodation. Utilising the grant money for the purposes set out in this report will assist the Council meetings its statutory obligations under the Housing Act 1996 and Homelessness Reduction Act 2017.

#### 4.4 Climate Implications

- 4.4.1 As the decision relates to revenue funding which will be used to employ tenancy support workers to support the programme there are no specific climate impacts of the decision.

As the programme develops, we will look to encourage partners to develop their own sustainability/climate policies where they don't have them in place already.

Action have already indicated to us that they will be looking to update old and energy inefficient systems where appropriate in properties they acquire.

#### 4.5 Other Implications

N/A

### 5. **ALTERNATIVE OPTIONS CONSIDERED**

#### 5.1 **Not Accept and Transfer the funding**

Without accepting and transferring the funding the support element of the programme would not be deliverable. This option was therefore discounted.

### 6. **REASONS FOR RECOMMENDATIONS**

- 6.1
- There is a high need for move on accommodation for rough sleepers in the city. Action and Roundabout will provide the units for the accommodation and employ the Tenancy Support workers. The responsibility for delivery will be on Action and Roundabout rather than the Council which reduces the risk.
  - By partnering with RPs and them providing the move on accommodation for rough sleepers with lower levels of need (medium), we can diversify the offer in Sheffield whilst focusing our own efforts on to our other forms of Temporary Accommodation. This will provide a better mix of accommodation across the city and give customers more of a choice

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