

## ANGUS COUNCIL

## NEIGHBOURHOOD SERVICES COMMITTEE – 20 NOVEMBER 2008

## REPORT BY THE DIRECTOR OF NEIGHBOURHOOD SERVICES

## ANGUS CARE &amp; REPAIR – REVIEW OF PERFORMANCE IN 2007/2008 AND BUSINESS PLAN TARGETS 2008/2009

**ABSTRACT:** This report provides information on Angus Care & Repair performance for 2007/2008 and targets for 2008/2009 and funding for 2008/2009.

## 1. RECOMMENDATION

1.1 It is recommended that Committee:

- i) Note the significant areas of work undertaken by Care and Repair and the significant contribution made by Angus & Care & Repair to enable older people and people with disabilities in Angus to remain at home, in comfort and safety;
- ii) Approve the detail of the funding package of £341,000 from Housing and Private Sector Housing Budgets.

## 2. BACKGROUND

2.1 Angus Care & Repair began in 1994 and has a number of objectives.

These are:-

- i) To relieve the needs of the residents of Angus, in particular the older and disabled, by encouraging, supporting and/or assisting such individuals to have their homes, adapted and/or upgraded, to meet their needs, all with a view to enhancing their quality of life;
- ii) To advance education, and in particular to raise awareness among the general public of issues relating to the welfare of older and disabled people;
- iii) To promote, establish, operate and/or support other schemes of a charitable nature for the benefit of the residents of Angus.

2.2 Angus Care & Repair provides a number of services:-

2.3 **Care & Repair Service** – This is a home based service assisting clients to organise repairs, improvements and adaptations according to their needs. The type of work carried out includes roof repairs, window replacements, disabled adaptations and rot works. The Care and Repair Officers can organise appropriate drawings, obtain estimates, organise planning/building warrant applications, apply for grants and other funding, co-ordinate contractors, monitor the contract in progress, finalise accounts and payments and refer on to other agencies as required.

**Small Repairs Service** – Care and Repair's qualified tradesperson carries out minor repairs, such as replacing broken panes of glass, changing tap washers or repairs to window sills. Labour is provided free of charge and the client only has to pay the cost of any materials required to do the work.

**Safe As Houses** – This service is a partnership with Angus Care & Repair, Tayside Police, Tayside Fire and Safety, Angus Community Health Partnership and Angus Council and is open to all older, disabled, low income or vulnerable people in Angus. On referral to this service, the Police carry out a crime prevention survey of the house and make

Recommendations to improve the client's security. If any of the recommendations include the following items, Angus Care & Repair will fit them free of charge:

- Door chain
- Five level mortice lock
- Door viewer
- Smoke detector
- First aid kit
- Time switch
- Low energy lightbulb
- Crime prevention pack
- Message in a bottle
- Door numbers
- Door intercom system

**Social Work & Health Minor Disabled Adaptations** – The small repairs officer carries out minor aids and adaptations, as referred by Angus Council's Social Work & Health Department.

**Hospital Discharge/Prevention of Admission Initiative** – Care and Repair employ an Officer to act quickly for clients who require immediate adaptations to their properties. This initiative works hand in hand with the Occupational Therapy service of Social Work and Health and the Grants section of the Planning and Transport Division of Infrastructure Services. This initiative has significantly reduced the time taken to not only assess but also carry out the works.

**Carbon Monoxide Detectors** – Social Work & Health has provided Angus Care & Repair with funding to purchase and install some 600 Carbon Monoxide Detectors to Owner-occupiers who are 65 years of age or older. To date some 500 detectors have been installed.

**External Lighting Initiative** – This initiative was originally supported for 3 years through quality of life funding. Angus Care & Repair are currently funding this project to enable vulnerable clients to have an external light supplied and fitted when they are unable to do so themselves.

**Information Brochures/DVD** – Angus Care & Repair publishes brochures on low-maintenance gardens and minor repairs and a Safe as Houses DVD.

### 3. ANGUS CARE & REPAIR'S PERFORMANCE 2007/2008 AND TARGETS 2008/2009

3.1 Angus Care & Repair delivered the actuals below in 2007/2008 and is aiming to deliver the targets below in 2008/09:-

	2007/2008 Actual	2008/2009 Target
Disabled adaptations	1071	1000
Safe as Houses	540	500
Small Repairs Cases	1814	1500
Home Safety Checks	291	256
No of Completed Cases	214	223
No of Completed Cases	393	380

3.2 In conjunction with Tayside Fire and Safety, Angus Care and Repair has been successful in obtaining funding to undertake home safety checks. This partnership project will help to highlight any potential risks or safety issues and will assist clients to avoid slips, trips and falls.

#### 4. FINANCIAL IMPLICATIONS

4.1 Total funding of £341,000 is to be provided by the Housing Division to Angus Care & Repair for 2008/09. This will be funded from the following five budgets headings:-

<b>Budget</b>	<b>Amount</b>
Other Housing	£101,000
Core HRA	£7,000
Private Sector Housing Grant	£138,000
Private Sector Housing Grant (additional monies)	£40,000
Private Sector Housing Grant (Door stoppers)	£55,000

4.2 Members are asked to approve the detail of the above funding package.

#### 5. HUMAN RIGHTS IMPLICATIONS

5.1 There are no Human Rights Implications arising from the recommendations contained within this report.

#### 6. EQUALITIES IMPLICATIONS

6.1 The issues dealt within this report have been the subject of consideration from the equalities perspective (as required by the legislation). An equalities impact assessment is not required.

#### 7. CONSULTATION

7.1 The Chief Executive, the Directors of Corporate Services and Infrastructure Services, the Head of Finance and the Head of Law and Administration have been consulted in the preparation of this report.

#### 8. CONCLUSION

Angus Care & Repair has become one of the largest care and repair organisations in Scotland and offers a wide range of initiatives to support people to remain at home. The future holds many challenges and opportunities for Care & Repair not least because of the planned changes to the use of Private Sector Housing Grant brought about by the phased introduction of the Housing (Scotland) Act 2006, but also because of the national review of Care & Repair (a report on the outcome of the review will be prepared for Committee). Whatever the future holds, whether it is changes to working areas or changes to the scope of the support provided by Care & Repair, Members can be confident that Angus Care & Repair is well equipped to turn future challenges into positive opportunities.

**RON ASHTON**  
**DIRECTOR OF NEIGHBOURHOOD SERVICES**

Note:- The following background papers, as defined by Section 50d of the Local Government (Scotland) Act 1973, (other than any containing confidential or exempt information), were relied upon to a material extent in preparing this report:-

- Angus Care & Repair Ltd – Directors Report and financial statements for year ended 31 March 2008
- Angus Care & Repair Ltd/Angus Council SLA – Business Plan 2008/2009
- Report No. 1353/06 – Angus Care and Repair Review of Performance

**Hsg/NS/AMcK**