

**ANGUS COUNCIL**

**COMMUNITIES COMMITTEE – 23 NOVEMBER 2021**

**PRIVATE SECTOR HOUSING GRANTS 2021/22 – QUARTER 2 TO 30 SEPTEMBER 2021**

**1. BACKGROUND INFORMATION**

The provision of major adaptations in the Private Sector (as required under the Housing (Scotland) Act 2006) is funded through the Scheme of Assistance. This assistance is contributing to the LHS 2017-2022 (Ref 329/17)

- People can access appropriate housing options and related services to meet their needs and enable them to live independently

People living in private sector homes can apply for grant funding to help adapt their home, in order that it is more accessible, and so that they can continue to live there, as their medical conditions or mobility needs change. Following assessment by an Occupational Therapist, various types of adaptations are approved for funding, including, but not limited to, level access showers, external access ramps, stairlifts and provision of ground floor sanitary facilities. It should be noted that grant funding can only support the minimum alterations required to meet the assessed need.

This means that people can continue to live in the place that they choose, and also in a safe environment that meets their needs. This is not only good for the health and wellbeing of the individual, but also saves the public purse by keeping people out of, or delaying admission to, expensive supported or acute health care accommodation.

It should also be noted that previous lockdowns due to Covid have had a significant impact on the progress of completing grant works due to contractors not being allowed into occupied homes to carry out these works. This in turn has affected spend in the previous financial year, and all associated services are working hard to ensure all outstanding and new applications are progressed timeously and within the constraints of the available budget.

However, the impact of Covid and various other factors may still affect progress. It is currently well known that there are national and global shortages of certain building materials, and applicants and/or contractors' staff may still require to isolate due to Covid symptoms, all of which may well have a continuing affect on the progress of work on site. Any variations to the forecasted position will be reported to future committees.

**2. CURRENT/FORECASTED POSITION**

This appendix lists Grant Applications in respect of Adaptations which have been approved under delegated authority for the period 1 April 2021 to 30 September 2021 as well as presenting the estimated year end outturn.

**3. 2021/22 BUDGET ALLOCATION**

The 2021/22 total base budget allocation is £417,750, split £350,000 capital (report 71/21 refers) and £67,750 revenue (per info from Finance – includes estimated costs for OT support).

Additional one-off monies were made available during 19/20 from Adult Services in the revised amount of £0.128million, which had been carried forward in full to 20/21 (report 22/20 refers). Due to delays caused by Covid, permission has been granted to carry forward the £0.128million from Adult Services into 21/22 (report 212/21 refers).

#### 4. GRANTS APPROVED

- 4.1 A summary of the grants approved covering the period 1 April 2021 to 30 September 2021 is outlined below. All applications presented have been valid and none have been refused. In the main, applications so far have related to adaptations to bathrooms. It should be noted that COVID 19 restrictions have had a significant and continuing effect on progress during this period. Although the demand for grant assistance is continuing, the restrictions have caused a considerable backlog of applications to be progressed through AHSCP:-

**Table 1 – 2021/22 Grants Approved**

Description	Number	Grant Approved (£)
Applications	74	£270,325

In addition, 22 grants were approved in 2020/21 but were carried forward to be paid out during 2021/22. The value of grants approved is detailed at section 5.2 below.

#### 5. FINANCIAL IMPLICATIONS

##### 5.1 Summary Position

The overall outturn position of Private Sector Housing Grants is summarised as below.

**Table 2 – 2021/22 Summary Position**

Description	Total Budget (£)	Estimated Outturn (£)	Variance Adv / (Fav) (£)
Capital	350,000	350,000	0
Revenue	67,750	65,842	(1,908)
Additional from Adult Services	0	128,000	128,000
<b>Total</b>	<b>417,750</b>	<b>543,842</b>	<b>126,092</b>

##### 5.2 Capital

**Table 3 – 2021/22 Capital Budget Monitoring**

Description	Total Budget (£)	Total Grant Approved (£)	Estimated* Outturn (£)	Variance Adv / (Fav) (£)
Improvements & Adaptations Grant	350,000	350,000	350,000	0
Adult Services Funding	0	12,633	105,000	105,000
<b>Total</b>	<b>350,000</b>	<b>362,633</b>	<b>455,000</b>	<b>105,000</b>

\* The impact of Covid-19 on the progress of adaptation works within vulnerable households has had a consequential significant effect on spend. This is expected to pick up significantly during 21/22, and monies from the Adult Services funding is expected to be allocated to cover this. The £105,000 noted above is subject to variation and updates will be reported to future committees.

The total grant approved sum (£362,633) detailed in the table above includes commitments of £92,328 for grants approved during 2020/21 but due to the timescales within which grants may be drawn down (1 year) these were carried over to be paid out during 2021/22.

Of the £362,633 (£270,325 + £92,328) total grants approved, £89,207 has been paid out to 30 September 2021. Any grants approved during 2021/22 but not paid out by 31 March 2022 will be carried forward and funded from the 2022/23 budget allocation. It should be noted that there may be minor changes to this estimated amount due to year end accounting processes.

### 5.3 Revenue

The revenue spend to 30 September 2021 equates to £19,168 and the following table gives further information.

**Table 4 – 2021/22 Revenue Budget Monitoring**

<b>Description</b>	<b>Total Budget (£)</b>	<b>Estimated Outturn (£)</b>	<b>Variance Adv / (Fav) (£)</b>
Staff Costs (incl. travel)	41,750	39,842	(1,908)
Supplies & Services	1,000	1,000	0
Third Party Payments:			
Occupational Therapist	25,000	25,000	0
20/21 Interim Provider*	0	23,000	23,000
<b>Total</b>	<b>67,750</b>	<b>88,842</b>	<b>21,092</b>

\*funded from the £128,00 carry forward from Adult Services

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