

SUBJECT	Chiltern District Council and Paradigm Housing – Principles of Co-Operation Agreement
REPORT OF	Councillor Liz Walsh
RESPONSIBLE OFFICER	Head of Healthy Communities – Martin Holt
REPORT AUTHOR	Housing Manager - Michael Veryard (mveryard@chiltern.gov.uk) 01494 732200
WARD/S AFFECTED	All

1. Purpose of Report

To agree to Chiltern District Council entering into a Principles of Co-Operation Agreement with Paradigm Housing

RECOMMENDATIONS:

- 1. That Chiltern District Council enters into a Principles of Co-Operation Agreement with Paradigm Housing.**
- 2. That authority is delegated to the Chief Executive to enter into the Agreement on behalf of Chiltern District Council.**

2. Executive Summary

Not applicable

3. Reasons for Recommendations

The recommendation will ensure that the Council and Paradigm Housing have a clear framework for working together as effectively as possible to increase the supply of affordable homes for the people of Chiltern District.

4. Content of Report

- 4.1. Paradigm Housing is the largest registered social housing landlord in Chiltern District with approximately 4,500 in its ownership. It also has significant landholdings within the district.
- 4.2. The Paradigm Housing Chief Executive, Matthew Bailes, gave a presentation to full Council on 10th January 2017 which highlighted the opportunities for Paradigm Housing Association and its local authority partners local authorities to increase joint working to increase the delivery and available of affordable housing for local people. Council have taken forward joint working with Paradigm Housing on a site

by site basis and this has been monitored by the internal Affordable Housing Member Working Group.

4.3. In order to promote effective joint working between the Council and Paradigm, a set of Principles of Co-operation has been drafted which sets down the expectations for each organisation. This is intended to provide a high level strategic framework within which officers from both organisations will work together to bring forward new affordable housing opportunities and to support each other in service delivery. The draft agreement has been reviewed and agreed by the Affordable Housing Member Working Group.

4.4. A copy of the Principles of Co-Operation Agreement is in Appendix 1.

5. Consultation

Not Applicable

6. Options (if any)

If the Council and Paradigm Housing do not enter into the Principles of Co-Operation Agreement, then the two organisations will continue to look at proposals on a scheme by scheme basis. However, Paradigm Housing will be less likely to commit time and resources to bring schemes and proposals forward if there is no over-arching agreement which demonstrates the Council's commitment to joint working. Chiltern district presents challenges for new social housing development due to high housing costs and limited land availability. Without an overarching agreement, Paradigm is more likely to commit its resources to other districts and locations where it can deliver a larger number of units at less cost.

7. Corporate Implications

Reports must include specific comments addressing the following implications:

7.1 Financial

The Agreement does not make any financial commitment. Any requests for Council funding to support new schemes and initiatives will still be subject to consideration and approval on a scheme by scheme basis.

7.2 Legal

The Principles of Co-Operation have been considered and agreed by the Council's solicitor. They provide an over-arching set of principles and do not commit the Council to specific schemes or planning permissions. Any new development proposals brought forward will be subject to the same planning application process as proposals brought forward by any other developer.

8. Links to Council Policy Objectives

This report links to the Council aim that “We will work towards safer and healthier local communities”.

9. Next Steps

If the recommendation is agreed then the Chief Executive will enter in the Principles of Co-Operation Agreement with Paradigm Housing. The ongoing joint working between the Council and Paradigm Housing will be monitored by the Affordable Housing Member Working Group.

Background Papers:	
---------------------------	--