



**Service Delivery  
Committee**

**7 July 2015**

**For Information**

Title: **Homelessness Temporary Accommodation for  
Families**

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## **1 Introduction**

The purpose of the report is to inform members of the current arrangements for temporary accommodation following the closure of Graytone House Hostel. This report covers families only as provisions for single people is dealt with through use of supporting specialist accommodation and other various arrangements.

## **2 Recommendations**

That members note this report.

## **3 Information**

The Council closed Graytone House Hostel in December 2014 following a report to this committee in July 2014.

Since December 2014 the department have utilised 2 types of accommodation

### Long term use of Council stock

In addition to one long term leased housing association property, two further properties have been taken out of lettings for use as temporary accommodation. All 3 properties are let as furnished accommodation on non-secure tenancies.

This arrangement has worked well thus far as people have been supported through the Community team services and in all cases were in need of permanent accommodation as a priority within the Borough.

### Short term 'once only' use of Council stock

The department has taken individual properties from general lettings to address the needs of specific disabled or very large families. These properties have been let 'unfurnished' though on occasions certain improvements have been made. To date 5 properties have been used temporarily of which 4 have now been returned to general lettings.

This use of stock has also assisted with the refurbishment of works at Boulter Crescent and the teams are continuing to work together to provide suitable accommodation for those in priority need without the use of bed and breakfast accommodation or the need to place people outside of the Borough.

Following the last minute withdrawal by a Private Landlord to enter in to a short term lease for a three bedroom property in the Borough, due to the various circumstances beyond our control the team will continue to seek out further opportunities. This will be a challenge as the property market has picked up and Landlords preference is private renting or selling on the open market.

In addition, the Housing Options team are working very closely with the registered partners to ensure that all due nominations agreements are met.

Further options have been explored and work continues on a feasibility study of a property owned by the Council on Station Road which is currently leased to a Registered Provider who are open to wider discussions for future provision.

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<b>Implications</b>	
Financial (PL)	No Significant Impact
Risk (APM)	CR4 - Reputational Damage
Equalities (AC)	No Significant Impact
Legal (AC)	No Significant Impact