



**EXECUTIVE DECISION RECORD
Cabinet Member**

REF No: 161.24

A1 Service Area	Regulatory Services
A2 Title	Supporting damp and mould enforcement: Healthy Homes Project
A3 Decision Taken By	Deputy Leader
A4 Chief Officer	Please print name: John Teasdale Please sign name: (Approval via email 22/05/2024)
A5 Leader / Deputy Leader	Please print name: Cllr S Slater Please sign name: (Approval via email 23/05/2024)
A6 Date of Decision	31 st May 2024

Confidential or Exempt Information

A7 Does this decision contain Confidential Information?	No
A7.1 Does this Decision contain Exempt Information as described in Schedule 12A of the Local Government Act 1972?	No
A7.2 If yes, please state relevant paragraph from Schedule 12A LGA 1972.	N/A

Conflict of Interest

Are there any conflicts of interest to declare? No

(If “Yes” please contact the Chief Executive before making the Decision. A note of dispensation should be attached).



Scrutiny/Audit

A8 Which Committee should this decision be submitted to? (*Please tick as appropriate*)

Scrutiny (Value for Money Council) Committee

Scrutiny (Regeneration Development and Market Hall) Committee

Scrutiny (Health and Wellbeing) Committee Y

Scrutiny (Climate Change and Environment) Committee

Audit Committee

B1 What is the Decision?	To approve the funding allocations detailed in report to enable delivery of the Healthy Homes Project, including recruitment of staff members to deliver the project, or to backfill posts of staff undertaking this work, to the 31 st March 2025.
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B2 What are the reasons for the Decision?

B2 Alternative options considered and rejected?

East Staffordshire Borough Council have been selected to take part in a Healthy Homes Project by DLUHC. This will be run in collaboration with the Department of Health and Social Care (DHSC) and the Department for Work and Pensions (DWP) to understand the impact of housing interventions on health and wider societal outcomes.

We will be allocated up to £130,000 to spend in 2024/25 to deliver the following interventions to support robust damp and mould enforcement:

- Additional resource in your team;
- Standardised training across your existing team;
- Improved communications and engagement with landlords and tenants;
- Improved equipment, i.e. tools to measure damp and mould; and
- Improved data collection tools and support.

The expectation is that this project will:

- Support local authorities in tackling damp and mould hazards in private rented properties in the areas of greatest need.
- Build greater understanding regarding the impact on enforcement activity, when funding specific interventions.
- Build an understanding of best practice in housing enforcement teams when it comes to damp and mould.
- Assess the impact to benefit expenditure associated with non-decent housing in the private rented sector relative to the supplied funding.
- Evaluate the impact of better enforcement of damp and mould in the home on health outcomes.
- Increase awareness of the health impacts of damp and mould with landlords, and the implications of not dealing with it quickly.
- Build understanding of the effects that poor quality housing (damp and mould hazards) has on labour market activity; and
- Build understanding of landlord behaviour as it pertains to repairs and maintenance (particularly with regards to damp and mould hazards).

We will be responsible for providing the data that allows robust conclusions to be drawn from the

	project and it is anticipated that this will be required to be provided quarterly.
B3 What are the contributions to Corporate Priorities?	Standing up for our communities – The Healthy Homes Project aims to address damp and mould in rented accommodation.
B4 What are the Human Rights considerations?	There are no Human Rights issues arising from this decision.

Financial Implications

B5 What are the financial implications?	<p>The main financial issues arising from this decision are as follows:</p> <p>The allocated £130,000 is expected to be spent as detailed in the following table:</p> <p>This will create two new additional FTE posts to the 31st March 25, subject to approval, which will be responsible for delivering the project.</p> <p>The funding is allocated to cover the lifetime of the programme and is expected to be paid out in two equal amounts, in approximately May 2024 and October 2024. These will be made in the form of Section 31 grant payments</p>
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Revenue	2024/25
Officer Resources- 1 FTE Graduate EHO & 1 FTE EHO/Housing Standards Officer	£80,000
Training	£10,000
Communications and Engagement	£20,000
Data Collection & Administration (RIAMS)	£10,000
Supplementary Equipment (2x Laptop & Mobile)	£10,000
Total	£130,000

The finance section has been approved by the following member of the Financial Management Unit:	Please print name: Paul Frith Please sign name: (Approval via email 22/05/2024)
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Policy Framework

B6 Is the Decision wholly in accordance with the Council's policy framework?	Yes
B6.1 If No, does it fall within the urgency provisions (Part 3 of the Constitution)?	NA
B6.2 Has it got the appropriate approvals under those provisions?	NA
B7 Is the Decision wholly in accordance with the Council's budget?	Yes
B7.1 If No, does it fall within the urgency provisions (Part 3 of the Constitution)?	NA
B7.2 Has it got the appropriate approvals under those provisions?	NA

Equalities Implications

B8 What are the Equalities implications:
B8.1 Positive (Opportunities/Benefits): Improved housing conditions
B8.2 Negative (Threats): None
B8.3 The subject of this decision is not a policy, strategy, function or service that is new or being revised. An equality impact assessment is not required.

Risk Assessment

B9 What are the Risk Assessment implications:
B9.1 Positive (Opportunities/Benefits): <ul style="list-style-type: none"> Increased resources to deal with damp and mould in private rented properties in areas of greatest need Improved housing conditions and reduction of health inequalities
B9.2 Negative (Threats) <ul style="list-style-type: none"> Difficulty recruiting resulting in a lack of capacity

B9 What are the Risk Assessment implications:

B9.3 The risks do not need to be entered in the Risk Register. Any financial implications to mitigate against these risks are considered above.

Legal Considerations

B10 What are the Legal Considerations:

B10.1

There are no significant legal issues arising from this Report. However it is noted that a Memo of Understanding covering the project is detailed in Appendix 2, which has separately been reviewed and approved. Legal have also considered the content of the Healthy Homes Project Guidance in Appendix 1/online. This sets out how DLUHC anticipate this funding being used. It appears to be acknowledged that each area will have its own unique challenges and existing arrangements, and so have allowed for flexibility to reflect this.

This section has been approved by the following member of the Legal Team

Please print name: John Teasdale

Please sign name: (Approval via email 22/05/2024)

Environmental Impacts

B11 What are the Environmental Impacts:

Increased energy efficiency in properties

Consider impacts related to the Climate Change & Nature Strategy aims:

- Reducing greenhouse gas emissions (climate change mitigation)
- Preparing for future climate change (adaptation)
- Protecting and enhancing nature
- Using resources wisely and minimising waste and pollution

B11.1 The impacts are **significant** and have been subject to an enhanced consideration by the Council's Climate Change and Adaptation Officers for inclusion below.

(note – a **significant** impact will likely result from any project, policy, procurement exercise or service change that has a direct or indirect effect on energy or fuel use, water use, land use, other physical resource use, waste generation, pollution, regeneration or construction – If unsure contact the Council's Climate Change and Adaptation Officers.)

B11.2 Positive Impacts (Opportunities/Benefits):

Reducing consumption of carbon due to increased efficiency of properties

B11.3 Negative Impacts (Threats/Mitigation):

None

Health & Safety Implications

B12 What are the Health & Safety implications:

B12.1 A Risk Assessment has not been carried out and entered into Safety Media for all significant hazards and risks because there are no significant hazards or risks arising from this decision.

Key Decision

B13 Is this a Key Decision? Yes

Note: A Key Executive Decision is one where:

- 1. REVENUE – Any contract or proposal with an annual payment or saving of more than £100,000**
- 2. CAPITAL – Any capital project with a value in excess of £150,000**
- 3. A decision which significantly affects communities living or working in an area comprising two or more wards.**

B13.1 If this is a Key Decision, is this an urgent decision such that a delay caused by use of the Call-in Procedure would seriously prejudice the public interest?

No

B13.2 If yes, has the Mayor or in his/her absence the Deputy Mayor or in his/her absence the Chair of the relevant Scrutiny Committee agreed that the decision will be exempt from Call-in?

NA

NOTE: If this decision is subject to the Call-in Procedure it will come into force, and may then be implemented, on the expiry of 3 working days after publication – unless 10 Members of the Council call in the decision.

Please send the original signed document to:
democratic.services@eaststaffsbc.gov.uk

The questions contained in this questionnaire are not to be altered in any way. If you have any queries regarding the contents of this document, please contact Democratic Service Ext 1306/1608 or refer to Part 3 Section 6 of the Constitution.