

Project Documentation - Initial Project Proposal Document**Project:** Working with Hyde on Asset Management**Author:** Louise Rudziak, Director of Housing & Communities**1. Purpose of Document**

The purpose of this document is to justify the undertaking of the project based on the estimated cost of delivery and the anticipated benefits to be gained. The proposal outlined in this document will be used as part of the process for prioritising future projects.

2. Project Description

To work in partnership with Hyde to review its assets within the district, to identify opportunities for asset rationalisation, new development and redevelopment, in order to maximise affordable housing delivery and maximise the use of existing stock.

Scope:

The working group will consider several different topics

- Hyde Asset Management Report – a review of Hyde’s current stock in the district
- Hyde’s Strategic Plan for Chichester – establish what Hyde’s long term plans are for housing in the district including use of current stock and any future new developments.
- Chichester DC Housing Strategy – input into the formation of Chichester DC’s forthcoming Housing Strategy.
- Chichester DC Task and Finish Group – The recommendations of Chichester DC Task and Finish Group as they relate to Hyde Group.
- Future relationship – consider how the relationship between the parties will need to adapt and evolve to deliver future plans including identifying any potential changes to the Allocations Policy, Voluntary Stock Transfer Agreement and Service Level Agreement.

3. Background

Hyde is the biggest registered provider in the Chichester District with over 5,000 properties in the area. The vast majority of its stock is old and was part of the stock transfer.

Hyde has commissioned a full asset review in order that it can better understand the opportunities in the district. Senior Officers at Hyde have indicated that they view Chichester as a strategic area for the future. Hyde has also been selected by Homes England as a strategic partner for housing delivery which may increase its access to grants moving forward.

In addition to the stock review referred to above the recent report of the Task & Finish group looking at Housing Standards & Supply will inform the group, which will in turn then feed into the Housing Strategy due to be renewed in April 2020.

4. Outcomes to be Achieved

- Clarity for Officers and Members as to Hyde's future plans in the District and an opportunity to feed into decision making
- Clarity for Hyde on Chichester DC's strategic priorities and an opportunity to feed into our future Housing strategy
- Move the parties from largely contractual relationship towards a more strategic partnership.

5. Timescales

Asset review to Hyde:	Nov 2018
Asset review shared with CDC:	Jan 2018
Working group set up:	Jan 2018
Asset management plan agreed:	TBC
Housing strategy review:	2019/2020
New Housing strategy in place:	April 2020

6. Project Costs and Resources

No costs have been identified currently, although officer time will be needed. Moving forward commuted sums and other housing capital can be utilised in accordance with our usual procedures.

7. Benefits vs. Cost

Benefit vs Cost will be worked through as part of the asset management planning process. Costs for this part of the project are officer time only.

8. Identify Risks

A risk is that Hyde could decide not to proceed with any development or redevelopment in the CDC area. That risk is minimised by this proposal for partnership working.