

EXECUTIVE BOARD MEMBER DECISIONS MEETING FOR HOUSING

THURSDAY, 18 March 2021

PRESENT: Councillor: L.D. Evans (Executive Board Member).

The following officers were in attendance:

J. Morgan, Head of Homes & Safer Communities

S.E. Watts, Environmental Protection Manager

K. Thomas, Democratic Services Officer

Virtual Meeting - 9.00 - 9.15 am

1. DECLARATIONS OF PERSONAL INTEREST

There were no declarations of personal interest.

2. TO SIGN AS A CORRECT RECORD THE DECISION RECORD OF THE MEETING HELD ON THE 23RD JULY 2020

RESOLVED that the decision record of the meeting held on the 23rd July 2020 be signed as a correct record.

3. RENT SETTING FOR PENYBRYN GYPSY/TRAVELLER SITE 2021/22

The Executive Board Member considered a report to confirm the weekly rent increase for the Penybryn Gypsy/Traveller site during the financial year 2021/22. The Executive Board Member was informed that the Gypsy and Travellers' site was a Council Tax funded service and there were currently 15 plots on the Penybryn site. While all Local Authorities and Housing Associations in Wales had aligned themselves to the social housing rents policy in relation to rental levels for social housing, the Penybryn site did not form part of the Housing Revenue Account, and so rental levels charged were not governed by the Welsh Government's rents policy. However, it was considered fair and equitable for rents at the site to be increased by the same formula applied to Council tenants. For the financial year 2021/22, that would be a 1.5% increase (CPI rate as of September 2020) and it was recommended that the weekly rental levels for 2021/22 be set at £57.06 (net of service charges and water rates) providing an annual income of £41,083.20 for 2021/22, if all 15 pitches were occupied throughout the year.

The Executive Board Member questioned the service charge element of the report and clarification was provided by the officer that they were applied on the same basis as the Council's sheltered housing complexes.

RESOLVED:

- 3.1 that the weekly rental level for pitches at the Penybryn Gypsy/Traveller Site be set at £57.06 collected over 48 weeks.**
- 3.2 that the service charge policy be applied to ensure tenants of the site paid for those additional services.**

- 3.3 that the charge for water usage be set at £21.15 collected over 48 weeks.**
- 3.4 that officers be authorised to consult with the residents of Penybryn and set the overall charges stated in table 1.**

EXECUTIVE BOARD MEMBER

DATE