

Extract from the Joint Strategic Committee - 8 October 2019

JSC/046/19-20 Adur Homes Responsive Repairs Policy

Summary of discussion:

Before the Committee was a report by the Director for Communities, copies of which had been circulated to all Members and a copy of which is attached to the signed copy of these minutes as Item 9.

The report shared a new draft Responsive Repairs Policy for Adur Homes and set out the reasons for developing this policy, the benefits and the key changes proposed.

The Draft Responsive Repairs Policy was attached to the report as Appendix 1.

During consideration of the item, members discussed a number of issues including:-

- the number of policies under review and the schedule for reviewing them;
- the expectation that tenants report disrepairs;
- the housing departments responsibility for homes where the tenancy started before the new legislation;
- resident access to the internet;
- the membership of the Housing Improvement Board and how frequently it meets.

Officers confirmed that the Adur Housing Improvement Board convened every three months and that the Board's membership included the ACF as well as a number of councillors including Cllr Carson Albury. The Board considered issues relating to Adur Homes and its performance.

A Member sought clarification regarding the servicing of domestic boilers. Officers confirmed that the servicing of domestic boilers was not covered by this policy.

Decision:

The Joint Strategic Committee

1. agreed that the draft Responsive Repairs Policy could be put out to consultation with Adur Homes Tenants and Leaseholders;
2. delegated authority to the Head of Housing, in consultation with the Adur Executive Member for Customer Services, to agree any changes to the draft policy, following consultation; and
3. agreed that, following consultation, the draft, as amended, be put before Adur District Council, at its meeting on 19 December 2019 for final approval.