



Bournemouth, Christchurch and Poole Shadow Authority/Executive Committee

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Report Subject	Consultation on Herbert Avenue, Poole, Temporary Accommodation
Meeting date	7 th November 2018
Report Author	Sue Spence / Phil Hornsby
Status	Public
Classification	For consultation – Feedback to Poole Full Council – 13 th November 2018
Key Decision	Yes/ Report to Poole Cabinet and Council
Executive summary	To invite the Shadow Executive to comment on the proposed temporary accommodation project ahead of it being considered by Poole Council on the 13 th November 2018.
Recommendations	That the Shadow Authority/Executive Committee:- Endorse the Herbert Avenue temporary accommodation scheme.
Reason for Recommendations	To inform the decision making at Poole Council on the 13 th November 2018.

1.0 Background detail

- 1.1 The Council currently has 64 units of temporary accommodation that can support households that are at risk of homelessness. However the demand against these units is currently in excess of 64 households and is expected to reach 116 households in 2018/19 and 127 households in 2019/20. This gives a shortfall in temporary accommodation units respectively of 52 and 63 across each year.
- 1.2 The current increasing levels of demand for temporary accommodation are not expected to change over the next 5 to 10 years which makes it necessary to bring forward proposals that will provide accommodation units that are both fit for purpose and meet the level of demand being experienced across Poole. The council continues to review all options to deliver additional housing where possible and to reflect the ongoing needs of local residents in doing this. The council owned land on Herbert Avenue has been identified as holding potential for redevelopment and it is recommended that this is used to bring forward plans to deliver a bespoke 24 unit temporary accommodation development for use by the council. The Shadow Executive is asked to comment on the proposal.
- 1.3 An options appraisal of three possible construction methods was produced by Poole Housing Partnership in January 2018 looking at current methods utilised to construct this type of accommodation. The appraisal produced and compared the estimated build costs per square meter of:
- i. Steel container.
 - ii. Modular off-site construction.
 - iii. Timber construction.
- 1.4 Attached to this report is the Cabinet report that has been prepared for consideration by Poole Members on the 30th October 2018. This report provides more details on the options appraisal and recommended approach and should be read in conjunction with this short summary report.

2.0 Consultation

- 2.1 Consultation has been undertaken with the following representatives:
- Strategic Director, People Theme
 - Section 151 Officer
 - Portfolio Holder – Housing
 - Ward Members –Branksome West
 - People Overview and Scrutiny Committee (Health and Social Care)

3.0 Options

- 3.1 Options considered as part of this development plan are included within the attached Cabinet report

4.0 Summary of Finance and Resourcing Implications

4.1 Financial Implications are contained within the attached Cabinet report.

5.0 Summary of Legal Implications / Risk Assessment

5.1 Details of the risks associated with the delivery of this project are contained within the attached Cabinet report.

6.0 Summary of Human Resources Implications - nil

7.0 Summary of Environmental Impact

7.1 The equalities implications for the temporary accommodation development are included within the attached Cabinet report.

Appendices

Appendix 1 – Report to Cabinet, Borough of Poole, 30 October 2018

Background Papers

None