

ALMO PERFORMANCE AGAINST PIS

Performance for: **March**

PI Due Date: **06/04/09**

Months into year

12

NI's	DESCRIPTION	Top Quartile	Bottom Quartile	ENEH		Aire Valley Homes		WNWH		BITMO		CITYWIDE	
				TARGET	ACTUAL	TARGET	ACTUAL	TARGET	ACTUAL	TARGET	ACTUAL	TARGET	ACTUAL
NI158	Proportion of homes non-decent. Including PFI & Regeneration Schemes (%)	18.8	53.0	15	17.25	25	17.90	25	21.01	10	7.20	15	18.46
BVPI's													
BV63	SAP rating calculated using the 2005 methodology	72.8	65.3	67.0	66.2	68.0	69.5	70.0	67.7	70.0	69.6	68.5	67.6
	Improving / Rank			+	4	+	2	+	3	+	1	+	UNMET
BV66a	Proportion of rent collected (%)	98.28	96.69	97.00	96.85	96.91	96.45	97.00	96.63	96.18	95.59	97.00	96.62
	Improving / Rank			+	1	+	3	-	2	+	4	+	UNMET
BV66b	More than 7 weeks rent arrears	3.15	7.89	6.10	6.67	8.00	7.24	6.60	7.43	7.60	9.47	6.75	7.20
	Improving/Rank			-	1	+	2	-	3	+	4	-	UNMET
BV66c	% of LA tenants in arrears, notices seeking possession	22.29	36.70	20	20.47	23	21.02	22	20.43	25	29.59	21.5	20.89
	Improving/Rank			-	2	+	3	+	1	-	4	-	MET
BV66d	% of LA tenants evicted as a result of arrears	0.30	0.64	0.23	0.37	0.38	0.33	0.26	0.42	0.50	0.67	0.29	0.39
	Improving/Rank			-	2	+	1	-	3	-	4	-	UNMET
BV212	BV-212 - Average re-let times for dwellings.	32.0	55.0	38	37.5	31.5	35.41	26.7	36.49	40	40.87	35	36.86
	Improving/Rank			+	3	+	1	-	2	+	4	+	UNMET

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				TARGET	ACTUAL	TARGET	ACTUAL	TARGET	ACTUAL	TARGET	ACTUAL	TARGET	ACTUAL
Local PI's													
HMA1	Rent Arrears (%)			3.00	3.10	3.25	3.65	3.00	3.55	5.00	4.14	3.30	3.45
	Improving / Rank			+	1	+	3	-	2	+	4	+	UNMET
HMA3	Rent Loss from voids (%)			1.1	1.262	1.2	1.249	1.2	1.597	1.2	1.301	1.25	1.383
	Improving / Rank			-	2	+	1	-	4	-	3	-	UNMET
HMA4	Average Time taken to complete non urgent responsive repairs (days)	11.00	24.00	9.50	10.79	9.00	11.77	10.50	9.03	9.00	8.89	9.75	10.37
	Improving / Rank			-	3	-	4	+	2	+	1	-	UNMET
HMA6	Proportion of properties untenanted (%)			1.25	1.25	0.81	1.47	1.25	1.44	1.00	2.12	1.35	1.41
	Improving / Rank			+	1	-	3	+	2	-	4	-	UNMET
HMA7	% Urgent repairs completed within government timescales	97	88	98.75	98.66	98.00	96.62	98.50	98.09	98.95	98.72	98.75	97.98
	Improving / Rank			+	2	-	4	-	3	-	1	-	UNMET
HMA8a	Former Tenant Debt as a percentage of the Rent Roll			2.50	2.39	2.50	2.52	2.60	1.58	3.25	4.18	2.56	2.19
	Improving / Rank			+	2	+	3	+	1	+	4	+	MET
HMA8b	The Average Former Tenant Debt			£530.00	£590.94	£550.00	£725.25	£600.00	£541.05	£650.00	£770.11	£555.25	£620.94
	Improving / Rank			-	2	-	3	-	1	-	4	-	UNMET
HMA13	% Responsive appointments made and kept			98.75	98.84	97.00	95.21	98.00	97.57	97.00	98.18	97.90	97.41
	Improving / Rank			+	1	-	4	-	3	+	2	-	UNMET
HMA14	% Urgent + Emergency Repairs	No Data	No Data	27.00	35.27	30.00	31.89	28.00	32.40	29.00	30.79	28.25	33.23
	Improving / Rank				4		2		3		1		UNMET

NOTES:

Rank ALMOs are ranked in relation to each PI, 1 = best performer, 4 = worst performer

- Performance has declined since 31/3/08

+ Performance has improved since 31/3/08 or is the same as 31/3/08

 Performance is currently bottom quartile*
 Performance is currently top quartile*

*Metropolitan Authority quartiles 2007/8

HMA4, HMA7, HMA13 - are reported from Orchard Walkabout because more accurate data available.