

Report of West North West Homes

Report to Outer West Area Committee

Date: 9th September 2011

Subject: West North West homes Leeds involvement in Area Committees

Are specific electoral Wards affected? If relevant, name(s) of Ward(s): Pudsey, Farsley and Calverley, Wortley and Farnley	X Yes	<input type="checkbox"/> No
Are there implications for equality and diversity and cohesion and integration?	X Yes	<input type="checkbox"/> No
Is the decision eligible for Call-In?	Yes	X No
Does the report contain confidential or exempt information? If relevant, Access to Information Procedure Rule number: Appendix number:	<input type="checkbox"/> Yes	X No

Summary of main issues

1. This report is to update on progress from previous report of 8th July 2011. It should be noted that it is too early to report a lot of progress, however, West North West homes Leeds (WNWhL) has an ongoing commitment to joined up working.

Recommendations

2. Members of the Outer West Area Committee are invited to note the content of this report, WNWhL will provide a six monthly update report.

1 Purpose Of this Report

- 1.1 To outline the purpose of WNWhL involvement in Area Committees, and to explore ways of making that involvement as meaningful and productive as possible.

2 Background information

- 2.1 WNWhL is one of three Leeds ALMOs which provides a range of housing management services under the terms of a Management Agreement with Leeds City Council. Services delivered locally by the Pudsey and Wortley Neighbourhood Housing Teams include; a generic housing management service, incorporating tenancy and estate management.
- 2.2 The Neighbourhood Housing Team, are involved in a range of joint working initiatives with other agencies and stakeholders. This includes attendance at several multi agency meetings, the purpose of which is to ensure a holistic approach when delivering local services which require joined up working arrangements.

3 Main issues

3.1 Multi Agency Working

- 3.1.1 Crime and Grime Multi Tasking Groups were set up in 2004. Their aim is to provide a clear framework for the positive management of the Outer West area, whilst delivering a multi agency approach in dealing with issues relating to crime and grime. To share local information and intelligence, to agree local priorities and deliver joint actions for delivering service improvements.
- 3.1.2 Agreed priorities of the Crime and Grime Group are to improve environmental conditions within the Outer West area, to provide a joined up approach when dealing with issues in relation to crime, anti social behaviour and environmental issues.
- 3.1.3 The Outer West, Crime and Grime Tasking Group has delivered 2 local action days in 2011 in the following areas; Waterloo and Owlcotes in Pudsey and Nutting Grove Terrace and Farnley, in Wortley.
- 3.1.4 WNWhL has an active role in delivery of local action days, including provision and delivery of promotional information, providing staffing resources, through our Neighbourhood Management Officers and Neighbourhood Caretakers. WNWhL also contributes financially with the provision of skips, where environmental improvements are required.
- 3.1.5 Common problems identified during action days are increasing number of incidents of fly tipping and graffiti. Although our Neighbourhood Caretaking Team deal with incidents swiftly, currently we are achieving 100% performance for removal of graffiti, one working day for removal of offensive graffiti and 4 working days for removal of general graffiti. In addition, we are achieving 100% performance on removal of fly tipping, within 1 working day.

- 3.1.6 Health & Environmental Action Services have issued fixed penalty notices to residents who have been identified as having fly tipped. In an attempt to be proactive WNWhL provide skips for tenants to remove surplus rubbish.
- 3.1.7 The noticeable outcome of these action days have been improved environmental conditions, where local residents have provided positive feedback about improved conditions.

3.2 Caretaking and Cleaning

- 3.2.1 Our Neighbourhood Caretaking Team provide a front line environmental service, patrolling estates and communal buildings including daily visits to multi storey flats, ensuring a high visible presence to deter illegal dumping, illegal entry, vandalism and other acts of anti social behaviour.
- 3.2.2 The Caretakers act as the eyes and ears on the estate, reporting and recording any illegal activity and breaches of tenancy. They provide a patrol services of estates on a planned basis, assessing and dealing with environmental issues in communal areas, such as ginnels, walkways and communal land where grot spots exist.
- 3.2.3 The Caretaking team undertake regular work along the Leeds Outer Ring Road, given the close proximity of boundaries between Highways and land vested in WNWhL. Ongoing work is undertaken along the frontage of the Ring Road at Wellstone Garth, Swinnow and Butterbowl Gardens, Wortley.

3.3 Area Panels

- 3.3.1 WNWhL has four Area Panels, which have the same boundaries as Leeds City Council's Inner and Outer West and Inner and Outer North West Area Committees.
- 3.3.2 The Area Panels have an active role in setting and agreeing local priorities using local Community Partnership Agreements. They have a delegated budget and are able to approve bid submissions for issues such as:
- Environmental schemes
 - Community safety schemes
 - Tenant involvement schemes
- 3.3.3 Twenty six submissions have been made to the Outer West Area Panel for consideration during the current financial year.
- 3.3.4 These bids have included joint funding initiatives including CASAC target hardening. The outcome of this project has been improved security measures for vulnerable tenants living in the Outer West area which has also served to reduce the fear of crime.
- 3.3.5 Other joint funding initiatives have been undertaken on the Waterloo Estate, Pudsey. The scheme encourages young people to become involved in looking after a communal garden providing divisionary activities for young people in the area,

where high levels of anti social behaviour exist. Feedback from residents has been very positive, they indicate that young people involved have taken an interest and pride in their contribution and the area in which they live.

4 Corporate Considerations

The joint work and development of shared services between WNWhL and the Outer West Area Committee, will provide a coordinated approach in delivery of services, within the Outer West area.

4.1 Consultation and Engagement

4.1.1 All residents living in the Outer West area have been consulted using our Community Partnership Agreements, to ascertain their priorities for the area and to identify improvements they would like to see. Current priorities have been identified as;

- Litter
- Lack of parking
- Crime and anti social behaviour

4.1.2 Detailed consultation is undertaken for each Area Panel bid submission. Post evaluation of schemes is also undertaken.

4.2 Equality and Diversity / Cohesion and Integration

4.2.1 There are no specific equality considerations arising from this report

4.3 Council Policies and City Priorities

4.3.1 The partnership working outlined in this report contribute to the Safer and Stronger Communities Plan and to the Sustainable Economy and Culture City Priority Plan.

4.4 Resources and Value for Money

4.4.1 No additional resources are needed to deliver the approach outlined in this report which will be delivered within existing resources. However, there is scope for potential funding through the Outer West Area Panel and the option of match funding opportunities for future projects identified.

4.5 Legal Implications, Access to Information and Call In

4.5.1 There are no legal implications arising from this report.

4.6 Risk Management

4.6.1 There are no risk implications arising from this report.

5 Conclusions

- 5.1.1 It is concluded that there are clear benefits and opportunities for WNWhL working closely with Area Committees as outlined in this report. Developing this approach provides the opportunity to further develop services and join up working to the benefit of residents, which ensures that all agencies in the area target resources in a joined up and effective way.

6 Recommendations

- 6.1 Members are invited to note the content of this report. A further update will be reported to Area Committee in 6 months, outlining progress with areas of mutual interest.

7 Background documents

- 7.1 None