



**Shared Housing Group Meeting  
25th September 2007  
2.00pm – Civic Hall**

**Attendees:**

Cllr Martin Hamilton (Chair)  
 Richard Brown, NW Area Management, Leeds City Council (LCC)  
 Andrew Crates, Development Department, LCC  
 Huw Jones, Re'New  
 Mike Leonard, University of Leeds  
 Freda Matthews, Little Woodhouse Residents' Association  
 Greg Miller, University of Leeds  
 Christine Naylor, Development Department, LCC  
 Barry Payne, HMO Lobby  
 Diane Pedder, Leeds University Union  
 Miles Pickard, Leeds Property Association  
 Ian Robertson, University of Leeds  
 Ron Strong, UNIPOL  
 Richard Tyler, HMO Lobby  
 Rachel Unsworth, University of Leeds  
 Peter Warneford, Environmental Health, LCC  
 Anne-Marie Watkinson, UNIPOL

**Delegation from Manchester:**

Ingrid Daly, Neighbourhood Services, Manchester City Council  
 Peter Fell, University of Manchester  
 Rimple Poonia, South Manchester Regeneration Team, Manchester City Council

**Action**

**1.0 Welcome and Introductions**

1.1 Cllr Hamilton opened the meeting and welcomed the delegation from Manchester.

**2.0 Update on Charles Morris development**

2.1 Ian Roberson provided an update on the redevelopment plans for Charles Morris Hall:

- The redevelopment plans have been informed by a survey of student accommodation preferences
- The university are trying to locate more bed spaces closer to campus
- Maps showing the footprint of the halls and photographs were circulated to the meeting
- The plan will increase bed spaces, currently at 117, to 502.
- Full plans for the scheme will be submitted in December

- Community consultation will continue through the planning application process

### **3.0 Minutes of the last meeting and matters arising**

- 3.1 Freda Matthews should have been detailed as having sent her apologies.
- 3.2 The issue of including the Leeds Property Association's logo on printed materials was raised. It was explained that this had not happened when producing the recent folders due to difficulties sourcing a high resolution version of the logo.
- 3.3 Richard Tyler commented that feedback from comments made University of Leeds' Community Strategy was anticipated.
- 3.4 With regards to promoting cycling to university by students, it was reported that Sustrans and the University of Leeds have secured funding for a position within the university to look specifically at student transport.

### **4.0 Manchester delegation Q&A**

- 4.1 Peter Fell outlined the reasons for the delegation's visit to Leeds and activities in Manchester, including:
- That the University has identified working to improve communities in traditional student areas as an attribute of a high performing university
  - That Manchester City Council are looking at area regeneration, which includes the traditional student areas and some university owned accommodation
  - That a partnership has been formed to look specifically at the Oxford Road area
  - That a partnership approach has been adopted when dealing with known pressure points and events, such as freshers' week
- 4.2 Richard Tyler recommended that the delegation attend the Universities UK conference later this year.
- 4.3 Richard Tyler commented that the comments in the 'Studentification' report regarding there being few problems in Manchester could be a symptom of a lack of capacity in the community to lobby objections.
- 4.4 Ron Strong asked the delegation about their approach to involving the private rented sector. The delegation acknowledged that there are problems with the private rented sector, including engagement with landlords. Also data on what houses are within the private rented sector needed to be improved upon.

### **5.0 Housing Strategy Update**

5.1 Councillor Hamilton reported that a meeting had taken place earlier in the day to discuss the proposed Housing Strategy for the area of Housing Mix. It was anticipated that a framework strategy would be produced by the time of the next Shared Housing Group meeting, which would then be subject to discussion and consultation.

## 6.0 UNIPOL Update

6.1 Information from UNIPOL was circulated to the meeting and presented by Ron Strong. The main issues included:

- A change in the letting pattern that was noted in 2006 has so far been mirrored in 2007. This reflects a trend of increased lettings in the private rented sector
- It was noted that extra students were found in the marketplace this year
- Information gathered from the UNIPOL website indicates that many students are still looking for suitable accommodation
- A gap is opening up in terms of area popularity with students. Hyde Park and Headingley are becoming more popular, whilst Woodhouse and Meanwood are becoming less popular
- Average rents are slightly up

Richard  
Brown

## 7.0 Review of the Shared Housing Action Plan

7.1 Richard Brown summarised the review process, saying:

- That responses had been provided by most partners
- That an abridged version of feedback was provided to the group, with full comments being published in appendix 1
- That a number of responses also provided supplementary information in the form of reports, which were attached a further appendices
- That suggestions were made to combine a number of action points in order to streamline the plan
- That the top three priorities for Area Management were: To maintain the community planning officer post, to improve the streetscene of the area and to implement a town centre improvement scheme in Headingley

7.2 Cllr Hamilton explained that due to time restraints it would not be possible to consider all aspects of the review at today's meeting. **It was suggested that between now and the next meeting a series of more focussed sessions be organised to take the review of the Shared Housing Action Plan to its conclusion** (key message). There should be focus on what has been achieved and how this can be measured.

Richard  
Brown

7.3 It was noted that some housing data from the university will not be available until next year.

7.4 It was commented that the plan should have more specific reference to non-student shared housing.

7.5 The contents of appendix 2 (general comments from the university) was queried. The University said that it would withdraw the comments to allow it to reflect further on the matter.

8.0 **Any Other Business**

8.1 Huw Jones queried if the name of the group adequately reflected the work being undertaken. The case was made that the focus of the group's work was on students and that the name should reflect this fact.

9.0 **Time and date of next meeting**

9.1 2-4 pm, 27<sup>th</sup> November 2007, Civic Hall