

ANNUAL STATEMENT OF SUPPORTED HOUSING CAPITAL REQUIREMENTS IN CAMBRIDGESHIRE 2010 AND BEYOND – Version 1 FOR 2010 – agreed at the Commissioning Body meeting on the 3rd of February

Background

Over the last couple of years the Supporting People Eastern Region Group SPERG has been developing closer links with the Housing Corporation (now known as the Homes and Communities Agency). A product of this work has been the Supported Housing priority matrix and scoring system. This has enabled proposed supported housing schemes across the region to be compared and scored on a consistent basis to enable robust strategic decisions to be taken when allocating capital. As the priority matrix has been used there has been a request from housing providers and Enablers that annual priorities in the eastern region are set out clearly in a consistent format.

Purpose of the statement

The purpose of this Statement is to allow commissioners and funders of supported housing and other stakeholders to obtain an overview of the requirements for capital funding over a two or three year period. This will also allow the Sub Regional housing groups, the Homes and Communities Agency and EERA to manage the available capital resources and enable organisations interested in building supported housing to know the needs of commissioners. The aim is to capture the needs and expectations of all commissioners, though at present there is greatest emphasis on revenue support from the Supporting People (SP) programme. Proposed schemes that fall outside the priorities contained in this document may still be considered by the relevant commissioners, but they are unlikely to be accorded the same degree of priority and therefore are less likely to be funded.

What happens at the moment

Each Supporting People Administering Authority (AA) may have slightly different ways of stating future needs. Hence there are variations between Supporting People (SP) strategies in the level of detail of future services required.

The need for a common format

The benefit of a common format is that sub regional boundaries cross SP Administrative Authority (AA) boundaries. While individual AAs have slightly different processes, ultimately all of them have an interest in developing an effective way of ensuring that capital is available to fund new supported housing which meets identified needs and is coordinated with revenue provision.

Some common problems

All SP teams are wrestling with the problems of **managing budgets** under the twin uncertainties of future CLG budgets and the forthcoming payment of the Programme Grant through Area Based Grant from 2010/11. Some AA's have short-term resources from underspends but are reluctant to commit to long term funding because of these uncertainties. Other commissioners have **different timescales** and political

environments. Programmes to move people with a learning difficulty, mental illness or physical disability from residential care to more independent living may have revenue commitment for those with high level needs but not for lower needs. Some of the planning processes are sensitive, for example the implementation of plans to increase the proportion of Extra Care at the expense of residential care.

The table below shows the needs for future services that are identified in response to the direction of travel and development priorities set out in Cambridgeshire's Commissioning Strategy 2008-10. Cambridgeshire Supporting People Team completed a needs analysis in 2009 and is currently revising its SP strategy. As this work develops all commitments and aspirations will be reviewed and communicated at the earliest opportunity.

Please note that exact revenue amounts granted will be subject to final SP team approval.

TABLE

Notes: where no information is shown against an item no commitment has been made
Sub regions: Cambridge

The table includes known capital and revenue requirements. Revenue is always committed in principle with final details subject to SP team approval as schemes prepare to open/services are tendered.

Priority	Details	Capital	Revenue (SP unless stated)	Notes
Substance misuse	<p>Commitments None</p> <p>Aspirations To see a greater range/continuum of options for people with substance misuse issues as identified in the Supporting People Commissioning Strategy</p>			

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Mental health	<p>Commitments Old Bus Depot Scheme in Huntingdonshire</p> <p>Aspirations To remodel the following shared units into independent accommodation – Granta schemes at Mill Road and Magrath Avenue, the front houses at Fulbourn and reprovision of the Windmill Site</p> <p>New accommodation in East Cambs, Fenland and Hunts as per mental health review.</p>	<p>£775K</p> <p>Unknown estimate at £2.2M</p>	<p>£99,182</p> <p>Likely SP revenue savings for each scheme to be explored</p>	<p>Capital received Autumn 2009. Expected to open end of Oct 2010</p> <p>Need to identify when schemes will be brought forward</p>
Domestic Violence	<p>Commitments</p> <p>Aspirations Explore requirements for extra units for Domestic Violence as detailed in the SP Commissioning Strategy</p>			<p>Links to developments with the Domestic Violence Abuse unit & Specification for DV services</p>

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Young People	<p>Commitments</p> <p>Aspirations Countywide resource for young people with complex needs</p> <p>Some District Councils have aspirations for extra Foyer provision e.g. Fenland District Council have an aspiration to develop a Foyer in March.</p> <p>Accommodation for young people leaving care and in transition. Identified by social care</p>			SP to consider its commitment following the Foyer review.
<p>Older people – Extra Care Housing</p> <p>All extra care schemes require approval of SP CB and Adult Joint Commissioning Group. All schemes under commitments have this support. Aspirational schemes do not have such support.</p>	<p>Commitments</p> <p>Keith Leonard House Extra Care Scheme in East Cambs (matrix score 3.3)</p> <p>Linton Extra Care Scheme in South Cambs (Flaxfields) (matrix score 3.5)</p> <p>Simons House Extra Care Scheme in Cambridge City (matrix score 2.6)</p> <p>Doddington Extra Care Scheme in Fenland (matrix score 3.6)</p>	<p>£2.7M</p> <p>£2.5M</p> <p>£4.3M</p> <p>£3.75M</p>	<p>£66,056 max revenue recycled from the ring fenced pot</p> <p>£19,000</p> <p>£39,773 max revenue recycled from the ring fenced pot</p> <p>£35,360 (TBC) new SP revenue from ring</p>	<p>Capital secured. First phase expected late 2010</p> <p>Capital secured. Expected opening Spring 2010</p> <p>Capital secured. Expected completion Summer 2011</p> <p>Capital secured. Expected opening</p>

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	<p>Park View (aka Brookside) Extra Care Scheme in Huntingdonshire (matrix 3.5)</p> <p>Aspirations Levels of Extra Care which meet the requirements for the county.</p> <p>Wellbrook Way Extra Care Scheme in South Cambridgeshire. Matrix score 2.4.</p>	<p>£1.5M</p> <p>£1.6M</p>	<p>fenced pot</p> <p>£23,775 of recycled SP grant. Final figure subject to SP approval</p> <p>£53,352 of new SP grant required – need to check as number of units has gone up by the amount of revenue has not changed.</p>	<p>October 2011</p> <p>Capital secured. Expected opening Jan 2011</p>
<p>Policy to reduce shared accommodation in line with the Supporting People Commissioning Strategy</p>	<p>Commitments</p> <p>Staithe scheme in Fenland. Matrix score 2.8</p> <p>Coneygear Court in Huntingdonshire. Matrix score 2.6</p> <p>Corona House in Cambridge City. Matrix score 2.6</p> <p>Aspirations Other schemes across any client group where there is currently shared accommodation but where the provision of independent units would be desirable</p>	<p>£512k of capital</p> <p>£600k of capital</p> <p>£318k of capital</p>	<p>£174k of recycled SP revenue</p> <p>£96,638 of recycled SP revenue</p> <p>£43,843 of recycled SP revenue</p>	<p>Capital secured.</p>

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Developing assessment centre beds in line with the Supporting People Commissioning Strategy	<p>Commitments</p> <p>Octavia View remodelling of Ferry Project into an assessment centre for Fenland (Matrix score 2.9)</p> <p>Aspirations</p>	£360k capital	£169,084 recycled SP revenue	Capital secured. Expected Completion - May 2010
Developments in line with Cambridgeshire Supporting People Direction of Travel	<p>Commitments</p> <p>49 Southwell Close March. Helps to provide extra move-on accommodation for young people (Matrix score 3.0)</p> <p>36a St Peters Road, March. Help to provide extra move-on accommodation for young people and reduce shared accommodation by providing independent units (Matrix score 3.0)</p> <p>Aspirations</p> <p>South Cambs District Council looking to re-provide their homeless hostel</p>	<p>50k</p> <p>112k</p>	<p>£43,360 of existing revenue stretched to meet the extra units at Southwell Close</p> <p>£43,360 of existing revenue stretched to meet the extra units at Southwell Close</p>	<p>Capital secured</p> <p>To be presented for CB approval at the meeting on the 3rd of Feb 2010</p>

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	<p>Cambridgeshire has set out how it will like to see each service type developed in the future. The Supporting People Commissioning Body will consider all proposals to remodel services in line with the direction of travel as set out in the Commissioning Strategy 2008-10.</p>			
<p>Developments as part of strategic growth sites to ensure the new communities have the right housing provision to meet the support, health and social care needs of their residents</p>	<p>Commitments</p> <p>Aspirations</p> <p>Provision of supported accommodation at the following strategic growth sites:</p> <ul style="list-style-type: none"> • Cambridge East - 10,000 – 12,000 homes are planned to the East of Cambridge City Centre on the existing air port site • Cambridge North West – 3000 homes planned as part of a major urban extension to Cambridge City off Huntingdon Road • Cambridge Southern Fringe – 4000 new homes to be built near to Addenbrookes Hospital • Northstowe – 9,500 new homes to be built in the New Town to the North of Cambridge City • Market Towns – 30,800 new homes to be built in existing market towns in East Cambridgeshire, Fenland and Huntingdonshire • Orchard Park – 900 new homes to the north of Cambridge City formerly known as Arbury Park 			

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<p>Developments to address the gaps identified in the Supporting People Needs Analysis</p>	<p>Commitments</p> <p>Many of the commitments on this table already help to deliver address the needs identified in the needs analysis.</p> <p>Aspirations</p> <p>Capital is expected to be required to meet the needs identified in relation to the following client groups:</p> <ul style="list-style-type: none"> • Frail elderly • Young people at risk • Young people leaving care • Teenage parents • Domestic violence • Alcohol misuse • Drug misuse • Learning difficulties • Refugees and Asylum seekers <p>It is a requirement that all proposals are discussed with the Supporting People Team and relevant District Council at the earliest possible point. This is to ensure that each scheme fits in with strategic changes required to reduce investment in accommodation where appropriate and invest in floating support. This is based on a decision made by CB in August 2009.</p>			

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Learning disability	<p>Commitments</p> <p>Aspirations Provision if required to provide accommodation in case of carer breakdowns covering learning disabilities and people with physical and sensory needs. Identified by social care.</p> <p>Provision for people who do not meet the learning disabilities eligibility criteria. Identified by social care.</p>			