

STOCKTON-ON-TEES BOROUGH COUNCIL

CABINET RECOMMENDATIONS

PROFORMA

Cabinet Meeting12th September 2019

1. Title of Item/Report

Targeted Action Area Progress Report

2. Record of the Decision

Consideration was given to a report that gave an update on the Targeted Action Areas.

Approval was granted in November 2017 to implement an area based, targeted intervention approach which would provide a visible, neighbourhood management presence to some of the boroughs more vulnerable local communities in the central Stockton and the Victoria area in Thornaby. Both areas experience high concentrations of low value private rented housing, high numbers of empty properties and were hotspots for crime and anti-social behaviour.

The report updated Cabinet on a range of initiatives ongoing within the Targeted Action Areas and the positive discussions which had been ongoing with a group of private sector landlords 'PLuSS' (Private Landlords Supporting Stockton) to work collaboratively to drive up property and management standards within the private rental sector. Cabinet were asked to approve the establishment of a new landlord led membership scheme and note the robust approach the Council would take with landlords operating within the two Targeted Action Areas who chose not to become members of the new scheme and who failed to manage and maintain their properties in accordance with statutory regulations.

With regard to the next steps the below provides an indicative timeline for the implementation of the proposed new approach:

Invite applications for new scheme - Late September 2019
Marketing and promotion of new scheme - Late September 2019 / ongoing
PLuSS Website live - Late September 2019
Scheme operational - Early October 2019
6 Month review of scheme operation April 2020

Prior formal commencement of the new landlord-led membership scheme, the Council would determine a range of outcomes which this scheme would be evaluated against and an evaluation report would be presented back Cabinet. Should this new landlord led scheme not deliver its anticipated outcomes (i.e. landlords choose not to join / conditions of property condition and management are not improved etc.) then the option of exploring a selective licensing scheme may again be considered by the Council.

RESOLVED that:-

1. The impact of a range of initiatives that have been delivered to date (with the support of local communicates and partner agencies) which have had a positive and successful impact in both central Stockton and the Victoria area of Thornaby be noted.

2. The Council's approach to working collaboratively with P LuSS (Private Landlords Supporting Stockton) to deliver a landlord led membership scheme within the Targeted Action Areas together with the robust enforcement approach for those private sector landlords who choose to remain outside of the new scheme be approved. A review of outcomes will be presented back to Cabinet.

3. Reasons for the Decision

To work collectively with local communities, private sector landlords and wider stakeholders to deliver a range of initiatives and projects which will support the central Stockton and the Victoria area in Thornaby.

4. Alternative Options Considered and Rejected

None.

5. Declared (Cabinet Member) Conflicts of Interest

Councillor Steve Nelson declared a personal non prejudicial interest in respect of agenda item 5 – Targeted Action Areas Update as he was a Board Member of Thirteen and Catalyst.

6. Details of any Dispensations

N/A

7. Date and Time by which Call In must be executed

Midnight, 23 September 2019.

Proper Officer
17 September 2019