

ABERDEEN CITY COUNCIL

COMMITTEE	Communities, Housing and Public Protection
DATE	11 March 2025
EXEMPT	No
CONFIDENTIAL	No
REPORT TITLE	Draft Aberdeen City Local Housing Strategy
REPORT NUMBER	F&C/25/043
EXECUTIVE DIRECTOR	Eleanor Shepherd
CHIEF OFFICER	Jacqui McKenzie
REPORT AUTHOR	Mel Booth
TERMS OF REFERENCE	1.1.1 and 1.1.5

1. PURPOSE OF REPORT

- 1.1 This report seeks permission to consult with the public and key stakeholders on the draft Aberdeen City Local Housing Strategy as found in Appendix 1.

2. RECOMMENDATION(S)

That the Committee:

- 2.1 Note the draft Aberdeen City Local Housing Strategy in Appendix 1;
- 2.2 Approve the minor changes made to the seven strategic priorities following further analysis of data, consideration of research, and engagement with partners and stakeholders as outlined at paragraph 3.8;
- 2.3 Instruct the Chief Officer - Housing to consult with the public and key stakeholders on the draft Local Housing Strategy between 24 March 2025 and 18 May 2025, as outlined at paragraphs 3.11 – 3.20, including academics linked to the Health Determinants Research Collaboration; and
- 2.4 Instruct the Chief Officer - Housing to report the findings of the consultation, alongside a revised Local Housing Strategy and Delivery Plan which will be updated to incorporate any necessary changes following the review of the consultation responses, to the August meeting of the Communities, Housing and Public Protection Committee for formal approval and implementation.

3. CURRENT SITUATION

Local Housing Strategy

- 3.1 As per the Housing (Scotland) Act 2001, when required to do so by the Scottish Ministers, a local authority must prepare a Local Housing Strategy (LHS). The LHS sets out the strategy, priorities and plans for the delivery of housing and related services over a 5 year period.

- 3.2 The importance of the LHS cannot be overstated. Living in poverty is known to be damaging for health and is one of the main causes of health inequalities. Housing affordability is a key driver of poverty and inequality in Scotland. Increasing the supply of affordable housing is key to addressing housing need and tackling child poverty. Low-income households are more likely to be impacted by fuel poverty and living in cold and damp homes is associated with higher mortality rates and cold-related ill health, illustrating how an effective LHS can impact on the lives of citizens across the city.
- 3.3 Our ambition is for Aberdeen to be “a place where all people can prosper, regardless of their background.” At the heart of this, is a commitment to tackling poverty and inequality and supporting the city’s people to live healthy lives.
- 3.4 To ensure that this LHS helps to address health inequalities, we have taken the time to reflect on what we know about our citizens and what can be learned from published research to help shape the LHS to help tackle inequality and improve the health of our citizens.
- 3.5 Our exploration of need has been structured under the five themes of the social determinants of health:
- Education & Lifelong Learning
 - Economic Stability
 - Communities & Housing
 - Neighbourhood & Environment
 - Health & Social Care
- 3.6 A clear summary of findings is outlined within the draft Strategy.
- 3.7 In addition to exploring needs through the social determinants, consideration has been given to the complexity of need experienced by some citizens. Exploring needs through a range of ‘personas’ has helped Officers shape a draft Strategy which is better designed to mitigate some of the risks that result from complexity of need. As a result of the changes made in the approach, the draft Local Housing Strategy is more firmly focussed on the needs of the people and what this means for the housing stock in the city.
- 3.8 Members will note that initial strategic priorities were approved by the Communities, Housing and Public Protection Committee on 30 May 2024. Following further consideration of need, both through the social determinants of health and through our personas, a few minor changes are proposed to better reflect our use of housing to promote health and simplify our language. The revised strategic priorities are:
- Adequate Supply of Housing - We will support a sufficient supply of housing to meet the varying needs of the people of Aberdeen.
 - Placemaking with Communities - We will use a place-based approach to encourage lesser heard voices to shape their communities and the

community offering, focusing on the unique circumstances of a particular place and involving local people in decision making.

- Homelessness - We will support a proactive housing options approach and will work collaboratively to provide a person-centred service to make homelessness rare, brief, and non-recurring.
- Promote Independent Living in Communities - We will use a multi-agency approach, technology and other innovations to enable the people of Aberdeen to live as independently as possible, for as long as possible in their community.
- Promote Health Through Housing - We are committed to reducing health inequalities by providing affordable, accessible, high quality and energy efficient homes that enhance people's health and wellbeing.
- Housing Quality and Energy Efficiency - We will improve the condition of existing homes across all tenures and improve their energy efficiency to help to alleviate fuel poverty and address climate change and support a just transition to net zero.
- Private Rented Sector – Support a well managed private rented sector.

3.9 The changes can be summarised as, an additional strategic priority to specifically focus on health and housing, with housing quality and energy efficiency being combined into one strategic priority. Minor changes have been made to the wording of the strategic priorities for the reasons described in 3.8.

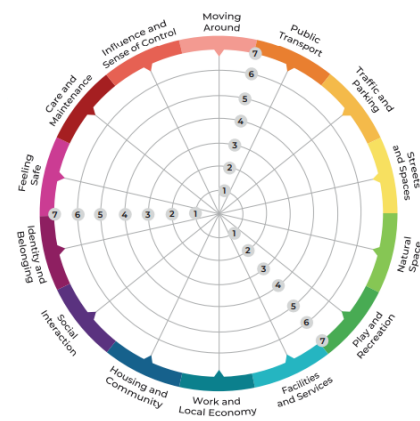
3.10 The LHS has been developed in partnership with all relevant internal and external partners and stakeholders. Members are asked to note the draft Local Housing Strategy available in Appendix 1, and instruct the Chief Officer Housing to consult with the public and key stakeholders on the draft Strategy, including with Professor Marmot, given our work to become a Marmot city, so that a finalised Strategy and Delivery Plan can be presented to Committee in August for formal approval and implementation.

Consultation and Engagement

3.11 As a key Strategy, it is important to recognise the links between this and other Strategies and Plans under development. As a result, it is proposed that a joint approach is taken with learning from the consultation informing the development of the Aberdeen City Health & Social Care Strategic Plan, Community Learning and Development Plan and the Local Development Plan.

3.12 The use of the Place Standard tool effectively helped shape the development of Locality Plans over 2024. The baseline data gleaned from the 2024 consultation has already been utilised to shape the draft LHS presented to Committee, and will prove a helpful baseline against which we can measure the impact of our work.

3.13 The Place Standard tool provides a framework for place-based conversations to support communities, public, private and third sectors to find those aspects of a place that need to be targeted to improve people's health, wellbeing and quality of life and deliver high quality, sustainable places.



3.14 All 14 themes in the Place Standard tool align in some way to all Aberdeen City Council strategies. The use of scoring allows results to be compared over time and between our localities/priority neighbourhoods/groups with protected characteristics giving us an insight into how services are received by different groups and the extent to which our strategies are helping address inequality. As such, there would be significant value in tracking scores against each of the themes over time in order to determine if our Strategies and Plans are making a difference.

3.15 In summary, it is thought that use of the tool would help:

- Align priorities across all Strategies/Plans resulting in greater cohesion across our Strategies and Plans;
- Empower communities to engage through the consistent use of a single tool;
- The wider Aberdeen Group respond to community insights in a more joined up way;
- Inform our knowledge of where to dig a bit deeper and provide targeted, deep dive sessions responding to the initial results; and
- Confirm strategies are focussed on the correct areas, or re-direct them.

3.16 In addition to inviting comment on each of the 14 Indicators, we will lay out what the draft Local Housing Strategy proposes and invite comment on the appropriateness of the actions we have identified.

3.17 It is important that the consultation reaches as many people in the community as possible, and that they are enabled to participate in a way that best suits their needs and circumstances. As a result, the following methods are proposed:

- **Digital engagement** – This will take place through Commonplace and will include the Place Standard tool. Consultees will be invited to score all themes and say what they think is good at the moment and what could be improved. This learning will be used to help check the appropriateness of the draft Strategy and other developing plans, such as the Community Learning and Development Plan. Detail on what the draft LHS currently proposes will also be provided and consultees will be invited to comment on the appropriateness of the identified actions and any areas we require to consider.

- **Locality Events/Outreach** - Six locality events, led by Locality Empowerment Groups/Priority Neighbourhood Partnerships, will be held. The sessions will be world café type events replicating the questions on the digital platform, however with visuals to ease participation and engagement. There will be children and young people specific engagement at each event.
- **Targeted Engagement - Face to Face.** Relevant groups will be advised of the engagement and will be given the opportunity to ask for a session with their clients/customers etc. or they will be asked to run a session and promote the engagement. Those groups identified as being most vulnerable in the draft Local Housing Strategy will also be prioritised.

- 3.18 An Engagement Plan has been produced which details how people with protected characteristics, people we need to focus on more, and people experiencing trauma will be consulted. Targeted sessions are to be held/offered to promote engagement.
- 3.19 The HDRC Public Involvement & Engagement workstream are also involved to assist with outreach. SHMU are also being engaged with to discuss creative opportunities for engagement.
- 3.20 Once the consultation is complete, all feedback will be reviewed and will be incorporated, where appropriate, into the final draft which is to be submitted for approval to the August meeting of Communities, Housing and Public Protection Committee.

4. FINANCIAL IMPLICATIONS

- 4.1 There are no direct financial implications arising from the recommendations of this report.

5. LEGAL IMPLICATIONS

- 5.1 There are no direct legal implications arising from the recommendations of this report.

6. ENVIRONMENTAL IMPLICATIONS

- 6.1 There are no direct environmental implications arising from the recommendations of this report.

7. RISK

- 7.1 The assessment of risk contained within the table below is considered to be consistent with the Council's Risk Appetite Statement.

Category	Risks	Primary Controls/Control Actions to achieve Target Risk Level	*Target Risk Level (L, M or H) *taking into account controls/control actions	*Does Target Risk Level Match Appetite Set?
Strategic Risk	Failure to produce Local Housing Strategy is a breach of Housing (Scotland) Act 2001	Review and implementation of Local Housing Strategy will ensure no breach of legislation occurs.	Low	Yes
Compliance	Local Housing Strategy ensures compliance with legislation	Review and implementation of Local Housing Strategy will ensure compliance with legislation and associated housing plans.	Low	Yes
Operational	Failure to review Local Housing Strategy impacts on operational activities	Review and implementation of Local Housing Strategy will ensure operational activity is aligned to strategy.	Low	Yes
Financial	Risk that all projects are unable to be delivered due to resources	Housing Strategy Team will ensure they are well positioned to be able to obtain any additional resources that may become available to deliver on Local Housing Strategy.	High	Yes
Reputational	Failure to review Local Housing Strategy impacts on reputation of Council	Review and implementation of Local Housing Strategy will mitigate reputational harm to the council.	Low	Yes
Environment / Climate	Failure to review Local Housing Strategy may impact on ability to deliver new energy efficient homes across the city	Review and implementation of Local Housing Strategy will allow for additional energy efficient homes to be delivered across the city.	Low	Yes

8. OUTCOMES

Council Delivery Plan 2024	
	Impact of Report
Aberdeen City Council Policy Statement Working in Partnership for Aberdeen	<p>The proposals within this report support the delivery of the following aspects of the policy statement:</p> <ul style="list-style-type: none"> Homes for the Future.
Local Outcome Improvement Plan	
Prosperous Economy Stretch Outcomes	The proposal within this report supports the delivery of LOIP Stretch Outcome 1 – 1. No one will suffer due to poverty by 2026. The report seeks approval of the draft Local Housing Strategy. The Local Housing Strategy will detail how affordable housing can be delivered which can assist with reducing poverty.
Prosperous People Stretch Outcomes	<p>The proposal within this report supports the delivery of Stretch Outcome 11 - Healthy life expectancy (time lived in good health) is five years longer by 2026.</p> <p>The provision of good quality, safe, sustainable, and affordable homes in thriving communities that meet their needs can contribute to healthy life expectancy.</p>
Prosperous Place Stretch Outcomes	The proposals within this report support the delivery of LOIP Stretch Outcome 13 - Addressing climate change by reducing Aberdeen's carbon emissions by at least 61% by 2026 and adapting to the impacts of our changing climate. The Local Housing Strategy allows for the provision of new affordable housing which is energy efficient.
Regional and City Strategies	The proposals within this report support the City Region Deal, Net Zero Routemap, and the Local Development Plan through the delivery of housing and housing related services.

9. IMPACT ASSESSMENTS

Assessment	Outcome
Integrated Impact Assessment	<p>No assessment required. I confirm this has been discussed and agreed with Jacqui McKenzie, Chief Officer Housing on 06 February 2025.</p> <p>IIA will be updated post consultation and engagement on the draft Local Housing Strategy.</p>

Data Protection Impact Assessment	No separate DPIA is required for the LHS, as it is part of a wider consultation with three other major strategies, an overarching DPIA is being drafted.
Other	Not applicable

10. BACKGROUND PAPERS

10.1 Communities, Housing and Public Protection Committee, 30 May 2024, [F&C/24/142](#)

11. APPENDICES

11.1 Appendix 1 - Draft Local Housing Strategy.

12. REPORT AUTHOR CONTACT DETAILS

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