

ABERDEEN CITY COUNCIL

COMMITTEE	Council
DATE	23 August 2017
REPORT TITLE	Update on negotiations with Places for People (Shaping Aberdeen Housing LLP Approved Business Plan)
REPORT NUMBER	CHI/16/326
DIRECTOR	Bernadette Marjoram (Interim Director Communities Housing and Infrastructure)
REPORT AUTHOR	Paul Genoe

1. PURPOSE OF REPORT:-

- 1.1 At the Council meeting of the 15 March 2017 the Shaping Aberdeen Housing LLP Business Plan was approved and Council resolved to 'instruct the Chief Executive to negotiate with Places for People on the delivery of 1,000 affordable homes and report back to the next Council meeting on the mechanism by which this could be achieved'.

2. RECOMMENDATION(S)

- 2.1 To approve the further 103 affordable homes in addition to the 897 proposed within the Shaping Aberdeen Housing LLP Business Plan reported and approved by Council on the 15 March 2017 and the mechanism of how this will be achieved.

3. BACKGROUND/MAIN ISSUES

- 3.1 A report was considered by Council at its meeting on the 15 March 2017 for approval of the Shaping Aberdeen Housing LLP Business Plan and other approvals necessary for the project to proceed.
- 3.2 Council approved the recommendations within the report of the 15 March 2017. Council also instructed the Chief Executive to negotiate with Places for People on the delivery of 1,000 affordable homes and report back to the next Council meeting on the mechanism by which this could be achieved.

- 3.3 This report is intended to address the instruction (3.2) and apprise Council of how this will be achieved, together with providing written confirmation from Places for People of their agreement as partners within the LLP structure.
- 3.4 The Business Plan provides for a total of 897 affordable homes in lieu of the required 1,000 affordable homes, leaving a shortfall of 103 affordable homes. This was created as a direct result of the removal of the Tillydrone sites. Through negotiations with Places for People the additional 103 affordable homes required to achieve the 1,000 affordable homes can be accommodated at the Greenferns development site.
- 3.5 The mechanism to achieve the additional 103 affordable homes will be accomplished through the updated Development Framework to reflect a more refined design density and create a greater number of affordable homes. It is anticipated that the Development Framework and supporting studies will be submitted to committee in October 2017.

4. FINANCIAL IMPLICATIONS

- 4.1 The financial implications can be accommodated within the Shaping Aberdeen LLP Business Plan.

5. LEGAL IMPLICATIONS

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

6. MANAGEMENT OF RISK

- Financial: there are no financial risks associated with the decision requested of the Council.
- Employee: there are no employee risks associated with the decision requested of the Council.
- Customer / citizen: there are no customer / citizen risks associated with the decision requested of the Council.
- Environmental: there are no environmental risks associated with the decision requested of the Council.
- Technological: there are no technological risks associated with the decision requested of the Council.
- Legal: there are no legal risks associated with the decision requested of the Council.

- Reputational: there are no reputational risks associated with the decision requested of the Council.

7. IMPACT SECTION

7.1 This section demonstrates how the proposals within this report impact on the strategic themes of Aberdeen City Council and Community Planning Aberdeen, as set out in the Aberdeen City Local Outcome Improvement Plan 2016-26 and the Aberdeen City Council Strategic Business Plan.

7.2 Economy

7.2.1 The provision of good quality affordable housing continues to be an important factor in encouraging people to live and work in Aberdeen city; the proposal for these additional affordable homes contributes to this objective.

7.3 People

7.3.1 The Council is committed to improving the key life outcomes of all people in Aberdeen city. The proposal for these additional affordable homes contributes to this objective. An Equality and Human Rights Impact Assessment (EHRIA) in connection with this programme has already been completed as part of the report to the meeting of the Council on 8th October 2015. Privacy impact assessment (PIA) screening has also been undertaken and a PIA is not necessary.

7.4 Place

7.4.1 The Council is committed to ensuring that Aberdeen is a welcoming place to invest, live and visit and operating to the highest environmental standards. The proposal for these additional affordable homes contributes to the place making and infrastructure of the city.

7.5 Technology

7.5.1 The Council recognises that enabling technology is central to innovative, integrated and transformed public services. There are no direct implications arising from the recommendations in this report.

8. BACKGROUND PAPERS

8.1 Strategic Infrastructure Plan Council Reports:

- 10 June 2014 (EPI/14/165)
- 20 August 2014 (H&E/14/054)
- 8 October 2014 (CHI/14/038)
- 8 October 2015 (CHI/15/241)
- 17 August 2016 (CHI/16/182)
- 6 October 2016 (ECS/16/060)

- 14 December 2016 (CHI/16/223)
- 15 March 2017 (CHI/16/326)

9. APPENDICES

- 9.1 Appendix 1 – Letter of Authorisation from Places for People dated 16 March 2017.

10. REPORT AUTHOR DETAILS

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