

The original was last seen at

<http://www.chichester.gov.uk/index.cfm?articleid=4714>

## **Choice Based Letting Allocations Policy**

The four priority Bands are:

### **Band A**

- Homeless households owed the main rehousing duty by Chichester District Council (CDC) placed in Bed & Breakfast or short term temporary accommodation where the only prospect of meeting the households' needs is in permanent accommodation (e.g. the applicant has severe medical, disability or vulnerability needs).
- Homeless households owed the main rehousing duty by Chichester District Council but who are making their own temporary arrangements for accommodation. This relates to an applicant with a local connection who has been accepted by Chichester District Council as homeless, eligible for assistance, in priority need and not intentionally homeless but has chosen not to take up the District Council's offer of temporary accommodation. Instead the applicant has chosen to stay temporarily with family or friends.
- Overriding medical priority, which is awarded locally only by the District Council's multi-agency assessment panel or Housing Options Manager, and where the current housing conditions have a major adverse effect on the medical condition of the applicant (or member of the applicant's household) so as to warrant 'emergency' priority, or where emergency rehousing is required in order to enable the applicant or a member of their household to give or receive care, or to access specialised medical treatment.
- Applicants living in RSL accommodation within Chichester District who are underoccupying family sized (two bedrooms or more) accommodation
- Transfer applicants living in one of Chichester District Council's RSL development partner's accommodation within the Chichester District who are in need of a permanent or temporary move where the property is imminently required for major repair or redevelopment by one of the Council's development partners.
- Releasing disabled-adapted RSL accommodation in order to make best use of adapted stock, and where the current tenant does not require these adaptations.
- Priority transfer from RSL accommodation (e.g. fear of violence or harassment) due to proven significant and/or insurmountable problems associated with the tenant's occupation. A standard form that is used by all RSL partners to advise the District Council that an applicant requires a priority transfer in this way is shown at Appendix D.
- Exceptional & urgent need – exceptional circumstances and/or multiple needs, which warrant emergency priority – can be approved only by Housing Options Manager or Assistant Director Strategic Housing Services.

- Where there is a re-housing obligation because a demolition or prohibition order has been made in respect of the applicant's current accommodation within the Chichester District
- Applicants approved by the Housing Options Manager requiring a move through the National Witness Mobility Programme.
- Been accepted by the Housing Options Manager to be supported through the Independent Living Scheme
- Where there are two or more unrelated category 1 housing health and safety hazards and the landlord is unable or unwilling to remedy the defects to the property within a reasonable period of time as specified by an Environmental Health Officer or Environmental Health and Housing Technician.
- To release properties that are located on a site owned by a partner RSL, that are scheduled for redevelopment which would otherwise prevent the redevelopment taking place. To be approved by the Housing Enabling Manager or Assistant Director Strategic Housing Services.

## **Band B**

- Households lacking 2 or more separate bedrooms (see table above) or if the property is statutorily overcrowded.
- Very High/ High medical priority for rehousing relating directly to the suitability of the applicant's current accommodation or where urgent rehousing is required in order to enable the applicant or a applicant of their household to give or receive care, or to access specialised medical treatment.
- Applicants living in accommodation which has been designated as a 'Category 1 ' housing health and safety hazard and the landlord is unable or unwilling to remedy the defects on the property within a reasonable period of time as specified by an Environmental Health Officer or Environmental Health and Housing Technician.
- Where there are two or more unrelated category 2 housing health and safety hazards that are considered to have similar impact upon the occupant's health and safety as a category 1 housing health and safety hazard and the landlord is unable or unwilling to remedy the defects to the property within a reasonable period of time as specified by an Environmental Health Officer or Environmental Health and Housing Technician.
- Applicants registered as regularly rough sleeping with an appropriate agency and/or charity but not otherwise assessed as being in priority need for housing within the definition of the homelessness legislation.
- Applicants urgently requiring move-on from supported housing as part of an agreed care plan that has been discussed and approved through the Council's multi-agency assessment group.
- Severe need – exceptional circumstances and/or multiple needs, which warrant high priority – can be approved only by Housing Options Manager or Assistant Director Strategic Housing Services.

### **Band C**

- Households lacking one separate bedroom (see table above on page10).
- Homeless households owed the main rehousing duty by Chichester District Council who are occupying temporary accommodation on an assured shorthold or non-secure licence until such time as the landlord requires the property back.
- Medium/ Low medical priority for rehousing relating directly to the suitability of the applicant's current accommodation or where rehousing is required in order to enable the applicant or a member of their household to give or receive care, or to access specialised medical treatment.
- Applicants living in unsatisfactory housing conditions (e.g. the property has at least one significant category 2 housing health and safety hazard) as assessed by the Council's Housing Improvement Team.
- Applicants who have been given valid notice to leave their present accommodation.
- Applicants with a need to move for welfare or social reasons where failure to meet that need would result in hardship either to themselves or others.

### **Band D**

- New home seekers and transfers without prioritised housing need factors as set out in Band A-C