



Cabinet

Date: Tuesday, 5 December 2023
Time: 10.00 am
Venue: Council Chamber, County Hall, Dorchester, DT1 1XJ

Membership: (Quorum 3)

Spencer Flower (Chairman), Gary Suttle (Vice-Chairman), Laura Beddow, Ray Bryan, Simon Gibson, Jill Haynes, Andrew Parry, Byron Quayle, Jane Somper and David Walsh

Cabinet Lead Members (6) (are not members of the Cabinet but are appointed to work alongside Portfolio Holders)

Cherry Brooks, Graham Carr-Jones, Andrew Kerby, Nocturin Lacey-Clarke, Mary Penfold and Mark Roberts

Chief Executive: Matt Prosser, County Hall, Dorchester, Dorset, DT1 1XJ

For more information about this agenda please contact Democratic Services Meeting Contact 01305 252234 - kate.critchell@dorsetcouncil.gov.uk

Members of the public are welcome to attend this meeting, apart from any items listed in the exempt part of this agenda.

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Agenda

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1. APOLOGIES

To receive any apologies for absence.

2. MINUTES

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To confirm the minutes of the meeting held on 7 November 2023.

3. DECLARATIONS OF INTEREST

To disclose any pecuniary, other registrable or non-registrable interest as set out in the adopted Code of Conduct. In making their disclosure councillors are asked to state the agenda item, the nature of the interest and any action they propose to take as part of their

declaration.

If required, further advice should be sought from the Monitoring Officer in advance of the meeting.

4. PUBLIC PARTICIPATION

Representatives of town or parish councils and members of the public who live, work, or represent an organisation within the Dorset Council area are welcome to submit either 1 question or 1 statement for each meeting. You are welcome to attend the meeting in person or via MS Teams to read out your question and to receive the response. If you submit a statement for the committee this will be circulated to all members of the committee in advance of the meeting as a supplement to the agenda and appended to the minutes for the formal record but will not be read out at the meeting. The first 8 questions and the first 8 statements received from members of the public or organisations for each meeting will be accepted on a first come first served basis in accordance with the deadline set out below. Further information read [Public Participation - Dorset Council](#)

All submissions must be emailed in full to Kate.Critchell@dorsetcouncil.gov.uk by 8.30am on Thursday 30 November 2023.

When submitting your question or statement please note that:

- You can submit 1 question or 1 statement.
- a question may include a short pre-ambule to set the context.
- It must be a single question and any sub-divided questions will not be permitted.
- Each question will consist of no more than 450 words, and you will be given up to 3 minutes to present your question.
- when submitting a question please indicate who the question is for (e.g., the name of the committee or Portfolio Holder)
- Include your name, address, and contact details. Only your name will be published but we may need your other details to contact you about your question or statement in advance of the meeting.
- questions and statements received in line with the council's rules for public participation will be published as a supplement to the agenda.
- all questions, statements and responses will be published in full within the minutes of the meeting.

5. QUESTIONS FROM COUNCILLORS

To receive questions submitted by councillors.

Councillors can submit up to two valid questions at each meeting and sub divided questions count towards this total. Questions and

statements received will be published as a supplement to the agenda and all questions, statements and responses will be published in full within the minutes of the meeting.

The submissions must be emailed in full to kate.critchell@dorsetcouncil.gov.uk 8.30am on Thursday 30 November 2023.

[Dorset Council Constitution](#) – Procedure Rule 13

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| 6. | FORWARD PLAN | 37 - 44 |
| | To consider the Cabinet Forward Plan. | |
| 7. | HOUSING STRATEGY | 45 - 146 |
| | To consider the report of the Portfolio Holder for People – Adult Social Care, Health and Housing and any recommendation(s) of the People and Health Overview Committee of 30 November 2023. | |
| | <i>Please note: the report to the People and Health Overview Committee of 30 November 2023 is attached. Their recommendation(s) and any extract minute will be circulated prior to the Cabinet meeting as a supplement to the agenda.</i> | |
| 8. | DORSET SHARED PROSPERITY FUND INVESTMENT PLAN | 147 - 202 |
| | To consider a report of the Portfolio Holder for Economic Growth and Levelling Up. | |
| 9. | LEVELLING UP FUND LAND ACQUISITIONS | 203 - 212 |
| | To consider a report of the Portfolio Holder for Economic Growth and Levelling Up. | |
| | <i>Exempt Appendix 2 associated with this report is set out below at item 16 in the agenda.</i> | |
| 10. | PORTFOLIO HOLDER /LEAD MEMBER(S) UPDATE INCLUDING ANY POLICY REFERRALS TO REPORT | |
| | Cabinet Portfolio Holder(s) and Leader Members to report. | |
| 11. | URGENT ITEMS | |
| | To consider any items of business which the Chairman has had prior notification and considers to be urgent pursuant to section 100B (4) b) of the Local Government Act 1972. The reason for the urgency shall be recorded in the minutes. | |
| 12. | EXEMPT BUSINESS | |

To consider passing the following recommendation:

Recommendation

That in accordance with Section 100A(4) of the Local Government Act 1972 to exclude the public from the meeting for the business specified in the item(s) below because it is likely that if members of the public were present there would be disclosure to them of exempt information as defined in paragraph(s) 3 of Part 1 of schedule 12A to the Act and the public interest in withholding the information outweighs the public interest in disclosing the information to the public.

The public and the press will be asked to leave the meeting whilst the item of business is considered. *(Any live streaming will end at this juncture).*

Reason for taking the item(s) in private

Paragraph 3 - Information relating to the financial or business affairs of any particular person (including the authority holding that information).

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|------------|---|-----------|
| 13. | THE BERKELEY HOTEL 127-129 THE ESPLANADE WEYMOUTH
<i>Para 3</i> | 213 - 224 |
| | To consider a report of the Portfolio Holder for Assets and Property. | |
| 14. | THE PROPOSED SALE OF 15 AND 16 BRUNSWICK TERRACE, WEYMOUTH
<i>Para 3</i> | 225 - 236 |
| | To consider a report of the Portfolio Holder for Assets and Property. | |
| 15. | THE PROPOSED SALE OF WILKINS FARM, CANN
<i>Para 3</i> | 237 - 248 |
| | To consider a report of the Portfolio Holder for Assets and Property. | |
| 16. | LEVELLING UP FUND LAND ACQUISITIONS
<i>Para 3</i> | 249 - 250 |
| | Exempt Appendix 2 associated with item 9 above "Levelling Up Fund land acquisitions". | |



CABINET

MINUTES OF MEETING HELD ON TUESDAY 7 NOVEMBER 2023

Present: Cllrs Spencer Flower (Chairman), Gary Suttle (Vice-Chairman), Laura Beddow, Ray Bryan, Simon Gibson, Jill Haynes, Andrew Parry, Byron Quayle, Jane Somper and David Walsh

Apologies: Cllrs

Also present: Cllr Jon Andrews, Cllr Shane Bartlett, Cllr Simon Christopher, Cllr Les Fry, Cllr David Gray, Cllr Brian Heatley, Cllr Rob Hughes, Cllr Sherry Jespersen, Cllr Carole Jones and Cllr David Taylor

Officers present (for all or part of the meeting):

Andrew Billany (Corporate Director for Housing), Gemma Clinton (Head of Commercial Waste and Strategy), Nina Coakley (Head of Change), Lisa Cotton (Corporate Director for Customer and Cultural Services), Kate Critchel (Senior Democratic Services Officer), Sean Cremer (Corporate Director for Finance and Commercial), Liz Curtis-Jones, Paul Dempsey (Corporate Director - Care & Protection), Graham Duggan (Head of Community & Public Protection), Aidan Dunn (Executive Director - Corporate Development S151), Katie Hale (Head of Revenues and Benefits), Theresa Leavy (Executive Director of People - Children), Jonathan Mair (Director of Legal and Democratic and Monitoring Officer), Janet Moore (Service Manager for Environmental Protection), Megan Rochester (Democratic Services Officer) and John Sellgren (Executive Director of Place)

Prior to the start of the meeting the Executive Director for Corporate Development made the following announcement: -

“It’s with great sadness that I announce the sudden passing of our colleague and friend, Cllr Tony Ferrari who died last night, while out running – something he loved doing. I know you will join me in sending our heartfelt condolences to Tony’s wife, Erika and all his family and friends.

There will be an opportunity to pay tribute to Tony at next month’s full council meeting, but for now, please stand with me for a moment of reflection.”

All those present stood for a moment of quiet reflection.

1. Minutes

The minutes of the meeting held on 3 October 2023 were confirmed as a correct record and signed by the Chairman.

2. Declarations of Interest

There were no declarations of interest to report.

3. **Forward Plan**

The draft Cabinet Forward Plan for December 2023 was received and noted.

4. **Public Participation**

There were 6 questions and 3 statements from the public. A copy of the full questions and the detailed responses were set out in Appendix 1 to these minutes.

5. **Questions from Councillors**

There were 3 questions from Councillors J Andrews, G Taylor, and B Bawden. Unfortunately, Councillor Taylor and Bawden were unable to attend the meeting to present their questions, but all the questions and responses were set out in Appendix 2 to these minutes.

6. **Public Spaces Protection Order- Report on the findings form the Public Consultation**

The Portfolio Holder for Culture and Communities set out the findings from the Dog-related Public Spaces Protection Order (PSPO) public consultation, as presented in the report. In presenting the report she took this opportunity to thank officers for their work, to the Place and Resources Overview Committee for their contributions and all the people who had participated in the consultation process.

The Portfolio Holder advised that she understood the difficulties that Lyme Regis had in balancing the needs of tourists against those of residents. However, it was appropriate to have consistency for all who use Dorset beaches during the winter.

The Portfolio Holder therefore proposed that (a) the DOG-related Public Spaces Protection Order be approved, as set out within the original report to Place and Resources Overview Committee of 5 October 2023 and (b) the PSPO be reviewed after the winter period by the appropriate committee with a focus on Lyme Regis Front Town Beach.

The amended recommendation was seconded by Cllr R Bryan.

In making this proposal, the Portfolio Holder advised that there wasn't the evidence in place to indicate that the Lyme Regis front town beach had more family visitors than other coastal towns beaches. Nor was there evidence on increased fouling or dog attacks for that area. But she was mindful of the comments given regarding this issue by the Overview Committee and wanted to give reassurance to the locality that the situation would be monitored going forward.

Non-executive members, including the Chairman of the Place and Resources Overview Committee, spoke in support of this proposal for the Lyme Regis front town beach and agreed that this was a fair compromise.

Cabinet members supported the proposal because it was important to have a fair approach across the Dorset Council area and failure to have a consistent approach could cause confusion to visitors. However, they supported the opportunity to review the decision in respect of Lyme Regis front town beach to ensure that it was fair and correct.

Decision

- (a) That the DOG-related Public Spaces Protection Order be approved, as set out within the original report to Place and Resources Overview Committee of 5 October 2023, (starting at paragraph 1.2 of the report) and
- (b) That the PSPO be reviewed after the winter period by the appropriate committee with a focus on Lyme Regis Front Town Beach.

Reasons for the decision

To protect public health, safety and animal welfare.

To provide a new PSPO as required by the Anti-social Behaviour Crime and Policing Act 2014.

To assist with the efficient use of enforcement resources.

To recognise the public's support, through the consultation responses, for certain restrictions required for public safety.

To recognise and implement the requirements of the Equality legislation.

7. Quarter 2 Financial Monitoring 2023/24

The Portfolio Holder for Finance, Commercial and Capital Strategy set out the Quarter 2 financial management report. He advised members that the council was forecasting a net budget pressure of £11.985m which represented 3.4% of the council's budget requirement (£347.6m). Overall, the Quarter 2 position had worsened by £1.6m since Quarter 1. He further reported that the Place Directorate remained the area under the most pressure due to inflation issues and the impact on the cost of travel.

The Portfolio Holder advised that he could not, at this point, give assurance for the outcome for the full year. Cllr G Suttle proposed the recommendation, and this were seconded by Cllr L Beddow.

In response to questions and comments from non-executive members, the Portfolio Holder and the Executive Director for Corporate Development confirmed that:-

- In respect of travel costs, officers were working on route optimisation to see how the council could reduce costs by getting children to school safely, but at a lower cost. The Portfolio Holder hoped to see some

reduction in these costs by the 3rd Quarter. However, it was acknowledged that this was also a national problem.

- In respect of the reserves there was approximately £140m of earmarked reserves, some of which could be repurpose if it was required.
- Officers' assessments indicated that the council was in a high-risk financial situation, and this was the internal messaging being passed on to staff. However, Dorset Council was not on any government high-risk financial list because the council currently had a healthy level of reserves in place.
- The transformation programme under "our Future Council" would be fundamental shift in how services were provided by the council, and in doing so would make efficiencies and savings.
- That, outside of the meeting the Portfolio Holder and Section 151 officer would meet with the Chairman/Vice Chairman of Scrutiny to discuss the budget shortfall.

Cabinet members acknowledged the current position and supported the recommendations.

Decision

- (a) That the senior leadership team's forecast of the full year's forecast outturn for the Council, made at the end of Quarter 2, including progress of the transformational and tactical savings incorporated into the budget, be noted.
- (b) That Cabinet identify the priority areas for changes to be made to close the in-year budget gap.
- (c) That Portfolio Holder's work with officers to continue to identify and develop further in-year efficiencies and savings to minimise use of reserves.
- (d) That the capital programme for 2023/24 and updated capital plan for 2023/24 – 2027/28 be noted.

Reason for the decision

The Council has responsibilities to deliver within its corporate plan and it must do this within the resources made available through the revenue and capital budgets for 2023/24. This report summarised the Council's forecast financial performance for the year at the end of the second quarter.

8. Medium Term Financial Plan (MTFP) and Budget Strategy

The Portfolio Holder for Finance, Commercial and Capital Strategy set out the report providing a framework for the budget for 2024/25 and the Medium-Term Financial Plan (MTFP) for 2024-2029.

It was proposed by Cllr G Suttle seconded by Cllr R Bryan

Decision

- (a) That the updated cost pressures set out in this paper and the validation work that has been carried out on them, be noted.
- (b) That the assumptions being used in the Medium-Term Financial Plan (MTFP), be agreed.
- (c) That the financial gap arising from (a) and (b) above be noted.
- (d) That 2024/25 principles for budget setting, be agreed.
- (e) That the approach to closing the budget gap set out in this paper, recognising that this is work in progress, be noted.
- (f) That Cabinet continue to press local MPs and work with peers to press the case for additional funding.
- (g) That Portfolio Holders work with officers to continue to identify and develop further efficiencies and savings.
- (h) That the next steps and timetable leading up to the 2024/25 budget which would presented to full Council on 13 February 2024, to be endorsed.

Reason for the decision

Councils were required by law to set a balanced budget. Essentially this means that expenditure is balanced by income without unsustainable use of one-off, or short-term sources of finance.

The report before Cabinet on 7 November 2023 provided an update on the budget gap for 2024/25 and the subsequent years of the MTFP and gave an update on progress on action/savings to date including the 2023/24 forecast performance against budget.

9. Local Council Tax Reduction Review

The Portfolio Holder for Finance, Commercial and Capital Strategy presented a report that recommended to Council the adoption of a new Council Tax Reduction Scheme. It was proposed that a simplified banded/income approach, as set out in the report should be implemented as the scheme for Dorset Council.

It was proposed by Cllr G Suttle seconded by Cllr S Gibson.

Recommendation to Council

That the new Council Tax Reduction Scheme 2024/25 be adopted with effect from 1 April 2024.

Reason for the recommendation

Each year the Council is required to review its Council Tax Reduction (CTR) Scheme in accordance with the requirements of the schedule 1A of the Local Government Finance Act 1992 and to either maintain the scheme or replace it.

10. Our Future Council

The Portfolio Holder for Corporate Development and Transformation presented a report providing an update on the current progress of the “Our Future Council” transformation programme. The Portfolio Holder sought endorsement for the work so far and approval to initiate the next phase of work to support addressing the council’s future financial challenges as set out in the Medium-Term Financial Plan.

The purpose of transformation was to fundamentally change and or redesign systems, processes, and services across the organisation to achieve measurable improvements in efficiency, effectiveness, and customer experience. And to support the council in delivering a balance budget.

A non-executive member spoke in support of the transformation programme with a particular focus on value for money and increased commercial approach.

It was proposed by Cllr J Haynes and seconded by Cllr G Suttle

Decision

- (a) Cabinet endorsed the progress made on the Our Future Council programme, Phase 1, as described in section 1.4. of the report to Cabinet on 7 November 2023.
- (b) That the continued expansion of Phase 1 to deliver identified and further savings across the organisation, aligned to the activity described in section 1.4. 3. of the report, be approved.
- (c) That the initiation of Phase 2 of Our Future Council programme aligned to and in support of the ongoing budget process and medium-term financial strategy, be endorsed.
- (d) That existing governance in place, to oversee the programme as it develops, through the council’s performance board and Our Future Council Programme Steering Group and officer board, be acknowledged.

(e) That an update report on Phase 2 progress be received in early 2024.

Reason for the decision

Dorset Council has embarked on an ambitious programme called 'Our Future Council' putting our customers first and exploring new ways of working. The primary goal of this programme was to bring about sustainable change and create a streamlined, digital and unified customer experience, resulting in better outcomes at a lower cost.

The council aims to move beyond convergence and comprehensively review how it is organised. Central to this transformation was a renewed emphasis on our priorities, customers, and communities, with a resolute commitment to placing people and outcomes above our internal organisational boundaries and bureaucracy.

11. Expansion of funded childcare offer from April 2024

The Portfolio Holder for Children, Education, Skills, and Early Help presented the report and set out the People and Health Overview Committee's recommendation.

The report set out an overview of the implementation of a new national policy to increase the eligibility for funded early years education/childcare with the effect from April 2024. It also set out the implications for the council, and how it would support the sector to deliver the approach.

It was proposed by Cllr B Quayle seconded by Cllr A Parry

Decision

That the approach to the expansion of funded childcare offer from April 2024 be adopted.

Reason for the decision

To ensure compliance with statutory duties and any subsequent related statutory guidance to ensure there was sufficient childcare for working families.

12. Making Care Experience a Protected Characteristic - local adoption

In setting out the report, the Portfolio Holder for Children, Education, Skills, and Early Help proposed the recommendation, as presented to People and Health Overview Committee of 17 October 2023.

"Care Experience" was not classified as a protected characteristic and the term had no statutory basis but was an umbrella term used to refer to individuals who were, or had been, in care. By treating care experience as if it

was a protected characteristic, Dorset Council must actively and explicitly take the needs of this cohort into account in all future policy and decision making.

It was proposed by Cllr B Quayle and seconded by Cllr S Gibson

Decision

- (a) That the development of an agreed definition of care experienced for the purpose of making this a protected characteristic, be supported.
- (b) Cabinet agreed that 'care experience' would be treated as if it were a Protected Characteristic under the Equalities Act 2010 so that decisions on future services and policies made and adopted by Dorset Council were assessed and considered the impact on people with care experience.
- (c) That the amendment of Dorset Council's Equality, Diversity and Inclusion Strategy 2021-2024 to reflect 'care experience' being treated as if it were a protected characteristic and the development of specific actions to reduce the disadvantage and discrimination that care experienced people face, be approved.

Reasons for the decision

Making care experience a protected characteristic would help to remove barriers to success for our care experienced young people and was in line with the recommendation to do so in the Independent Review of Children's Social Care, published in May 2022.

13. Families First for Children Pathfinder

The Portfolio Holder for Childrens, Education, Skills and Early Help presented the report and the recommendations of the People and Health Overview Committee of 17 October 2023.

The report set out an overview of the approach the council was taking to implement the Families First for Children Pathfinder delivering the Government's Stable Homes, Built on Love Strategy. He continued that this was an opportunity for Dorset to shape the national transformation of children and families strategy and policy, to ensure that Dorset Council was well placed to implement these policy changes when they were rolled out nationally.

It was proposed by Cllr B Quayle seconded by Cllr S Gibson

Decision

That the approach to delivering the Families First for Children Pathfinder, as set out in the report to People and Health Overview Committee of 17 October 2023, be approved.

Reason for the decision

Participation in the Pathfinder programme was a huge opportunity for Dorset to shape the national transformation of children and families strategy and policy and to ensure that Dorset Council was well placed to implement these policy changes when they were rolled out nationally. Department for Education funding would be made available and would be used to support the required change.

14. Chesil Bank Neighbourhood Plan 2022-2023

The Portfolio Holder for Planning presented the report and proposed the recommendations. He confirmed that the Council had held a referendum on 28 September 2023 with the area covered by the referendum being the Civil Parishes of Portesham, Abbotsbury, Langton Herring and Fleet. 167 people (75.2%) voted in favour of the plan with 55 people (24.7%) voting against it. The turnout was 19.8%.

Due to a regrettable error when administering the referendum one polling district was inadvertently excluded. This meant that 35 residents who could have chosen to vote were unable to do so. If all 35 residents affected by the error had voted against the plan this would not have altered the outcome, but the Portfolio Holder acknowledged that it was important that all of those entitled to vote were able to do so. Letters of apology had been sent to those affected and steps had been put into place to ensure that the error could not occur again.

As the local ward Member, Cllr M Roberts spoke in support of the recommendation.

It was proposed by Cllr D Walsh seconded by Cllr J Haynes

Decision

- (a) That the Council makes the Chesil Bank Neighbourhood Plan 2022 – 2032 (as set out in Appendix A) part of the statutory development plan for the Chesil Neighbourhood Area.
- (b) That the Council offers its congratulations to Chesil Bank Parish Council and members of the Neighbourhood Plan Group in producing a successful neighbourhood plan.

Reason for the decision

To formally make the Chesil Bank Neighbourhood Plan 2022 - 2032 part of the statutory development plan for the Chesil Bank Neighbourhood Area. In addition, to recognise the significant amount of work undertaken by the Parish Council and members of the Neighbourhood Plan Group in preparing the plan and to congratulate the Councils and the Group on their success.

15. **Wiltshire Local Plan Regulation 19 consultation response**

The Portfolio Holder for Planning set out the report regarding Dorset Council's response to the consultation on the publication version (Regulation 19) of the Wiltshire Council Local Plan.

This was the final consultation stage in the production of the Wiltshire Local Plan prior to submission to the Secretary of State for examination in public. The initial response was set out in the appendix to the report, but due to tight timescales, it was proposed that the final detail should be agreed with the Portfolio Holder for Planning prior to being submitted to Wiltshire Council.

It was proposed by Cllr D Walsh seconded by Cllr J Haynes

Decision

- (a) That the key issues upon which a detailed response be made to the Wiltshire Local Plan consultation as outlined in the report of 7 November 2023, be acknowledged.
- (b) That the responses to Wiltshire Council to the key issues be finalised in consultation with the Portfolio Holder for Planning.

Reason for the decision

To input into the Wiltshire Local Plan as it moves towards examination thereby fulfilling the Council's obligations under the Duty to Cooperate.

16. **Blandford Waste Management Centre - Update on finance and land acquisition**

The Portfolio Holder for Culture and Communities presented a report updating members on the finance and land acquisition for the new Blandford Waste Management Centre. The Portfolio Holder advised that this was an important site and negotiations had been taking place over a considerable amount of time. To date an agreement had not been reached. Therefore, compulsory purchase powers were being sought to enable the project to progress if the land and necessary rights could not be acquired by agreement.

It was proposed by Cllr L Beddow and seconded by Cllr G Suttle.

Decision

- (a) That the financial position of the project and progress to date be noted.
- (b) That the draft Order documents, including the latest draft Order Plan, as attached to the report of 7 November 2023, be agreed.

Reason for the decision

To deliver works approved by Cabinet to secure critical infrastructure in Blandford for the development of a strategic waste transfer facility in central Dorset which would provide the capacity to maximise the benefits of operational efficiency and resilience to provide business continuity.

17. Weymouth Regeneration - Levelling Up Funding and Approach

The Portfolio Holder for Economic Growth and Levelling Up presented a report setting out the progress of the successful Weymouth Waterside Regeneration bid and sought commitment from Cabinet to match fund to the project.

The Portfolio Holder paid tribute to Cllr T Ferrari for all the work that he had carried out towards the project to date. He also acknowledged his contribution in obtaining the successful Levelling Up fund bid.

In response to comments from the local ward member and the Chairman of the Harbours Advisory Committee, the Portfolio Holder confirmed that the paper focused on the long-term prosperity for Weymouth as well as short-term wins.

It was proposed by Cllr S Gibson seconded by Cllr A Parry.

Decision

- (a) That the successful bid to the Levelling Up fund and the approach and progress to date, be noted.
- (b) That the sum of £3.5m, be allocated to match funding as proposed to Department for Levelling Up, Housing and Communities (DHLUC) in the Council's LUF (Levelling Up Fund) Bid from the approved Capital Programme.
- (c) That subject to agreement of DHLUC, authority be delegated to the Executive Director of Place, in consultation with the Portfolio Holder for Levelling Up and the Executive Director of Corporate Development, the decision to reallocate Levelling Up Funds from the proposed New Bond Street scheme to Weymouth Bowl site scheme, and other sites as appropriate.
- (d) That a further report to agree the approaches to development on the relevant sites be presented to a future meeting of Cabinet.

Reason for the decision

This decision brings members up to date on the progress of the Weymouth Waterside Regeneration bid to the Levelling Up Fund and takes the next steps to allow further progress.

18. Portfolio Holder /Lead Member(s) Update including any Policy referrals to report

There were no referrals to report other than those already on the Forward Plan. Portfolio Holder reports were attached at Appendix 3 to these minutes.

19. **Urgent items**

There were no urgent items considered at the meeting.

20. **Exempt Business**

Decision

That the press and the public be excluded for the following item(s) in view of the likely disclosure of exempt information within the meaning of paragraph 3 & 4 of schedule 12 A to the Local Government Act 1972 (as amended).

Reason for taking the item in private.

Paragraph 3 - Information relating to the financial or business affairs of any particular person (including the authority holding that information).

Paragraph 4 - Information relating to any consultations or negotiations, or contemplated consultations or negotiations, in connection with any labour relations matter arising between the authority or a Minister of the Crown and employees of, or office holders under, the authority.

The live streaming was concluded at this juncture.

21. **Acquisition of the freehold for leased land at Woodleaze, Furzehill**

The Portfolio Holder for Property and Assets presented the exempt report and its recommendations.

It was proposed by Cllr A Parry and seconded by Cllr R Bryan

Decision

That the recommendations set out in the exempt report to Cabinet of 7 November 2023, be approved.

Reason for the decision

To agree the approach for the acquisition of leased land at Woodleaze, Furzehill.

22. **The Proposed Sale of Clapcotts Farmstead, Spetisbury**

The Portfolio Holder for Property and Assets presented the exempt report and its recommendations.

It was proposed by Cllr A Parry and seconded by Cllr L Beddow

Decision

That the recommendations set out in the exempt report to Cabinet of 7 November 2023, be approved.

Reason for the decision

To agree the approach for the proposed sale of the Clapcotts Farmstead, Spetisbury.

23. Grant funding from CIL for nitrogen mitigation, Poole Harbour Catchment

The Portfolio Holder for Planning presented the exempt report setting out the recommendations for decision.

It was proposed by Cllr D Walsh and seconded by Cllr J Haynes

Decision

That the recommendations set out in the exempt report to Cabinet of 7 November 2023, be approved.

Reason for the decision

To agree the approach for grant funding from CIL for nitrogen mitigation, Poole Harbour Catchment.

24. Blandford Waste Management Centre - Update on finance and land acquisition

The exempt appendix associated with the report “Blandford Waste Management Centre – Update on finance and land acquisition” had been made available to members of Cabinet. However, the meeting did not need to move into exempt business to discuss the information.

25. Weymouth Regeneration - Levelling Up Funding and Approach

The exempt appendix associated with the report “Weymouth Regeneration – Levelling Up Funding and Approach” had been made available to members of Cabinet. However, the meeting did not need to move into exempt business to discuss the information.

Appendix 1 Public Questions and Responses

Appendix 2 Councillor Questions and responses

Appendix 3 Portfolio Holder Reports

Duration of meeting: 10.00 am - 12.31 pm

Chairman

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Cabinet – 7 November 2023

Question from the Public

1. Question from Cllr David Sarson

As mayor of Lyme Regis, I am conveying Lyme Regis Town Council's strong support of the recommendation from the Place and Resources Overview Committee to include in the Dog-Related PSPO the requirement for dogs to be kept on a lead on Lyme Regis Front Town Beach during the winter.

The town council wants to see a total ban on dogs on Lyme's front beaches all-year-round, a view we shared with Dorset Council but unfortunately has not been taken into consideration. This was not one of the options in the questionnaire and we have serious concerns about the integrity of the consultation. We were forced to choose a 'best fit' response, as I'm sure many other respondents were, which potentially skewed the survey results.

As local councillors, our opinion has been formed by talking to people in the community, by listening to the complaints we receive and with consideration of the tragic events related to dogs we are hearing of nationally. We were therefore very concerned the findings of the public consultation were informed by a large majority of non-residents. The town council is here for Lyme residents, 54% of whom favoured dogs on leads during the winter. I'm sure there are more but the silent majority cannot be accounted for.

The town council is responsible for people who use the public areas under our management and we want people to be prioritised over dogs. A dog off a lead is not under control and all we are asking is for dogs to be kept under control while using the Lyme's only sand beach. We feel it's reasonable to retain just one of our four beaches as a safe place for people to play, walk and relax without fear of being knocked over by a loose dog, or heaven forbid, being attacked by an out-of-control dog.

The argument that there are no other accessible places in Lyme Regis where dogs can have off-lead exercise is simply not true. There are many other open spaces, including beaches, fields and bridleways, which are safe and accessible.

The argument that Lyme's beaches aren't busy in the autumn and winter is also untrue. The 'winter period' would include October and February half terms, the Christmas and New Year break and often Easter, our busiest times.

As landowner of the sand beach, the town council is responsible for public safety, enforcement and cleaning; to help us fulfil these responsibilities, we feel it's absolutely essential dogs are not allowed to run loose on the beach.

If Dorset Council allows dogs off lead during the winter, will it take responsibility for public liability, enforcement and cleaning if an accident happens as a result of dogs running freely?

Response from the Portfolio Holder for Culture and Communities

Allowing a dog to foul without proper removal whether on or off lead is an offence under the Order. Both the Town Council and Dorset Council officers are authorised to serve fixed penalty notices should an offence be witnessed. Where dog mess remains and is notified to Dorset Council, our Waste services will arrange for its removal.

The introduction of the new PSPO will not change this.

Dogs must not be allowed to be 'dangerously out of control' in a public place, which means injuring someone or making someone fear they may be injured. This applies to any breed or type of dog. Owners (or the person in charge of the dog at the time) who allow a dog to hurt a person or other dog may be prosecuted and disqualified from owning a dog. Penalties are also available in situations where a dog is allowed to be dangerously out of control and a person is in fear of being injured even without any injury occurring.

Liability for any injury will rest with the owner/person in charge of the dog. Victims of dog attacks can claim compensation if the dog owner is found to have been negligent, which includes the inability to control their dog.

The Town Council is reminded that variations to the Order can be made if significant concerns about public safety arise. Incidents of reported dog fouling or aggressive behaviours will be monitored as part of the normal review process.

2. Question from Debbie Conibere

I fully support the initial recommendation from the Consultation Report point 1.7.3 to harmonise all Dorset Beaches by permitting dogs off leads on the Lyme Regis Town Beach in the winter period, noting that the majority were in favour of dogs off leads. Given that Officers have found the adjacent beaches are not suitable for anyone with mobility issues it is extremely important that dogs are permitted off lead on the Lyme Regis Town Beach to allow those with mobility issues or disabilities to have a safe and accessible space to exercise their dog off lead as per the Animal Welfare Act 2006. Permitting dogs off leads works well on all the other Dorset Beaches under the PSPO and to include Lyme Regis Town Beach would bring consistency across Dorset.

To not permit dogs off leads would go against the majority in favour of dogs off leads and question the reliability of participating in future Consultations should the majority be ignored. It would also go against the statement in point 1.6.1 in gaining consistency across Dorset. A dogs on leads restriction would be neither appropriate nor proportional given the findings in point 1.7.3 that there is no evidence of significant use of this beach compared with other Dorset beaches without restrictions. For the past 2.5 years I have taken daily photographs of the empty Lyme Regis Town Beach which I have submitted as evidence that confirms there is no significant use of the Town Beach during the winter months. Given that many with mobility issues already face huge obstacles in their life being refused to have their companion dog off lead could impact negatively on mental well-being.

I ask Cabinet to please adhere to the initial recommendations from the Consultation Report for dogs off leads on the Lyme Regis Town Beach. This would support a harmonisation of restrictions and would provide an inclusive space for everyone, including law abiding dog owners, especially those with mobility issues or disabilities, to exercise their dogs off leads.

What can Cabinet do to ensure that Lyme Regis Town Beach is in harmony with the other Dorset Beaches under the PSPO to become an inclusive space for everyone to address the issues of those with mobility issues?

3. Question from Richard Daw

Since I have become disabled myself with severe mobility problems, I have realised that Lyme Regis does not have any safe suitable places to walk my dog off lead except the Town Beach and Dorset Council Officers have agreed with this. 54% of respondents were in favour of dogs off leads, leading to the initial recommendation for dogs off leads as per point 1.7.3 of the consultation report which I fully support. To have dogs off leads on the Lyme Regis Town Beach would harmonise all Dorset Beaches . It is extremely important that dogs are permitted off lead on the Lyme Regis Town Beach to allow those with mobility issues or disabilities to have a safe and accessible space to exercise their dog off lead as per the Animal Welfare Act 2006. Permitting dogs off leads works well on all the other Dorset Beaches under the PSPO and to include Lyme Regis Town Beach would bring consistency across Dorset.

To not permit dogs off leads would go against the majority in favour of dogs off leads and would cause people to believe that democracy does not work. If the majority of respondents were ignored then one would question what would be the point of participating in any future consultations. To not permit dogs off leads would also go against the statement in point 1.6.1 in gaining consistency across Dorset beaches. Given the findings in point 1.7.3 a dog's on leads restriction is not proportionate especially given there has been no evidence of usage between the Town Beach and other Dorset Beaches that do permit dogs off leads.

Living with a disability is already difficult, by not providing a safe and accessible space for dog off lead exercise has a severe negative affect on mental well-being as it feels the decision makers do not care for those who with mobility issues Please could Cabinet consider those who are less mobile and go with the initial recommendations from the Consultation Report for dogs off leads on the Lyme Regis Town Beach. This brings all beaches in line with the restrictions and would provide an inclusive space for all to enjoy.

I wish to ask Cabinet how will you ensure the Officers concerns about adjacent unsuitable beaches are taken into account when deciding about year round dog off lead access on the Lyme Regis Town Beach (as a disability doesn't vanish in the summer), taking into consideration those with disabilities so that we are not treated like a second class citizen due to not providing us with a safe and accessible space for dog off lead exercise?

4. Question from Helen Davey-Smith

Given that the Consultation Report findings have led to the recommendation for dogs to be permitted to be off lead during the off-season months of 1st October - 30 April in line with other Dorset beaches, a recommendation that I would like upheld, and that the Consultation Report was the result of Dorset Council's transparent democratic online Consultation that resulted in 54% voting in favour for the current PSPO restriction of dogs on lead in those off season months to be removed, what would be the reason for ignoring that 54% majority requesting dogs to be permitted off lead - as Lyme Regis Town Council seems to want?'

5. Question from Martin and Kay Pennycott

The consultation for the new PSPO, as stated in your terms of reference, "will be a chance for people, residents, business owners, organisations and visitors, to have their say on where and when they think there should be restrictions on dogs in public places, including beaches". The consultation closed on Friday 25th August 2023 with no further comments accepted.

Question - Can the council confirm that all the above views from all stated parties will be included and honoured from the consultation and that any information submitted outside of the above timeframe (including any supplementary information from the LRTC following the meeting on Thursday 5th October 2023) will be discounted and will not influence the recommended decision in anyway?

For Lyme Regis, this would mean going with your own officer's recommendations - a majority vote of 54% for off lead on Sandy Beach in the winter months when the beach is much, much quieter; allowing those with mobility issues to have access to a safe space (alternatives are not safe nor accessible) and will harmonise Lyme Regis with all other areas in Dorset.

Lyme Regis Town Council have a very negative view of dog ownership and seem to be allowing personal opinions to influence their recommendations, which is not representative of all residents at all. Stating that all constituents are against dogs being allowed off lead in the winter months is not my experience nor those of the many people I talk to - both dog owners and non dog owners. Lyme Regis, outside of the Town Council's bubble, is generally a very dog friendly and welcoming place with many of the restaurants, cafes and shops all being dog friendly. The Town Council's view is contrary to this and should not be allowed to sway the decision of a fair and open consultation process.

6. Question from Shaun McConnell

Preamble:

I am in the process of moving to Lyme Regis from Derbyshire. One of the reasons for choosing this delightful town as a place to live is its dog-friendliness, in that the vast majority of shops, pubs and restaurants in Lyme Regis welcome dogs with open arms.

Question:

What direct and documented evidence has been presented to the Cabinet, which would go against the recommendation for permitting dogs off leads in winter, on the front beaches in Lyme Regis?

Response from the Portfolio Holder for Culture and Communities (for questions 3 - 7

Thank you all for your questions. This is a very emotive subject and there are strong feelings held by dog owners and non-dog owners alike. During the whole period of this process, we have received not only impassioned but well-constructed responses and viewpoints from residents, visitors and others. We have tried very hard to give each our full consideration and where necessary have asked for appropriate legal or equality advice from colleagues and other agencies.

We are confident that the process we have undertaken to make the new Dog Related Public Spaces Protection Order has been robust and has followed all the required steps of both the statutory and democratic processes. Due regard has been given to the Equality Act 2012 and our Public Sector equality duty and in setting out our recommendations, we have sought to have a balanced and fair approach to our decision making.

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Cabinet 7 November 2023

Public Questions

1. Question from Councillor J Andrews

Over the past few years residents have been asking for various improvements to highways and in particular people parking in an irresponsible manner even though there are no parking restrictions. I have explained the unusually long and bureaucratic TRO system required to put parking restrictions in place and I know that not only myself but officers and other members get frustrated by it. Also the cost to put TRO's through the system. For instance to put an additional 20 metres of Double yellow lines in place would require a TRO at a cost of between £5-6K and possibly 12-18 months.

Has Dorset council raised this issue with the DoT and could a fast track TRO for small improvements be implemented in the example above?

Response from the Portfolio Holder for Highways, Travel and Environment

The Traffic Regulation Order (TRO) process is a statutory process as per the Road Traffic Regulation Act 1984. This restricts the ability to change or deviate from the current process and, therefore wouldn't allow for a fast-track TRO process to be created as the time taken to implement a TRO can vary significantly depending on its nature and the level of objections received.

To ensure that the impact from the available budget is maximised we prioritise community requests based on safety and improved network management needs. A TRO is required to be used as a last option when considering traffic management issues on the road network and any issues should be passed through to the Community Highways Team for consideration and impact scoring. The cost of a TRO is case by case however is mostly made up of the advert costs (which is part of the statutory process) and the site-specific requirements for the restriction being proposed. This can range from a minimum of £2 - £10k. The DfT is currently developing a digital approach to TRO's (recently referenced in the DfT's Plan for Drivers release Oct 23) which will help reduce some of the current time frame restrictions of the process, however, does not go as far as to remove the need for advertising in the local newspaper, therefore will always remain somewhat timebound to ensure proper process is followed.

2. Question from Councillor G Taylor

My questions relate to the placement of our SEND children and Dorset Councils relationship to Coombe House School. I these questions of the Leader of the Council and was asked to put them onto this Cabinet agenda for answers.

I am clear and understand that we need to keep a distance from Coombe House School, as it is an independent school, while accepting that we do own the site and have invested in it. We also have a responsibility to ensure that we are placing children in a SEND facility that meets their needs.

I therefore seek:

- Assurances that if an establishment does not meet the needs of a child / children, that child/ children will be withdrawn and placed elsewhere or will not be recommended to the specific establishment regardless of the financial implications to that establishment. In effect that the financial viability of a SEND establishment is not a factor in the recommendation of the placing of a child but that the quality of support for the child is the over-riding factor.
- Assurances that all SEND establishments in Dorset in the independent sector are treated the same as Coombe House and supported in the same way as and if required.
- Assurance that any support we have been giving to Coombe House has been at no cost to Dorset Council and that the Dorset Council staff time that has been used in support of Coombe House has been invoiced accordingly. I appreciate that some of our support will be as a result of our responsibilities as the owner of the site however I am referring to any support that we have given the to enable the school to function with the exception of those services included in the contract when the school was set up.

Response from the Portfolio Holder for Children, Education, Skills and Early Help

Thank you for your question. We are ambitious for all our children in Dorset and work with a variety of providers to ensure they all have a good school place . Where a child has an Education, Health and Care plan we are governed by the SEND Code of Practice for admission. All admissions to Coombe House school follow their published and Ofsted approved admissions policy and are undertaken in consultation with families and their understanding of whether or not the school can meet the needs of the child, as set out in their Education, Health and Care plan.

The financial viability of the establishment is not a factor in this. As with any other school, if there are concerns about whether they can meet the needs, then discussions would take place to understand what is required to be put in place to minimise disruption to that child's education and in exceptional circumstances to search for another education placement. When we have concerns about any Independent School in our county, we use our contractual arrangements to identify the most appropriate response. This includes requesting and supporting improvement plans based on what is required. All support offered to Coombe House is in line with the service contract, which in this case was to enter into a period of enhanced cooperation.

As described at the last Shareholder committee Coombe House School continues to make strong progress in all areas. Ofsted visited to undertake a three-day

unannounced joint inspection, combining the first standard inspection with a monitoring inspection. Inspectors were complimentary about the progress that had been made. since their last visit and gave positive feedback to the leadership and governance teams the school was assessed as meeting the Independent School Standards the board also heard about excellent community engagement and feedback.

3. Question from Councillor B Bawden

I'd like to thank the members of the People and Health Overview Committee who listened to the Mayor of Lyme Regis and me when we explained the concerns we had about dogs being allowed to run loose on our front beaches.

I'm very grateful too to the Environmental Health officers who walked round Lyme with me so I could show them our other beaches offered plenty of space, especially at low tide, for dogs to run off lead without compromising the safety and enjoyment of our beach goers.

I'd also like to challenge the assertion made in discussions that the survey had not been influenced by an organised campaign in favour of having no restrictions on dogs in the winter. I have sent several pages of one of the pro-dog campaigns conversations on social media, clearly showing:

- A) The celebrations and claims of success that the campaigning originally achieved a 54% majority overall in the public consultation
- B) The influencing of people to lobby the Cabinet against the Place and Resources Overview Committee recommendation.

Since the publication of the survey results, many people have assumed that dogs can be left to run loose on our town beaches and sadly, some dog owners are abusive to our Enforcement Officers when they are asked to put their dogs on leads. Since the officer recommendation was changed at the Place and Resources Overview Committee, the town council's notices saying 'Dogs on Leads' along the seafront have been removed or vandalised in attempts to take them down. The hostility meted out to me and to town councillors on social media is based on misleading information and is abusive, unacceptable and upsetting. Worst of all, several people have emailed in to thank me for standing up for the 'Silent Majority' but asked to remain anonymous, since they feel so intimidated by the 'Doggy Lobby'.

I'm very disappointed, therefore, that Dorset Council did not publish the local residents' survey responses, otherwise the 54% in favour of the 'on leads' restriction to remain would have been in the public domain.

Another town councillor and I raised the point one of the PRO Committee members also made that in a survey where 62% of respondents were dog-owners, the results should have been adjusted to reflect the national average of dog-ownership, in order for the statistics to be representative.

Does Dorset Council really think it is fair and equitable to the residents of Lyme Regis and those visitors preferring dogs to be kept under control on our beaches in winter, to allow a well-organised campaign to influence the decision when nearly two-thirds of respondents were dog-owners and nearly three quarters voting against restrictions in Lyme do not live locally?

Response from the Portfolio Holder for Culture and Communities

The legislation and guidance allow for responses from those living, working and visiting the area. The opinion of visitors is important in terms of the benefits for local businesses. To be fair and balanced and provide confidence in the consultation process, we must represent everyone who responds. Strong opinions were received both for and against a winter restriction, whether or not a dog owner.



PORTFOLIO HOLDER/LEAD MEMBER UPDATE SUMMARY

PORTFOLIO:¹

Property & Assets

7.11.2023

KEY ACTIVITIES SINCE THE LAST REPORT:²

County Farms Liaison Panel. I am grateful to the committee under the chairmanship of Cllr Pauline Batstone, who in addition to Committee discussions arranged for site visits to 2 of our tenanted farms in the Sixpenny Handley area.

Commitment to our County Farm Estate remains a priority for this council.

DELEGATED DECISIONS MADE:³

Tender approvals for:
Facilities upgrade to Meeting Room 1, including improvements for disability access and engagement.

ANTICIPATED ACTIVITIES/MILESTONES FOR NEXT PERIOD:⁴

Progress matters regarding Woodleaze, Furzehill
Commencement of demolition at former Council Officers at North Quay.

¹ Enter the portfolio area

² Provide brief details of the meetings attended, key activities or project milestones completed since the last report

³ Enter details of any delegated decisions made since the last meeting

⁴ Provide details of key activities, project milestones or significant meetings anticipated in the next period

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PORTFOLIO HOLDER/LEAD MEMBER UPDATE SUMMARY

PORTFOLIO:¹

Byron Quayle - Children, Education, Skills & Early Help

CABINET DATE:²

07.11.23

KEY ACTIVITIES SINCE
THE LAST REPORT:³

Children’s Services Workforce Awards – 05.10.23

I attended the annual event which took place at the George Albert Hotel this year. In attendance were many officers and staff from across the Service who had been nominated for an award. Not only did CS officers attend but many groups or organisations from across Dorset who support young people also attended.

This was a truly inspirational evening which highlighted all the good work that is taking place to support and promote young people.

Meetings which I attended over the past month

Dorset Virtual School Full Governing Body – 09.10.23

I attended the Virtual School Governing Body meeting which was chaired by Amanda Davies. Our VS continues to go from strength to strength.

Performance Board Meeting – 11.10.23

Hayeswood Open Afternoon – 11.10.23

Hayeswood is the newly established short breaks home, for children who have a learning disability or autism. The home will offer a nurturing, supportive environment, providing new experiences and opportunities for children, and a much-needed break for the family.

The opening of Hayeswood addresses a much-needed requirement for such a service in the East of the County.

SEND Partnership Board - 12.10.23

B2SA Partnership Board - Service Delivery Model Option

Following two years of work to bring Children’s, Adults and Health together to establish a new operating model, which was put forward for a new way of working. This will be finalised in the coming months before being rolled out next year.

Pimperne Primary School Visit – 17.10.23

¹ Enter the portfolio area

² Insert the date of the Cabinet meeting to which this summary update is to be reported

³ Provide brief details of the meetings attended, key activities or project milestones completed since the last report

Along with the Lead Member for Education, Cllr Penfold and local member Cllr Jespersen, I attended a school visit to Pimper Primary School.

Initial Housing Board Meeting – 19.10.23

People and Health Scrutiny Committee – 31.10.23

Tricketts Cross Centre Meeting – 02.10.23

Along with Cllr Cathy Lugg, I spent the morning looking at the working model of our 'flagship' Family Hub model which is called The Centre and based in Ferndown.

DELEGATED DECISIONS
MADE:⁴

B2SA Partnership Board - Service Delivery Model Option

ANTICIPATED
ACTIVITIES/MILESTONES
FOR NEXT PERIOD:⁵

To come to Cabinet:

- 1. EXPANSION OF FUNDED CHILDCARE OFFER FROM APRIL 2024**
- 2. MAKING CARE EXPERIENCE A PROTECTED CHARACTERISTIC -LOCAL ADOPTION**
- 3. FAMILIES FIRST FOR CHILDREN PATHFINDER**

As well as a very busy calendar of day-to-day CS work.

⁴ Enter details of any delegated decisions made since the last meeting

⁵ Provide details of key activities, project milestones or significant meetings anticipated in the next period



PORTFOLIO HOLDER/LEAD MEMBER UPDATE SUMMARY

PORTFOLIO:¹

Adult Social Care, Health and Housing

CABINET DATE:²

7 November 2023

KEY ACTIVITIES SINCE THE
LAST REPORT:³

Budgetary pressure

The directorate is accountable for two demand led budget areas where it in nationally recognised new demand is driving challenging conditions. Since the last cabinet update, we have seen further improvements in our budget with a significant reduction in the ASC overspend. The plans we have put into action are maturing and there is evidence that their impact will continue to bring the ASC overspend down further ahead of the winter period. Housing pressures remain significant due to demand rising but also the impact of rents and temporary accommodation charges rising further above the frozen Local Housing Allowance cap, and the amount recoverable from Housing Benefit.

ASC Savings

We continue to drive forward our savings programme and although we have a very challenging task in year of £8.773m, however our careful our transformation plan has allowed us to deliver £7.194m (82%) as of the end of October 2023. As with all demand led budgets we continue to closely monitor activity to help for inform the year end forecast.

ICS System – CQC inspection

¹ Enter the portfolio area

² Insert the date of the Cabinet meeting to which this summary update is to be reported

³ Provide brief details of the meetings attended, key activities or project milestones completed since the last report

We have recently supported our Dorset's ICS as part of a System CQC assurance assessment. Dorset ICS is one of two national pilot sites. The aim of the assessment is to understand how the system is working to support people to access the care, support, and treatment. The assessment is structured around: quality and safety, integration, and leadership. As a partner, we look forward to receiving the outcome and supporting the any actions which come forward.

Housing is a stated priority for the ICS, ranging from hospital discharge, appropriate housing for those admitted to hospital for mental ill-health and the housing for those working within the ICS. Work to align strategies and operational delivery to achieve realistic and effective housing solutions is under way and will report to the ICB in January 2024.

ASC Operations redesign

As part of our transformation plan we are redesigning our operational services to improve our early intervention offer and how we more effectively support people's wellbeing in the community. Data and insight work is progressing well giving us a greater understanding of our demand and we are using this data to target interventions to make the changes.

ASC Working Age Accelerator

The commissioning programme continues to deliver efficiency and capacity improvements in services for people of all ages. In the working age cohort, we have developed a programme focussed on learning disabilities which aims to deliver improvements in process time and release capacity to eliminate waiting lists and to provide the right care in the right places . Alongside this, we continue to collaborate with the market to build sustainable partnerships to deliver our Dorset Care Framework. This follows similar success we have had in the Homecare Optimisation programme.

Housing Board

Following agreement at Cabinet in September 23, work has progressed to define the Housing Board. A meeting of Cabinet Portfolio Holders, chaired by Cllr Somper, scoped the Board's purpose, scope and terms of reference. The Housing Board will support a cross-Council and multi-agency approach to drive forward our Housing ambitions. It will have a key role in

overseeing and driving the delivery plan of the new Housing Strategy.

DELEGATED DECISIONS
MADE:⁴

N/A

ANTICIPATED
ACTIVITIES/MILESTONES
FOR NEXT PERIOD:⁵

People & Health Overview – 30 November
Housing Strategy

Cabinet – 5 December
Housing Strategy

⁴ Enter details of any delegated decisions made since the last meeting

⁵ Provide details of key activities, project milestones or significant meetings anticipated in the next period

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**The Cabinet Forward Plan - January 2024 - April 2024
For the period 1 DECEMBER 2023 to 31 MARCH 2024
(Publication date – 21 DECEMBER 2023)**

Explanatory Note:

This Forward Plan contains future items to be considered by the Cabinet and Council. It is published 28 days before the next meeting of the Committee. The plan includes items for the meeting including key decisions. Each item shows if it is 'open' to the public or to be considered in a private part of the meeting.

Definition of Key Decisions

Key decisions are defined in Dorset Council's Constitution as decisions of the Cabinet which are likely to -

- (a) to result in the relevant local authority incurring expenditure which is, or the making of savings which are, significant having regard to the relevant local authority's budget for the service or function to which the decision relates (**Thresholds - £500k**); or
- (b) to be significant in terms of its effects on communities living or working in an area comprising two or more wards or electoral divisions in the area of the relevant local authority."

In determining the meaning of "*significant*" for these purposes the Council will have regard to any guidance issued by the Secretary of State in accordance with section 9Q of the Local Government Act 2000 Act. Officers will consult with lead members to determine significance and sensitivity.

Cabinet Portfolio Holders 2023/24

Spencer Flower	Leader / Governance, Performance and Communications
Gary Suttle	Deputy Leader and Finance, Commercial and Capital Strategy
Ray Bryan	Highways, Travel and Environment
Jill Haynes	Corporate Development and Transformation
Laura Beddow	Culture and Communities
Simon Gibson	Economic Growth and Levelling Up
Andrew Parry	Assets and Property
Byron Quayle	People – Children, Education, Skills, and Early Help
Jane Somper	People - Adult Social Care, Health, and Housing
David Walsh	Planning

Subject / Decision	Decision Maker	Date the Decision is Due	Other Committee(s) consulted and Date of meeting(s)	Portfolio Holder	Officer Contact
January 2024					

<p>Quarter 3 Financial Monitoring Report 2023/24</p> <p>Key Decision - No Public Access - Open</p> <p>To consider the Quarter 3 Financial Monitoring Report 2023/24.</p>	<p>Decision Maker Cabinet</p>	<p>Decision Date 30 Jan 2024</p>		<p>Deputy Leader and Portfolio Holder for Finance, Commercial and Capital Strategy</p>	<p><i>Sean Cremer, Corporate Director for Finance and Commercial</i> <i>sean.cremer@dorsetcouncil.gov.uk</i> <i>Executive Director, Corporate Development - Section 151 Officer (Aidan Dunn)</i></p>
<p>Voluntary and Community Sector Strategy</p> <p>Key Decision - Yes Public Access - Open</p> <p>The new Voluntary and Community Sector Strategy aims to set out how Dorset Council will enable a thriving, sustainable and dynamic voluntary, and community sector to flourish and help improve the lives of individuals and communities in Dorset over coming years.</p>	<p>Decision Maker Cabinet</p>	<p>Decision Date 30 Jan 2024</p>	<p>People and Health Overview Committee 30 Nov 2023</p>	<p>Portfolio Holder for Culture and Communities</p>	<p><i>Laura Cornette, Business Partner - Communities and Partnerships</i> <i>Laura.cornette@dorsetcouncil.gov.uk</i> <i>Executive Director, Corporate Development - Section 151 Officer (Aidan Dunn)</i></p>
<p>Dorset Harbours Five Year Business Plan</p> <p>Key Decision - Yes Public Access - Open</p> <p>To consider the Dorset Harbours Five Year Business Plan.</p>	<p>Decision Maker Cabinet</p>	<p>Decision Date 30 Jan 2024</p>	<p>Harbours Advisory Committee 22 Nov 2023</p>	<p>Portfolio Holder for Highways, Travel and Environment</p>	<p><i>Ed Carter, Weymouth Harbour Master</i> <i>ed.carter@dorsetcouncil.gov.uk</i> <i>Executive Director, Place (John Sellgren)</i></p>

Subject / Decision	Decision Maker	Date the Decision is Due	Other Committee(s) consulted and Date of meeting(s)	Portfolio Holder	Officer Contact
<p>Community Asset Transfer Policy</p> <p>Key Decision - No Public Access - Open</p> <p>Update of Community Asset Transfer Policy</p>	<p>Decision Maker Cabinet</p>	<p>Decision Date 30 Jan 2024</p>	<p>Place and Resources Overview Committee 23 Jan 2024</p>	<p>Portfolio Holder for Assets and Property</p>	<p><i>Carly Galloway, Senior Projects, Contracts & Funding Manager carly.galloway@dorsetcouncil.gov.uk, Tim Hulme, Head of Assets and Property tim.hulme@dorsetcouncil.gov.uk Executive Director, Place (John Sellgren)</i></p>
<p>Dorset Centre of Excellence Annual Performance Report November 2023</p> <p>Key Decision - No Public Access - Open</p> <p>To consider the performance report produced by Dorset Centre of Excellence.</p>	<p>Decision Maker Cabinet</p>	<p>Decision Date 30 Jan 2024</p>	<p>The Shareholder Committee for the Dorset Centre of Excellence (DCOE) 20 Nov 2023</p>	<p>Portfolio Holder for People - Children, Education, Skills and Early Help</p>	<p><i>Theresa Leavy, Executive Director of People - Children theresa.leavy@dorsetcouncil.gov.uk Executive Director, People - Children (Theresa Leavy)</i></p>
<p>Care Dorset Holdings Ltd Annual performance Report 2023</p> <p>Key Decision - No Public Access - Open</p> <p>To consider the performance report produced by Care Dorset Holdings Ltd.</p>	<p>Decision Maker Cabinet</p>	<p>Decision Date 30 Jan 2024</p>	<p>Shareholder Committee for Care Dorset Holdings Ltd 6 Dec 2023</p>	<p>Portfolio Holder for People - Adult Social Care, Health and Housing</p>	<p><i>Vivienne Broadhurst, Executive Director - People Adults Vivienne.broadhurst@dorsetcouncil.gov.uk Executive Director, People - Adults</i></p>
<p>Pan-Dorset Safeguarding Children Partnership PDSCP Annual Report</p> <p>Key Decision - Yes Public Access - Open</p>	<p>Decision Maker Cabinet</p>	<p>Decision Date 30 Jan 2024</p>		<p>Portfolio Holder for People - Children, Education, Skills and Early Help</p>	<p><i>Laurence Doe, PDSCP Business Manager laurence.doe@dorsetcouncil.gov.uk Executive Director, People - Children (Theresa Leavy)</i></p>

Subject / Decision	Decision Maker	Date the Decision is Due	Other Committee(s) consulted and Date of meeting(s)	Portfolio Holder	Officer Contact
<p>The PDSCP Annual Report provides an overview of multi-agency safeguarding practice over the year. It outlines key work within the partnership and priorities for forthcoming years. The RDSCP has a duty to produce an annual report under government guidance (working Together 2018).</p>					
<p>Determination of Dorset Council's Admissions Arrangements 2025-2026</p> <p>Key Decision - Yes Public Access - Open</p> <p>Annual duty for the Council to determine a suite of policies in relation to the Admissions Arrangements for Community and Voluntary Controlled Schools. These policies have to be determined by the 26 February in the year prior to their implementation.</p>	<p>Decision Maker Cabinet</p>	<p>Decision Date 30 Jan 2024</p>		<p>Portfolio Holder for People - Children, Education, Skills and Early Help</p>	<p><i>Ed Denham, School Admissions Manager ed.denham@dorsetcouncil.gov.uk, Amanda Davis, Corporate Director for Education and Learning amanda.davis@dorsetcouncil.gov.uk Executive Director, People - Children (Theresa Leavy)</i></p>
<p>Budget strategy and medium-term financial plan (MTFP)</p> <p>Key Decision - Yes Public Access - Open</p> <p>To consider a report of the Portfolio Holder for Finance, Commercial and Capital Assets.</p>	<p>Decision Maker Dorset Council</p>	<p>Decision Date 13 Feb 2024</p>	<p>Cabinet 30 Jan 2024</p> <p>Place and Resources Scrutiny Committee 17 Jan 2024</p> <p>People and Health Scrutiny Committee 12 Jan 2024</p>	<p>Deputy Leader and Portfolio Holder for Finance, Commercial and Capital Strategy</p>	<p><i>Sean Cremer, Corporate Director for Finance and Commercial sean.cremer@dorsetcouncil.gov.uk Executive Director, Corporate Development - Section 151 Officer (Aidan Dunn)</i></p>

Subject / Decision	Decision Maker	Date the Decision is Due	Other Committee(s) consulted and Date of meeting(s)	Portfolio Holder	Officer Contact
March					
<p>Procurement Forward Plan Report - Over £500k (2023-2025)</p> <p>Key Decision - Yes Public Access - Open</p> <p>The Council defines a key decision, in terms of procurement activity, as those with financial consequence of £500k or more. This report will provide notice of the planned/known procurement activities that Cabinet will need to make a key decision on for 2024/25.</p>	<p>Decision Maker Cabinet</p>	<p>Decision Date 12 Mar 2024</p>		<p>Deputy Leader and Portfolio Holder for Finance, Commercial and Capital Strategy</p>	<p><i>Dawn Adams, Service Manager for Commercial and Procurement</i> <i>dawn.adams@dorsetcouncil.gov.uk</i> <i>Chief Executive (Matt Prosser)</i></p>
<p>Equality, Diversity & Inclusion (EDI) Strategy</p> <p>Key Decision - Yes Public Access - Open</p> <p>To seek approval of the refreshed EDI Strategy for Dorset Council.</p>	<p>Decision Maker Cabinet</p>	<p>Decision Date 12 Mar 2024</p>		<p>Portfolio Holder for Corporate Development and Transformation</p>	<p><i>Jennifer Lewis, Head of Strategic Communications and Engagement</i> <i>jennifer.lewis@dorsetcouncil.gov.uk</i>, <i>James Palfreman-Kay, Equality, Diversity & Inclusion Officer</i> <i>james.palfreman-kay@dorsetcouncil.gov.uk</i> <i>Executive Director, Corporate Development - Section 151 Officer (Aidan Dunn)</i></p>

Subject / Decision	Decision Maker	Date the Decision is Due	Other Committee(s) consulted and Date of meeting(s)	Portfolio Holder	Officer Contact
April					
<p>Quarter 4 Financial Monitoring 2023/24</p> <p>Key Decision - No Public Access - Open</p> <p>To consider the Quarter 4 Financial Monitoring Report 2024/25.</p>	<p>Decision Maker Cabinet</p>	<p>Decision Date 16 Apr 2024</p>		<p>Deputy Leader and Portfolio Holder for Finance, Commercial and Capital Strategy</p>	<p><i>Sean Cremer, Corporate Director for Finance and Commercial</i> <i>sean.cremer@dorsetcouncil.gov.uk</i> <i>Executive Director, Corporate Development - Section 151 Officer (Aidan Dunn)</i></p>

Private/Exempt Items for Decision

Each item in the plan above marked as 'private' will refer to one of the following paragraphs.

1. Information relating to any individual.
2. Information which is likely to reveal the identity of an individual.
3. Information relating to the financial or business affairs of any particular person (including the authority holding that information).
4. Information relating to any consultations or negotiations, or contemplated consultations or negotiations, in connection with any labour relations matter arising between the authority or a Minister of the Crown and employees of, or office holders under, the authority.
5. Information in respect of which a claim to legal professional privilege could be maintained in legal proceedings.
6. Information which reveals that the shadow council proposes:-
 - (a) to give under any enactment a notice under or by virtue of which requirements are imposed on a person; or
 - (b) to make an order or direction under any enactment.
7. Information relating to any action taken or to be taken in connection with the prevention, investigation or prosecution of crime.

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People and Health Overview Committee

30 November 2023

Home In On Housing – Dorset Council’s Housing Strategy

For Recommendation to Cabinet

Portfolio Holder: Cllr J Somper, Adult Social Care, Health and Housing

Local Councillor(s): All

Executive Director: V Broadhurst, Executive Director of People - Adults

Report Authors: Sarah Smith, Housing Strategy Lead
Sharon Attwater, Service Manager for Housing Strategy and Performance
Andrew Billany, Corporate Director for Housing and Community Safety

Tel: 01305 221802

Email: sarah.smith@dorsetcouncil.gov.uk

Report Status: Public

Brief Summary:

The Dorset Council Housing Strategy is a high-level document setting out our vision, aims and objectives for housing in Dorset.

The strategy brings together extensive research and analysis of housing issues from a local and national context. Internal and external stakeholder engagement and responses to a 10-week public consultation have also helped to shape the strategy.

The consultation asked participants what was most important, in terms of housing, and to comment on our proposed vision, aims and objectives. We received 2137 responses. A full report is at Appendix B.

The strategy outlines the housing pressures facing Dorset residents. It sets out our strategic approach to meeting these challenges and is supported by a high-

level themed action plan. A detailed delivery plan plus supporting strategies, policies and procedures will be developed over the lifetime of the strategy and set out how these objectives will be delivered.

Recommendation:

That Members recommend the housing strategy and its objectives to Cabinet.

Reason for Recommendation:

1. Background

- 1.1 All Councils are required to have a Housing Strategy under the Local Government Act 2003. The Act requires Dorset Council to have a clear vision for housing, together with targets and objectives and policies on how it intends to manage and deliver its strategic housing role. It should provide an overarching framework against which the Council considers and formulates other policies on more specific housing issues.
- 1.2 Housing Strategies must address all relevant issues and be consistent with any community strategies. It should consider local housing related issues, needs and challenges, and reflect national policies.
- 1.3 This is not a stand-alone document, and it reflects and links to the Council Plan, aims of the Transformation Programme, the draft Local Plan and key Council strategies and workstreams. The strategy is also part of our Policy Framework and sits above existing housing policies and strategies such as the Housing Allocations Policy and the Rough Sleeping and Homelessness Strategy.
- 1.4 It replaces the existing legacy housing strategies and creates a single document which represents the needs of Dorset Council as one authority.
- 1.5 The strategy is not a Planning document.
- 1.6 The strategy is due to be considered by Cabinet on 5 December 2023 and Full Council for approval on 14 December 2023.

2. The Housing Strategy

- 2.1 Our vision is *'to ensure our residents have access to affordable, suitable, secure homes where they can live well as part of sustainable and thriving communities'*.
- 2.2 Access to good housing is essential for a good life, enables people, families, and communities to thrive. Inadequate housing can contribute to health inequalities for anyone.
- 2.3 As a non-stock holding council, our role is to support, enable and commission the delivery of housing, and related services, which meet our resident's needs, as well as shaping the future of housing developments in our area.
- 2.4 To support this work, we need to have a clear understanding of the needs of our residents both now, and in the future. We can bring together a range of data which support us to develop housing needs maps to influence the delivery of the right types of homes, in the right places.
- 2.5 Dorset's residents should have the most secure form of housing possible. They should live in well-designed and well-built homes which meet their needs, are accessible and maintained to a decent standard.
- 2.6 Housing that people can afford to buy, or rent is difficult for some of our residents across the sector. A range of factors affect the housing market and how people meet these costs.
- 2.7 Growth in housing supply is a priority, but it is essential that delivery is not just about numbers. Providing homes which are the right type, the right tenure and in the right place are also key.
- 2.8 Sustainable development and improving existing homes that are well connected to places of employment, education, care, and other community facilities supports economic growth.
- 2.9 The Housing Strategy sets out our aims and 4 key objectives:
 - (i) Housing Need: Enabling residents to live safe, healthy, independent lives in homes that meet their needs.
 - (ii) Housing Supply: Driving the delivery of homes people need and can afford to live in.

- (iii) Housing Standards: Improving the quality, standard, and safety of homes.
- (iv) Prevention of Homelessness: Support, at the right time, to people in crisis to prevent homelessness.

2.10 The high-level themes for delivery plan outlines the scope of how we aim to deliver the objectives and meet the aims and outcomes for Dorset residents. It will be supported by a detailed delivery plan which will set out the projects, policies and strategies needed to achieve the vision.

2.11 Delivering the strategy will require the Council to continue and build on our partnership approach.

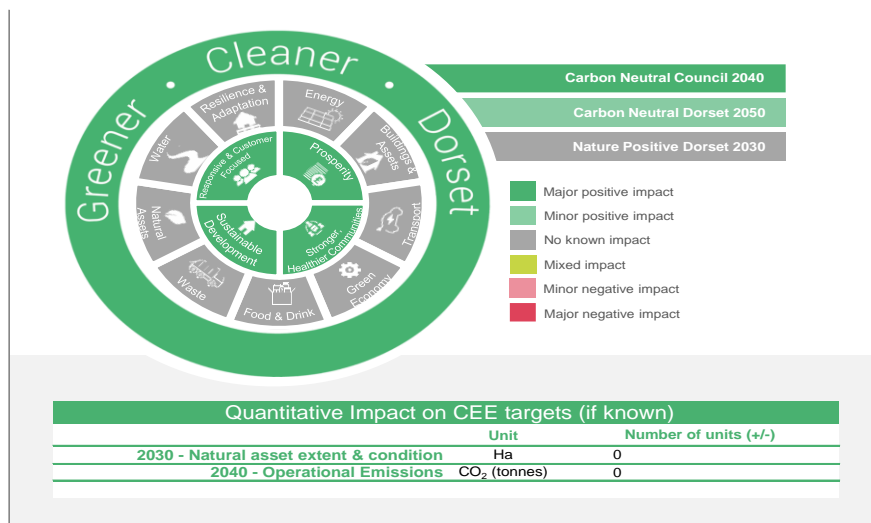
3. Financial Implications

A future detailed delivery plan will inform how the Council intends to financially commit to achieving housing priorities and will assist with future budget decisions.

4. Natural Environment, Climate & Ecology Implications

Overall, the strategy seeks to have a positive impact by supporting improving standards of existing homes and the delivery of houses which are energy efficient, meet accessible housing standards, and the actions set out in the Natural Environment, Climate and Ecological Strategy.

The current assessment illustrated in the table below is high level only. Assessments will be completed for the detailed delivery plan actions as they are developed.



ACCESSIBLE TABLE SHOWING IMPACTS

Natural Environment, Climate & Ecology Strategy Commitments	Impact
Energy	No known impact
Buildings & Assets	No known impact
Transport	No known impact
Green Economy	No known impact
Food & Drink	No known impact
Waste	No known impact
Natural Assets & Ecology	No known impact
Water	No known impact
Resilience and Adaptation	No known impact

Corporate Plan Aims	Impact
Prosperity	strongly supports it
Stronger healthier communities	strongly supports it
Sustainable Development & Housing	strongly supports it
Responsive & Customer Focused	strongly supports it

5. Well-being and Health Implications

- 5.1 Housing quality has a significant impact on both physical and mental health with people who live in poor quality homes experiencing more ill health than those who live in good quality housing. Inadequate housing contributes to the inequalities in health that we see in Dorset between different groups of people, with people on lower incomes, and those who are most vulnerable, more likely to be affected by the problems caused by substandard housing, as well as other factors which drive health inequalities.

- 5.2 As well as the condition of housing, the health impact of housing includes whether homes are overcrowded and whether they meet the physical needs of the occupants. Concerns about security of tenure, not being able to pay bills, and the threat of homelessness have all been shown to have a negative impact on health, especially on children.

- 5.3 By improving the condition and standards of existing homes, meeting the specific property needs of some of our residents, and ensuing

that future developments support and promote health, we can we create healthy and thriving communities.

6 Other Implications

Policies developed or amended during the delivery of the strategy will be assessed against Planning policies and the Local Plan, as it is developed, the Rural Proofing Assessment and Dorset Council's Natural Environment, Climate & Ecology Decision Wheel.

7 Risk Assessment

7.2 HAVING CONSIDERED: the risks associated with this decision; the level of risk has been identified as:

Current Risk: Medium
Residual Risk: Medium

8 Equalities Impact Assessment

See the EqIA at Appendix C

9 Appendices

1. Dorset Council Housing Strategy
2. Appendix A – Supplementary Data
3. Appendix B – Consultation Report
4. Appendix C – Equality Impact Assessment

10 Background Papers

None



Dorset
Council

Dorset Council
Housing Strategy
January 2024 – January 2029

Our vision is to ensure our residents have access to affordable, suitable, secure homes where they can live well as part of sustainable and thriving communities.

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Foreword

I am pleased to introduce Dorset Council's Housing Strategy. This sets out our priorities for housing over the next five years. It shows how we intend to bring our vision to life, and I am delighted to have been part of its development.

We know that homes that are safe, warm, and suitable can result in a better quality of life. We want this for all our residents because good housing can improve our health and financial well-being to help us feel safe and secure. It can help support thriving communities and reduce the impact on our environment. Housing can give children the best start in life and help us access education, skills, and employment.

National and local housing shortages have created challenges for our residents. Although Dorset has become a popular place for people to move and retire to, some of our working-age residents are struggling to afford to live here as house prices rise.

Our most vulnerable residents also find it difficult to find suitable homes. We work hard to support them when they face barriers. Without this extra support, people in crisis or with extra needs, spend more time in unsuitable accommodation.

Working with partner agencies we can improve access to good housing in our area. This Housing Strategy aims to identify and enable solutions to tackle these challenges.

I would like to say thank you to all those across our Council teams who do so much for our residents. Together with our partners in the social housing sector, private rented sector, and voluntary organisations, they are making a positive difference to the lives of people in Dorset. This strategy aims to support them to continue to do so.

Cllr Graham Carr-Jones, Lead Member for Housing

1 Introduction

Our vision is to ensure our residents have access to affordable, suitable, secure homes where they can live well as part of sustainable and thriving communities.

The following strategy sets out our priorities and approach we will take as a Local Authority and working with partners to meet local housing needs and objectives. Dorset Council has statutory duties relating to housing, which will be referred to in this document. It also has a key role in encouraging, supporting, and enabling partners and other organisations to deliver good and effective housing solutions.

The Strategy is broad and recognises the fact that good housing is essential for a good life, and enables people, families, and communities to thrive. This Strategy is an important guide to what we will do as a bold and ambitious Housing Authority but also in laying down our objectives for others such as registered providers of social housing and developers to deliver and setting the tone for this to be done well for Dorset residents. The Housing Strategy is not the Local Plan, and it does not set out planning policies.

It provides:

- a framework to guide us and our partners in tackling housing issues facing our area.
- a clear strategy set in local, regional, and national context.

This strategy is for up to five years, but it is a living document, which supports effective delivery of housing outcomes over that period. This means that plans will be applied or adapted to meet national or local policies as needed and stay relevant and effective to local needs. We will set out delivery plans to make sure that objectives are achieved and kept under review where improvements or adaptations are introduced.

This strategy was developed with the community, organisations and residents who contributed to our public consultation and elected councillors who were involved in individual and group discussions and webinars. It was also developed with assistance from Dorset Council's housing services, adult social care, children's services, and planning services as well as housing association and health partners.

To support the consultation, we provided information from:

- the 2021 Census
- the Icen Housing Needs Assessment (a report outlining the number of homes needed in Dorset)
- NOMIS (Official Census and Labour Market Statistics)
- partner organisations (Registered Providers of Social Housing, Public Health Dorset, Dorset Local Enterprise Partnership, Dorset NHS, and the Homelessness Forum)
- Dorset Council knowledge and data
- internal and external engagement activities

The ten-week consultation took place from 3 July 2023 to 2 October 2023. Key findings from this supported the development of the strategy.

Following the consultation, our State of Dorset data set is now being updated to include housing information. In addition to this, we have provided some supplemental information setting out housing data in Dorset.

This strategy is not a stand-alone document. It supports our Council Plan and sits alongside other key strategies and plans. These include the following:

- A Better Life Strategy
- Birth to Settled Adulthood Programme
- Homelessness & Rough Sleeping Strategy
- Economic Growth Strategy
- Domestic Abuse Strategy
- Natural Environment, Climate & Ecology Strategy
- Children's Services Sufficiency Strategy (pending)
- Corporate Parenting Strategy
- Dorset Council Planning for Climate Change - Interim Guidance and Position Statement
- Local Transport Plan

Dorset Council will be developing a new Local Plan setting out our planning policies and proposals for new developments. Findings from the consultation will be fed into the Local Plan team. During the development of this Housing Strategy close engagement with our Planning service has been carried out to ensure its objectives can be supported and that the approaches are aligned.

2 Summary

The Housing Strategy has identified a range of actions for Dorset Council and other public bodies, housing associations, and community organisations to improve access to housing that meets identified need in the local area. It promotes working outside organisational boundaries and prioritising actions to meet the needs of our residents. The framework of actions will be further supported and monitored against a more detailed delivery plan. The delivery plan will be focused on achieving the most effective outcomes and updated to meet any new or changing regulatory or legislative requirements.

3 National Context

Nationally, it is common that demand for affordable and accessible homes exceeds the supply. The government recognises this as a priority. Several policies and initiatives aimed at addressing these pressures have been implemented:

3.1 Affordable Homes Programme (AHP)

In December 2020, the Government launched the Affordable Homes Programme. It aimed to provide 180,000 new affordable rent and shared ownership homes by March 2026.

This has now been revised with a focus on funding to support the development of new homes at a social rent, which are lower than the affordable rent model, which can be up to 80% of market rates.

3.2 First Homes Scheme

The 'First Homes scheme', was launched in 2021. It provides a discount of at least 30% on the market value of a new-build home for first-time buyers. The scheme aims to make home ownership more accessible for first-time buyers.

3.3 Building Safety Act

In July 2021, the government introduced the Building Safety Bill. It aims to improve the safety of high-rise buildings by:

a new regulatory regime for building safety.

a new Building Safety Regulator.

a new system for managing safety risks in high-rise buildings.

ensuring that new high-rise buildings are constructed to the highest safety standards.

3.4 Social Housing (Regulation) Act

The Social Housing (Regulation) Act received Royal Assent in July 2023. It aims to enhance regulatory powers and improve housing conditions for tenants. It will do this by holding poor performing landlords to account.

The Act supports these aims by:

- giving more power to the Regulator of Social Housing including increased inspections and issuing fines.
- giving more power to the Housing Ombudsman including publishing best practice guidance to landlords following investigations into tenant complaints.
- setting strict time limits for social landlords to address hazards. For example, damp and mould.
- setting new qualification requirements for social housing managers.
- introducing stronger economic powers to follow inappropriate money transactions outside of the sector, such as money laundering.

3.5 Home Energy Performance Retrofit

The Government has a goal for housing to be zero carbon by 2050. They recognise that this means significant investment to achieve this within existing homes.

Funding has been made available to local authorities and registered providers. These are the Social Housing Decarbonisation Fund and Sustainable Warmth initiatives.

Funding supports:

- energy efficient homes
- smart technologies

- moving to low-carbon heat
- homes that are thermally comfortable
- tackling fuel poverty by reducing energy bills
- economic resilience and green jobs

3.6 Unleashing Rural Opportunity

The government aims to support improvements in the quality of life for rural residents. They have 4 main aims which are:

- growing rural economy: supporting rural areas to prosper by boosting opportunity through jobs and skills.
- connectivity: delivering gigabit broadband and mobile coverage in rural areas and increase access to public transport.
- homes and energy: facilitating the building of more homes for local people to buy where local communities want them, powered by secure and resilient energy supplies.
- communities: improving access to high quality health and social care and take further action to tackle rural crime.

4 Future policy change

These are the housing policies which will come in to force during the lifetime of this strategy:

4.1 The Levelling Up and Regeneration Bill

This Bill is expected to make significant changes to the planning system. It centres around:

- providing more power to local leaders.
- creating beautiful places and improving environmental outcomes.
- delivering infrastructure.
- regeneration.
- market reform.
- wider improvements to planning processes.

4.2 The Renters' Reform Bill

This Bill proposes changes to the private rented sector and centres around:

- ending fixed term tenancies.
- increasing notice periods for rent increases.
- increasing tenants' right in relation to pets.
- a new ombudsman to cover all private landlords.
- considering the removal of Section 21 'no fault' evictions.

5 Our Local Context

Dorset has a unique landscape that has:

a coastline which is classified as a UNESCO Natural World Heritage Site

one of the largest areas of protected lowland heath in Europe

approx. 10,000 listed buildings

More than half of the area is classified as an Area of Outstanding Natural Beauty.

Dorset has a mix of coastal, rural, and urban areas.

Dorset is a popular place to live and visit. Buying or renting a home can be competitive and availability limited. Some working age residents and young people are affected. Over 80% of the households currently on our social housing register are of working age (16 – 64 years). Half of the applicants on the register are employed or self-employed in paid work.

Home Ownership is the largest tenure type in the Dorset Council area with 71.3% owning either outright or with a mortgage. The second largest proportion are households renting privately at 16.3%.

During 2022/23 the number of households losing their private rented accommodation increased by 50% in Dorset following national trends. This accounted for 17.8% of all homeless approaches, where households were unable to find other rental properties, and impacts the council's ability to discharge its homeless duties.

Median rents in Dorset are average for the southwest but are increasing in line with the national trend. There are geographical variations in rental costs in Dorset. The national capping of local housing allowance (LHA) and the gap between rent levels and local wages impacts on tenants' ability to pay their rent and meet the shortfall.

Other opportunities such as the Airbnb model have risen in popularity. At the peak of the 2022 summer season there were 6,498 holiday let properties available in the Dorset Council area. This represents 3.8% of the total residential accommodation but less than half were let all year round and many are peak season lets only.

On the 7th of September 2023 the Government published further guidance on understanding and addressing the health risks of damp and mould in homes. The Renters Reform Bill is expected to be passed in 2024. It will set out how Decent Homes Standards will be applied to privately rented properties and provide enhanced protections for both landlords and tenants. Some landlords are anticipating additional costs managing their properties.

Social housing in our area makes up approximately 12% of the total homes. These are provided by locally active Housing Associations, also known as Registered Providers of Social Housing. There are approximately 23,000 social homes of which, 72.7% are general needs housing; 20.8% are either sheltered, older peoples or supported accommodation; and 6.4% is low-cost home ownership or shared ownership housing.

In Dorset the Affordable Homes Programme has helped increase the number of new affordable homes in the area. The new Homes England strategic partnership approach with registered providers was brought in at this time. Due to longer term funding commitments, this has given registered providers greater certainty over grants for projects which has increased their ambitions in terms of the numbers of new homes they can build. In Dorset there have been several sites delivering homes entirely at affordable rates, ranging from 20 – 80 homes that would not have been possible without the Homes England strategic partnership approach.

New homes provided through this route are affordable homes with a range of rental types. In Dorset most have been affordable rent or shared ownership with smaller numbers of social or intermediate rent. In February 2023 the guidance was changed to give social rented homes a higher priority. Since this time the number of social rented homes being built has increased.

There are a small number of First Homes currently under construction in the area, although none are yet ready to be marketed. More First Homes will be built as new developments progress through the planning process. The take up from developers for First Homes has been limited but may grow as this becomes a more established housing tenure.

Dorset Council is continuing to work with registered provider partners to encourage them to bid for funds to improve on energy efficiency of their stock. Several registered providers with stock in Dorset were successful in recent Social Housing Decarbonisation Funding bids. Both Stonewater and Sovereign were awarded over £9m each to support decarbonisation of their stock across their operating region and some of this will help to improve the housing stock in this Dorset Council area.

The State of Dorset document provides information about our population and will be an important ongoing reference point for data supporting the delivery of this Strategy.

We know that housing in Dorset must be suitable to meet the range of needs in our population. Our information tells us children and young people who need support, families, low-income households, essential service workers, older people with age and health related needs and single vulnerable people all have housing needs to be met.

Some employers in our area are stating that they experience recruitment challenges because employees are unable access housing to relocate or be close to their work. The evidence to support this position is being analysed, with strategies across major employers being developed to make sure that housing options are available to support the local economy, the service sectors, and all employers. This includes access to home ownership, as well as rental properties.

Some areas have higher levels of deprivation which leads to poor health, reduced economic prosperity, and educational achievement. Our State of Dorset information provides detail of where that highlights the need to adapt approaches to meet need. Many people live in areas that are remote, with access to services being more challenging than those living in towns. Wider strategies to support rural communities are linked to this fact, to support people being able to live independently and well in

the villages of Dorset. Around 23% of Dorset's households are not on mains gas and in 2021 11.5% were estimated to be fuel poor and expected to rise to 12.6% this year. This position is in line with the region.

The demand for 'general needs' social housing outstrips supply in Dorset in line with national trends. In response to this demand, and by working with a range of social housing providers, the number of new homes has risen each year since the formation of Dorset Council. This has been a successful partnership, and supports the enabling approach taken by Dorset Council to date – working with others to deliver housing. This Strategy looks to support that partnership and to achieve more from its enabling role.

6 Natural environment, climate, and ecology

We understand that the environment plays an important role in our quality of life.

We have a Natural Environment, Climate and Ecology Strategy. This sets a clear ambition for a carbon neutral, nature positive, resilient Dorset. New housing will need to support our ambitions on:

- Climate: cutting greenhouse gas emissions for a carbon neutral Dorset by 2050.
- Biodiversity: Helping nature recover by protecting and enhancing our land, rivers, and seas for a nature positive Dorset by 2030.
- Resilience: Adapting for the impacts of unavoidable changes for a resilient Dorset.

7 Our role

The Council has a range of statutory duties, powers or obligations relating to accommodation:

- prevent and relieve homelessness (Part 7 Housing Act 1996 (as amended) and Homeless Reduction Act 2017)
- manage and maintain a social housing register (Part 6 Housing Act 1996 (as amended)).
- provide accommodation to care leavers up to age 25 depending on circumstances (Children Act 1989) and Children Leaving Care Act 2000.
- a general duty to meet the needs of a person who needs care and support (Care Act 2014).
- to review, identify action and enforce housing conditions (Housing Act 2004).
- as the local planning authority (The Local Authorities (Functions and Responsibilities) (England) Regulations 2000) and (The National Planning Policy Framework).

To meet broader housing objectives in support of the Council Plan, Dorset does much more than this as a non-stock holding council with a strategic role to deliver through partnerships. Our housing enabling function supports our Registered Providers (Housing Associations) to deliver new homes. We do this by:

- allocating government grants.
- identifying suitable development sites.
- providing guidance and support.
- Supporting community led housing.
- supporting landlords to rent their homes.

We agree nomination agreements with local registered providers to make sure that new social rented housing goes to those with the greatest need.

This Strategy recognises the key role of the council and partners supporting and ensuring housing is available for all our residents and reflects their needs.

We have developed four key objectives that will help drive improvements in focused areas. These objectives are best delivered jointly with other key partners. Bringing our work on housing together will enable us to achieve this.

8 Key objectives

8.1 Objective 1

Housing Need - Enabling residents to live safe, healthy, independent lives in homes that meet their needs.

8.2 Objective 2

Housing Supply - Driving the delivery of homes people need and can afford to live in.

8.3 Objective 3

Housing Standards - Improving the quality, standard, and safety of homes.

8.4 Objective 4

Prevention of Homelessness - Support, at the right time, to people in crisis to prevent homelessness.

Responses to our public consultation told us these key themes are important (not ranked in order of importance):

- affordability
- meeting the needs of local people
- environmental sustainability
- energy efficiency
- accessible services
- infrastructure
- green spaces
- good quality homes
- safety
- good standards that are enforced
- early intervention to prevent homelessness.
- right support

- settled housing for homeless households.

A full report of responses to the public consultation is at appendix B.

9 Meeting these objectives.

9.1 Increasing Housing Supply

The central challenge for Dorset is delivering homes which are affordable for our residents to acquire and to live in.

To address affordability issues, we need to increase the supply of new housing whilst also ensuring that existing homes are put to good use.

Whilst growth in housing supply is a priority, it is essential that delivery is not just about numbers. Providing homes which are the right type, the right tenure and in the right place are also key.

Whilst we do want to increase the supply of homes, we need to consider and address the challenges facing our partners. Development costs, labour and materials shortages, land costs, and nutrient neutrality mitigation issues create barriers for developers.

Whilst we have less control or influence over labour shortages, we encourage developers to take on apprentices and employees from the Dorset area and promote education in trade skills and qualifications. We encourage and support innovation in building and development, providing homes at a good value and by utilising initiatives such as modern methods of construction or modular building.

It is important that we maximise opportunities to increase availability of the right homes in addition to newly built homes. This includes exploring how we bring properties back into use, to seek partnerships with organisations and landlords who will provide new settled accommodation and to consider how we make the best use of existing buildings, homes, and land.

9.2 Right place

Our residents have told us that they want us to make sure that any new development is sensitive to their needs and that we prioritise local homes for local people. Community engagement on proposed developments, the delivery of new homes by community land trusts, co-housing, and neighbourhood plans are ways that we already do this.

The protection of our green spaces is also a priority for our residents.

Our area includes, urban, coastal, and rural settings, and is diverse geographically. It is important to ensure that there is sufficient infrastructure and services tailored for each diverse location to meet identified local needs, and to sustain effective development of housing.

9.3 Right property

A property can be considered 'right' in terms of size, cost, design and attached support. Providing the right property ensures residents can access homes that meet their needs. Having a well-designed home, sensitive to its surroundings, is also a key component of a successful, sustainable home.

Delivering homes and support services that meet current needs but also future needs, means we, and our partners, use resources wisely. We acknowledge and encourage the positive support of our partners in ensuring developments are closely linked to local need.

Some residents need support they can access easily either in their home or community. The reasons for support vary but include age or health related care, support linked to homeless or young people who we have looked after and continue to support.

The right homes can help with recovery and independent living and can reduce non-essential delays in health-related rehabilitation at home. Residents are better able to live independently and maximise their own choices. Expensive care and residential placements could sometimes be avoided if the right home was available, and this would also help reduce these costs.

9.4 Data Insight & Development

Dorset aims to meet local housing needs and objectives with our partners in a data informed way. We will make best of all relevant data including independent sources.

The council and our partners provide a wide range of services to residents. Housing needs are routinely captured by departments within the council, and by our external partners. Our Housing Register plays an important part in capturing the detail of housing need and the number of people who require affordable housing to rent.

It is important that we:

- i. bring our data insights together – including the Housing Register - and use it to make decisions, prioritise and make best use of our resources.
- ii. mature our housing need data insights related to residents who are:
 - older residents who need property adaptations and/or support to help them to live independently for longer.
 - disabled residents (adults and young people) who require property adaptations to meet their specific needs.
 - residents who need supported housing, for example people with mental ill-health needs, special educational needs, autism, learning difficulties, people leaving care, people leaving hospital, young people (16–17-year-old) and people who are homeless.
 - victims of domestic violence and abuse.
 - women and children.
 - people who are homeless or at risk of homelessness.

- specific housing for identified groups of people such as essential local workers (key workers), refugees, unaccompanied asylum-seeking young people, current and former armed forces personnel and their families, gypsies and travellers, students, young single adults and low-income families, prospective foster families, and adopters.
- living in a rural location and in housing need.

9.5 Homes for Dorset Residents

The impact of second homes, and inward migration, on the availability of housing for local residents is identified as an area of concern in the public consultation – due to this being perceived as reducing the availability of homes for local people. Making sure that enough is available for local people is a theme of this strategy, whilst balancing the accommodation needs for visitors and tourists.

Through partnership working with our registered providers, and the housing allocations policy, we already ensure that affordable housing is only allocated to those people who meet the local connection criteria or are exempted. We cannot control those who move into the area through the social housing mutual exchange process, but this is a system which also benefits residents by supporting moves when necessary.

Dorset has a strong record supporting housing development through Community Land Trusts (CLT). These arrangements are led by our communities and bring forward new affordable homes needed by local communities. The groups are supported by us and our registered providers. We are committed to continuing and strengthening the support we offer CLTs and rural enabling work. We aim to work with external enabling partners by maximising opportunities for joint arrangements, government initiatives and funding opportunities.

9.6 Dorset Landlords

As of September 2023, just over 360 landlords have joined our Landlord Forum and we are encouraging new members from across the whole Dorset Council area. Whilst this is a sizeable number, membership is mostly landlords with properties in the west of our area, who have been established as a group since before Dorset Council became a Unitary Authority in 2019.

The Landlord Forum provides an opportunity for landlords to engage with Dorset Council, and each other, through regular meetings, updates, training, and quarterly newsletters. Members also have access to a dedicated contact and receive a discount on licencing fees for houses in multiple occupation.

In a survey of Dorset landlords, 25% of respondents said that they were planning to leave the market or reduce their number of rental properties, within the next 5 years.

Our landlords' biggest concerns are:

- The impact of the capped local housing allowance on tenants' ability to meet their rent costs.

- The increased costs needed to meet any new property, energy efficiency or Decent Homes standards.
- Their ability to meet these standards based on the age and construction of their properties.
- That confusion over standards might lead to landlords being asked to complete unnecessary and costly works.

We are already working with our private landlords to provide useful support and guidance to help them meet new standards, understand their obligations and to encourage and support those who provide homes for our residents who are homeless or at risk of homelessness.

People's housing needs change and sometimes existing homes no longer meet their needs but could with some adaptations. This strategy has identified that households who privately rent their home can face barriers to having adaptations installed and this can result in a need to move. Due to the demand for housing, finding suitable accommodation can be a lengthy and challenging process. Supporting tenants to remain where they are often provides a better solution.

Our landlords told us that they welcome opportunities to work more closely with Dorset Council and are keen to find solutions which will support both residents and landlords.

Working together with our private landlords, we aim to ensure our range of options is effective and positive.

It is important that we value and promote our private landlords by continuing to offer support, guidance, and advice and by seeking to expand the number who work with us to meet the needs of our residents.

9.7 Empty Properties

Dorset has a strong record of positive work in relation to empty properties. We already offer support to property owners to bring empty homes back into use and will acquire homes, when necessary, affordable, or available.

We will refresh our empty homes policies and identify opportunities to enhance our role. The Local Government Association's Empty Homes Report identifies areas of best practice which should be applied to Dorset, to increase the numbers of empty properties being brought back in to use.

This Strategy recognises and supports our work to bring empty homes back into use. The complex nature of the work means this is a long-term activity but is beneficial to many and continues to be supported.

9.8 Building healthy communities

Housing quality has a significant impact on both physical and mental health with people who live in poor quality homes. Inadequate housing contributes to inequalities in health, including families as well as single adults.

As well as the condition of housing, the health impact of housing includes whether homes are overcrowded and whether they meet the physical needs of the occupants. Concerns about security of tenure, not being able to pay bills, and the threat of homelessness have all been shown to have a negative impact on the health of adults and children.

Problems caused by substandard housing are more likely to affect low-income households and are compounded when there may be difficulty in paying household bills.

The need to improve availability of good quality housing is recognised by partners across the Dorset Integrated Care System (ICS). Reducing health inequalities is a core purpose of the ICS. Doing so requires the ICS to act on opportunities beyond improving healthcare access, experience, and outcomes. It requires action to improve the environment in which people live, including housing, to enable more people to enjoy good health for longer.

Our consultation identified shared support from the local NHS Trusts regarding the impact housing has on health, our objectives and how we can deliver them.

Working in partnership with the NHS we aim to strengthen housing expertise in health settings, improving patient housing pathways, promoting access to mental health support that prevents and relieves homelessness and improves outcomes for residents within our communities.

Our NHS Trust in Dorset tell us our community hospitals have a small percentage (5%) out of 208 beds of people who cannot be discharged due to housing related issues. The reasons include:

- Housing is not fit to return to.
- People don't have a home base but were staying with friends or relatives previously and are not fit enough to return there.
- Life changing physical conditions that require a change in housing provision.
- Properties not on national grid and therefore equipment cannot be used that requires power.

We are already working closely with our health partners to support successful discharge and will continue to use our expertise and explore opportunities. We are also working with health and other public service employers to explore options to support employees to find and sustain tenancies or buy homes in the area.

9.9 Best use of Council Assets

Dorset's Council Plan includes a commitment to make the best use of our land and assets. The transformation vision states that we will be "reviewing the council buildings and properties to ensure best use and value of assets and help drive prosperity whilst adopting a focus on places and spaces".

Our Property Strategy & Asset Management Plan (2020 – 2024) supports this commitment through its aim to “work in collaboration with other public sector partners to utilise assets to: -

- Create economic growth (new homes and jobs)”

If a Council asset or piece of land is suitable for new homes, then it will be considered as part of a robust appraisal of what provides the best outcome for Dorset Council and its residents.

9.10 Social Housing

There are 52 providers of social housing in Dorset and together they own 12% of the homes in our area.

We do not have our own social housing stock and rely on our registered providers, and other organisations, to build new homes. Dorset Council is a Registered Provider in our own right, but this is limited to acquiring temporary accommodation to alleviate homelessness and our approach does not seek to compete with other registered providers. Our role is to support and enable our partners to develop affordable housing on land they acquire, using funding from Homes England.

We welcome Homes England’s move towards providing funding for properties developed under the social rent model which supports this and aim to work with our partners to maximise their opportunities to deliver homes at a social rent.

It is important that we support our partners to deliver higher numbers of new affordable housing meeting local need.

Whilst most Dorset social housing tenants have the right number of bedrooms to meet their households needs, 38% said that they have at least one bedroom more than they need. 6% said that they don’t have enough rooms and are living in overcrowded conditions which can have a negative impact on the development of children which can lead to health and educational challenges.

Our registered providers tell us that, whilst they support and promote downsizing, they have limited resources to financially incentivise this. Instead, those wishing to move are often signposted to our housing register, or to mutual exchange sites like Homeswapper.

In mutual exchanges all tenants ‘swap’ their properties with other tenants of social housing providers and offer an opportunity to look outside of their own landlord’s stock.

Using the data available to us, we have the potential to match existing social tenants on our housing register with each other. We plan to match downsizers with those who are overcrowded, and those living in adapted homes they no longer need, with those who need homes with adaptations. This is expected to reduce the waiting time for some households and assist social landlords to make best use of their stock.

9.11 Supporting Sustainable Tenancies

The Homelessness & Rough Sleeping strategy identified a need to develop pre-tenancy training and a qualification to equip homeless households to become tenancy ready. This includes advice on saving for rent in advance, resolving former tenancy debts, or demonstrating sustained improvement in behaviour which would normally be a barrier to being offered a tenancy.

Once finalised, we plan to extend this service to our residents who have applied for housing through our housing register, in particular those who have never had a tenancy before or who have previously lost one.

Having tenancy ready accreditation will provide a show of good faith to landlords and our registered providers indicated this would be a welcome initiative.

Our work with children, young people, care leavers and adults with a higher level of support needs already helps them to access support to sustain and manage tenancies and we have been developing these initiatives.

It is important that we support all households to support a tenancy ready status that will help them access both social and private rented homes to solve their housing need.

9.12 Enhancing our temporary accommodation offer

Despite the innovative approaches our homelessness services have taken to prevent and resolve homelessness, the increasing levels of approaches mean this is not always possible. When homelessness cannot be prevented, some households find themselves in need of emergency accommodation.

This can often take the form of expensive bed and breakfast accommodation, before a move to either a new home or more settled temporary accommodation.

Reducing the use of bed and breakfast accommodation is vital, to reduce the financial burden on the council and to find settled homes for people and families.

Temporary accommodation plays an important role in providing short-term access to housing until a more permanent solution can be found. To reduce the cost of bed and breakfast accommodation we are working to increase the levels of more financially sustainable temporary accommodation and continue to build on the existing programme of work which is already happening.

9.13 Sustainable Homes & Developments

We are committed to working with our partners to ensure that all new housing is designed and built to the highest standards and that they are sympathetic to their surroundings, to enhance the quality, character and integrity of Dorset's unique environment and heritage.

Good design and construction will prevent environmental damage, make homes healthier and cheaper to run, and protect owners from future retrofit costs. All new

builds should therefore aim to be net zero, nature positive and resilient in their location, orientation, design, and construction. It can:

- Enable sustainable construction methods that are resource and energy efficient.
- Enable homes to better reduce, reuse and recycle.
- Support homes to enjoy opportunities for community growing.
- Enable homes that better protect and enhance nature and provides opportunity for residents to enjoy nature – through nature-positive development, wildlife-friendly gardens & green infrastructure, and well-maintained rights of way & public greenspace.
- Ensure our homes are resilient and well-adapted for climate risks from extreme weather and other climate pressures.

As a local authority we have an important role, working with landlords, enabling the retrofitting of existing housing stock, including further supporting home retrofitting through our Healthy Homes Dorset programme, continuing to work through our Minimum Energy Efficiency Standards (MEES) project to drive progress in the private rented sector, and further supporting retrofit grant funding for our social housing providers.

Sustainable development is a lever to nurture more prosperous, stronger, healthier communities. It is an opportunity to ensure that future homes are healthier and cheaper to run, better connected, and creates new skilled jobs.

9.14 Accessible Homes

With a higher number of people aged 65 or above, when compared nationally, the provision of appropriate housing for older and disabled people is an important factor in the supply of housing. Our ageing population will see the numbers of disabled people continuing to increase and it is important we plan early to meet their needs and to avoid the need to retrofit accessibility measures. This Strategy links to wider strategies relating to accommodation with care and support for older people, and those with disabilities, when these are needed.

Including specialist occupational therapists further into design and development can help to ensure homes meet any identified local need at the earliest stage.

New homes are built to the latest national building regulations, meaning that they are more energy efficient and tend to be more accessible than older homes. However, we wish to seek further improvements in the quality of new homes. We are committed to increasing the supply of accessible homes and wheelchair friendly properties. We will continue to work with developers to increase accessibility of new developments.

9.15 New Models for Housing Delivery

Currently most delivery of new affordable housing is done in partnership with registered providers, with them leveraging in their own private finance and Homes England grant.

In addition to the existing and valued ways we supply new homes, exploring other ways to increase supply is key for Dorset and will make a significant contribution to meeting resident's housing needs. Key homes are:

- low cost settled accommodation.
- temporary accommodation.
- supported accommodation.

The delivery plan to this Strategy will explore new models of delivery when this is necessary. This is to recognise the need to stay alert to economic and social trends and to provide cost-effective and sustainable solutions, in delivering our Strategy and responsibilities.

9.16 Funding

Acting on opportunities and tackling housing challenges in our area requires effective financial planning to be at the core of our work. We can bolster support and extend this to partners and residents by ensuring we promote existing grant funding, exploring joint funding opportunities and promoting uptake of new initiatives.

10 Delivering the housing strategy.

Successful delivery of the strategy will rely on strong partnership working with many of our partners, including our registered providers, private landlords, developers, health agencies, third sector agencies and our residents. There are already many existing groups, boards, and forums, which can help to support the delivery of the strategy we aim to actively engage with these throughout its lifetime.

The strategy will be supported by a themed high-level plan (with detailed plans sitting underneath. This thematic plan will require the support and contribution of a range of council services and compliments existing delivery of the Council Plan and key strategies. It will continue to be scrutinised and monitored by Members and Senior Officers within the Council, but also be the centre of ongoing dialogue with partners, residents and other stakeholders with an interest or role in housing.

It is important to note that the strategy is not a standalone document, sitting alongside many of other strategies. It is also influenced by both national and local policies and, as such, is a living document with regular reviews and updated delivery plans.

The council has set up a new housing board and will help to drive the governance route for the delivery of this strategy and to support the Cabinet and operational teams in this process. Our detailed delivery plan will identify appropriate council services and partner representation to deliver the intentions of the housing strategy and keep this Strategy dynamic, effective and live.

11 Monitoring & Review

The strategy delivery will be monitored regularly at our Housing Board(s) and will feed into existing corporate plan delivery monitoring mechanisms. An annual report

will be considered by the Council's People and Health Overview and Scrutiny Committees.

12 Themes for the Delivery Plan

How we frame our Housing Strategy objectives. This shows a set of headlines for the plan, and set of subsidiary plans, which will drive the delivery of the Housing Strategy.

For the 2024/25 financial year, from March 2024, we will publish a new set of performance expectations to sit with the delivery plan for the Housing Strategy. This will be overseen by the Housing Board and delivered by the associated responsible people and organisations – both inside and outside of the Council.

Preventing homelessness
Providing options and guidance for those in housing need
Increasing Housing Supply – enough homes for local needs
Right Place – homes in the right location
Right Property – homes of the right type
Data – informed by data and intelligence
Homes for Dorset Residents – policies to support local need
Dorset Landlords – supporting landlords and promoting good standards
Empty Properties – bringing empty homes back into use
Building Healthy & Thriving Communities
Best Use of Council Assets and Resources
Social Housing & Making the Best Use of Social Housing – achieving the best from partnership with Registered Providers
Supporting sustainable tenancies
Temporary Accommodation – cost effective and decent accommodation
Greener Homes & Developments
Accessible Homes
New Models for Housing Delivery – Projects to support transformation
Funding – maximising funding and income

13 References and Sources

Section	Link
3.1 Affordable Homes Programme	Shared Ownership and Affordable Homes Programme 2016 to 2021: guidance - GOV.UK (www.gov.uk)
3.2 First Homes Scheme	First Homes scheme: discounts for first-time buyers - GOV.UK (www.gov.uk)
3.3 Building Safety Act	Building Safety Act 2022 (legislation.gov.uk)
3.4 Social Regulation Act	Social Housing (Regulation) Act 2023 (legislation.gov.uk)
3.5 Home Energy Performance Retrofit	Home Energy Performance Retrofit: funding for local authorities and housing associations to help improve the energy performance of homes - GOV.UK (www.gov.uk)
3.6 Unleashing Rural Opportunity	Unleashing rural opportunity - GOV.UK (www.gov.uk)
4.1. Levelling Up and Regeneration Bill	Levelling Up and Regeneration Bill - GOV.UK (www.gov.uk)
4.2 Renters Reform Bill	Guide to the Renters (Reform) Bill - GOV.UK (www.gov.uk)
7. Council plans and strategies	<ul style="list-style-type: none"> • A Better Life Strategy Commissioning for A Better Life as People Age in Dorset 2023 to 2028 - Dorset Council • Homelessness & Rough Sleeping Strategy Homelessness and Rough Sleeping Strategy 2021 to 2026 - Dorset Council • Economic Growth Strategy Dorset's Economic Growth Strategy 2020 to 2024 - Dorset Council • Domestic Abuse Strategy Dorset Domestic Abuse Strategy - Dorset Council • Natural Environment, Climate & Ecology Strategy Natural Environment, Climate and Ecology Strategy 2023 to 25 Refresh - Dorset Council • Children's Services Sufficiency Strategy (pending) • Corporate Parenting Strategy Dorset's Corporate Parenting Strategy 2020 to 2023 - Dorset Council • Dorset Council Planning for Climate Change - Interim Guidance and Position Statement Dorset Council Planning for climate change - Interim Guidance and Position Statement - Consultation • Local Transport Plan Local Transport Plan 2011 to 2026 - Dorset Council
9.2 Icen Housing Needs Assessment	caac9843-8acc-66bd-91f3-554b75c70091 (dorsetcouncil.gov.uk)
9.2 Draft Local Plan	Dorset Council Local Plan - Dorset Council
9.5 Housing Allocations Policy	Housing Allocations Policy 2021 to 2026 - Dorset Council
9.5 Community Land Trusts	Affordable housing - Dorset Council
9.6 Landlord Forum	Landlord Forum - Dorset Council
9.6 Landlord Incentives	Landlord Incentive Scheme - Dorset Council
9.8 Public Health Dorset Housing data	Housing quality - Public Health Dorset - Dorset Council
9.8 Integrated Care Board	NHS Dorset – Integrated Care Board
9.8 BRE Report on Housing	The cost of poor housing to the NHS - BRE Group
9.9 Property Strategy & Asset Management Plan	Property Strategy Asset Management Plan.pdf (dorsetcouncil.gov.uk)

14 Glossary of Terms

Affordable Housing	Affordable housing is housing for sale or rent, for those whose needs are not met by the market (including housing that provides a subsidised route to home ownership and/or is for essential local workers)
Affordable Housing: Social Rent	Social Rent should be managed by a Registered Provider (e.g., a Housing Association) or alternative organisation approved by the Council. Social rented housing is homes let on assured or secure tenancies (as defined in Section 80 of the Housing and Regeneration Act 2008), for which guideline target rents are determined through the national rent regime. It may also be owned by other persons and provided under equivalent rental arrangements to the above, as agreed with the local authority or with the Homes and Communities Agency.
Affordable Housing: Affordable Rented	Affordable rented housing is let by Local Authorities or private registered providers of social housing or alternative organisation approved by the Council to households who are eligible for social rented housing. Affordable Rent is subject to rent controls that require a rent of no more than 80% of the local market rent (including service charges, where applicable).
Affordable Housing: Intermediate and low-cost home ownership	Intermediate is an umbrella term for homes for sale or rent at a discount below market rates but above social and affordable rented products. It includes (but is not limited to) shared ownership, discounted market sale, starter homes, discounted market sale, intermediate rent (but not affordable rented housing), starter homes, and self-build housing were provided as affordable housing.
Community Land Trust	Are democratic, non-profit organisations that own and develop land for the benefit of the community.
Community-led Housing	People and communities playing a leading role in addressing their own housing needs
Decent Homes standard	Policy which aims to provide a minimum standard of housing conditions.
Disabled Facility Grant	A Disabled Facility Grant can be applied for through the Council if you're disabled and need to make changes to your home to suit your needs i.e., a ramp installed, access to bathroom facilities.
Extra Care Housing	Extra care housing describes a purpose-built housing environment where varying levels of care and support services are provided to meet the individual resident's needs.
Homes England	Homes England is the non-departmental public body that funds new affordable housing in England. It was founded on 1 January 2018 to replace the Homes and Communities Agency.
Housing Allocations Policy	A policy that describes how social housing is allocated through Dorset Council's Choice Based Lettings Scheme, how the scheme operates, its processes and how to use the service.

Iceni Housing Needs Assessment	Produced by Iceni, this is a document which sets out the housing needs assessment based on the Government standard methodology and needs projections.
Local Housing Allowance	Local housing allowance (LHA) are rates set by the Department for Works and Pensions and are used to work out how much housing benefit can be received by a private tenant.
Local Plan	The Local Plan is a planning document that guides decisions on future development proposals and addresses the needs and opportunities of the area.
Median Rent	Median rent is the figure which sits at the midpoint between the lowest and highest rent levels.
National Planning Policy Framework	The National Planning Policy Framework sets out government's planning policies for England and how these are expected to be applied.
Neighbourhood Plan	Neighbourhood Plans help local communities play a direct role in planning the areas in which they live and work. Policies included in Neighbourhood plans are related to the use of land in the area, or to spatial matters (i.e., aspects that affect how a place works). They will be used to consider all planning applications in the respective areas, alongside the Local Plan.
NOMIS	NOMIS is a service provided by the Office for National Statistics and looks and data relating to employment, education levels and earnings.
Owner Occupation	Owner-occupancy or homeownership is a form of housing tenure where a person, called the owner-occupier, owner-occupant, or homeowner, owns the home in which they live.
Registered Providers	Providers of housing who are registered with and regulated by the Regulator of Social Housing
Shared Ownership	Shared ownership homes are provided through a housing association. They work by offering first-time buyers a share of the property ownership. A share of between 25% and 75% can be bought, with rent paid on the remaining share.
Social Housing	Housing provided for people on low incomes or with particular needs, by government agencies or non-profit organisations.
Temporary Accommodation	Temporary accommodation is provided to people who are homeless or at risk of homelessness.

15 Appendices

- A. Supplementary Data
- B. Consultation Report
- C. Equality Impact Assessment

December 2023

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Housing Strategy

Home In On Housing





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Context

This document sets out the data referenced in the Housing Strategy. It links to reference points in the strategy and should be read alongside it. Unless otherwise stated, it relates solely to the Dorset Council area.

For statistics about Dorset visit [Dorset Insights](#) and [State of Dorset - Data Insights](#)

For visual census information relating to housing, please visit [Census Maps](#)

Note: the information contained in this document is correct as at the time it was published.

Our Local Context

Housing Register

Data correct as of 7 November 2023

5,275 households registered for housing. Average of 542 households apply to join the housing register each month.

Priority Band	Households in band
Band A – Urgent Housing Need	310
Band B – High Housing Need	825
Band C – Medium Housing Need	1279
Band D – Low Housing Need	2861

Household bedroom need	Households in bedroom range
1 bedroom	2949
2 bedrooms	1261
3 bedrooms	805
4 bedrooms	219
5 or more bedrooms	40

Household bedroom need	Band A Households
1 bedroom	169
2 bedrooms	57
3 bedrooms	54
4 bedrooms	25
5 or more bedrooms	5





Household bedroom need	Band B Households
1 bedroom	471
2 bedrooms	159
3 bedrooms	108
4 bedrooms	61
5 or more bedrooms	26

Household bedroom need	Band C Households
1 bedroom	454
2 bedrooms	306
3 bedrooms	412
4 bedrooms	102
5 or more bedrooms	7

Household bedroom need	Band D Households
1 bedroom	1774
2 bedrooms	767
3 bedrooms	263
4 bedrooms	50
5 or more bedrooms	7

Housing costs

Private rent

Median private rent for year ending March 2023 – Note: Dorset is covered by two Local Housing Allowance rates.

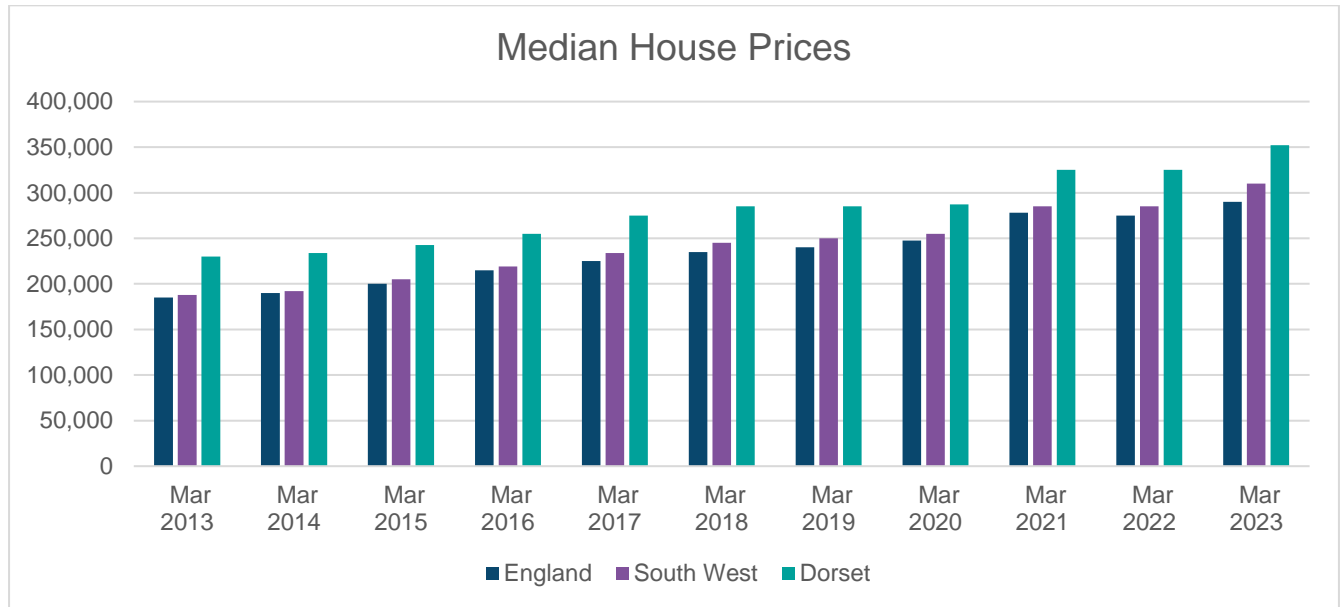
Property Type	Dorset Median Private Rent	West Dorset Local Housing Allowance	Bournemouth Local Housing Allowance	National Median Private Rent
Room in shared property	£425	£346.67	£331.50	£460
1 Bedroom	£648	£518.57	£596.87	£725
2 Bedroom	£800	£648.22	£757.90	£800
3 Bedroom	£995	£792.83	£947.90	£900
4+ Bedroom	£1400	£1,047.11	£1,246.57	£1400





Source - [Private rental market summary statistics in England - Office for National Statistics \(ons.gov.uk\)](https://www.ons.gov.uk/housing/rental-market)

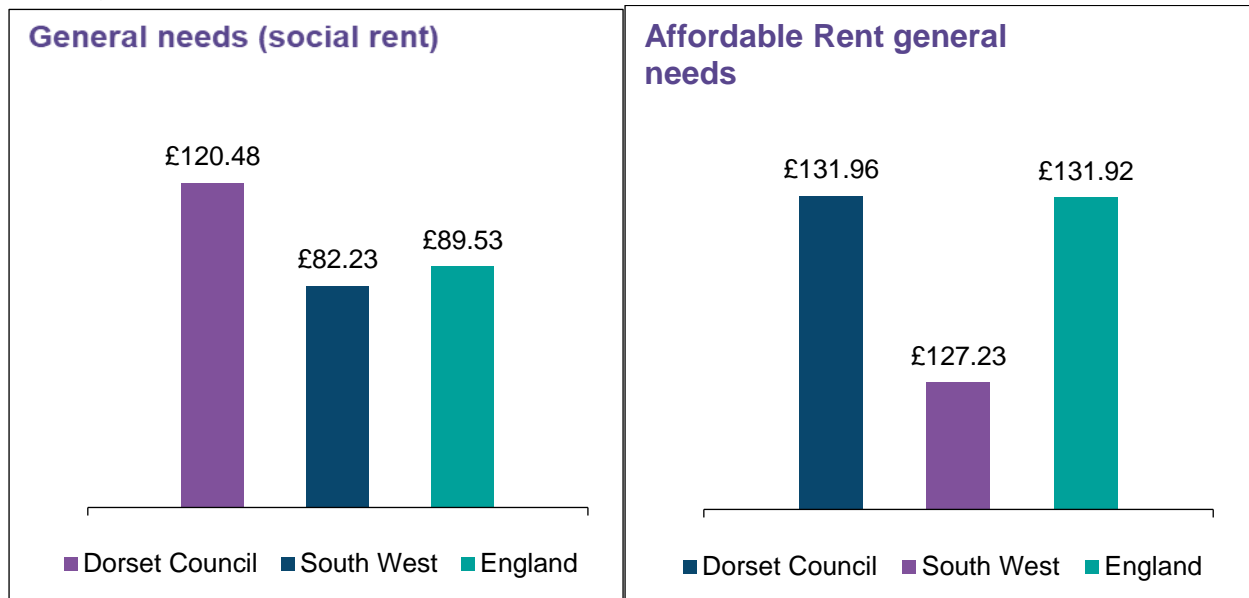
Homeownership costs



Source - [Median house prices for administrative geographies: HPSSA dataset 9 - Office for National Statistics \(ons.gov.uk\)](https://www.ons.gov.uk/housing/median-house-prices)

Social Housing Rents

Average weekly rents



Source - [LARP_TOOL_2022_FINAL_LOCKED.xlsx \(live.com\)](https://www.live.com/LARP_TOOL_2022_FINAL_LOCKED.xlsx)





Housing Stock

Property Type	Percentage of total Dorset stock
Detached house or bungalow	40.6
Semi-detached house or bungalow	23.4
Terraced house or bungalow	19.3
Flats, maisonettes and apartments	15.4
Caravans or other mobile or temporary structures	1.2%

Property size	Percentage of total Dorset stock
1 bedroom	8.8
2 bedrooms	27.1
3 bedrooms	40.2
4 or more bedrooms	24

Occupation levels	Percentage of total Dorset stock
Under-occupied by 2 or more bedrooms	44.2
Under-occupied by 1 bedroom	33.7
Ideally occupied	20.5
Overcrowded by 1 bedroom	1.5
Overcrowded by 2 or more bedrooms	0.2

Second and vacant homes	Percentage of total Dorset stock
Second home – owner living in UK	3.9
Second home – owner living outside UK	0.9
Properties vacant during census	7.8

Tenure	Percentage of total Dorset stock
Owns outright	45.8
Owns with mortgage	25.5
Social housing	12.3
Private rent or rent free	16.3

Source - [Housing in England and Wales - Office for National Statistics \(ons.gov.uk\)](https://www.ons.gov.uk/housing)





Social housing stock

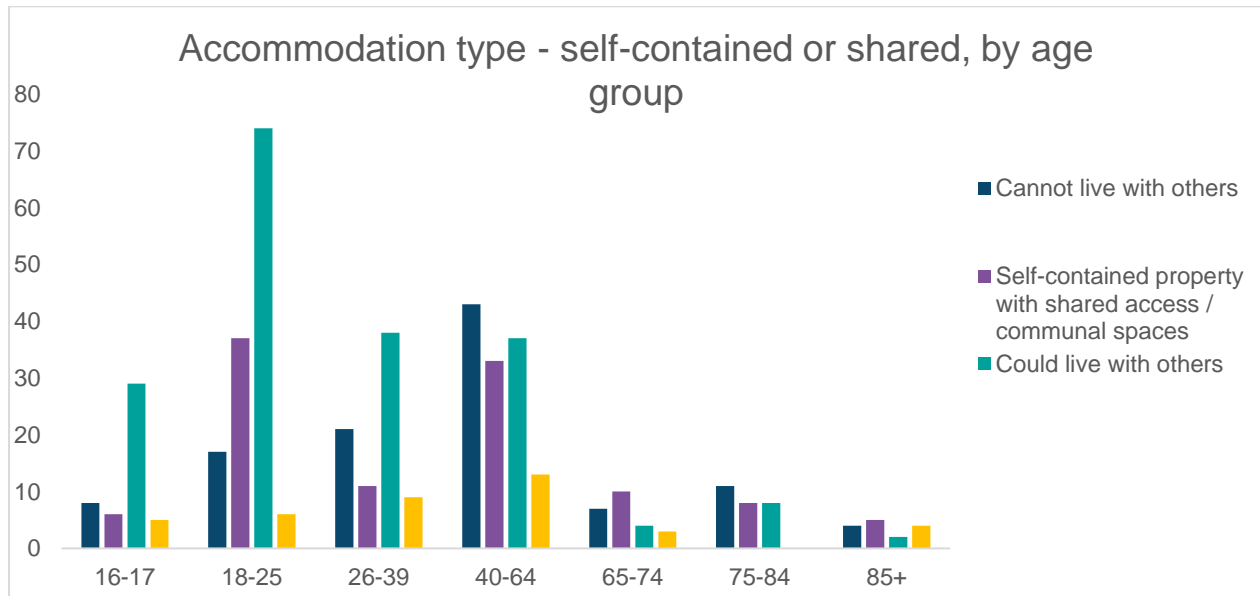
52 providers of social housing in Dorset.

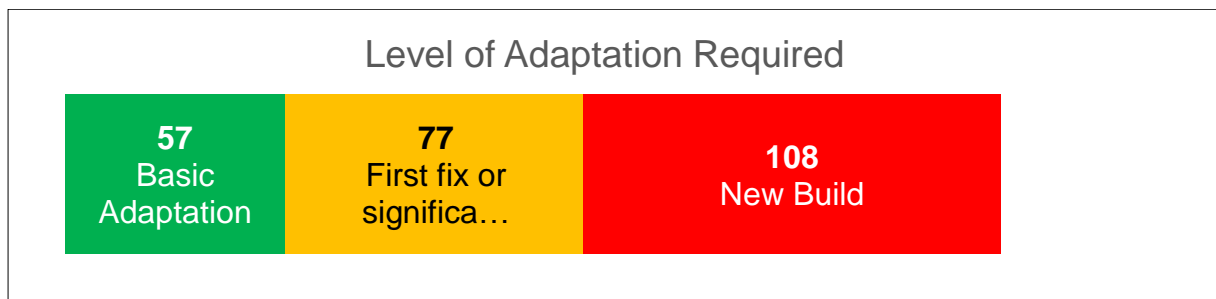
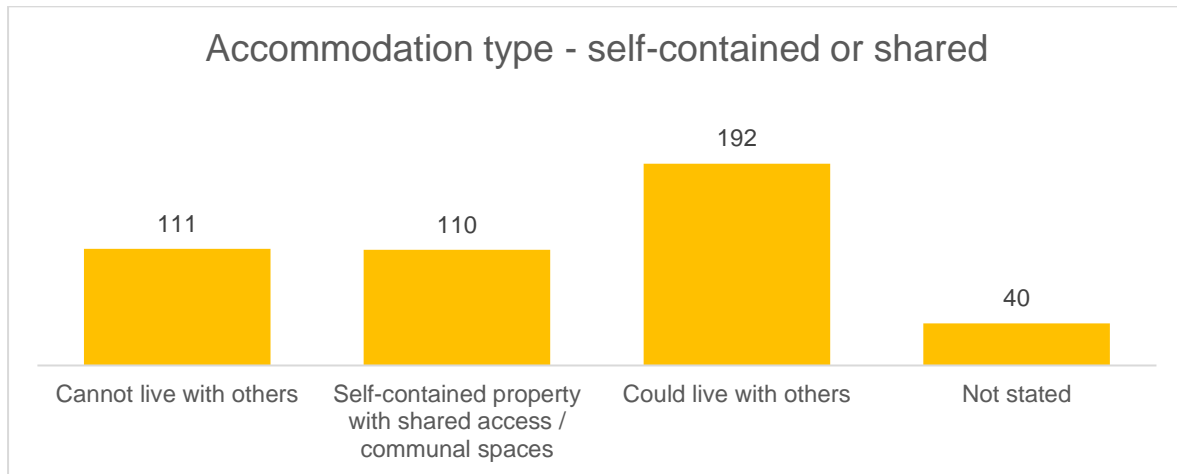
Type	Number of properties at March 2022
General needs housing	16,667
Sheltered, older persons or supported housing	4,768
Low-cost home ownership	1,467

Affordable Housing Completions by Year			
Year	Rented	Shared Ownership	Total Completions
2019/20	138	112	250
2020/21	163	99	262
2021/22	324	170	494
2022/23	338	306	644

Specialist Housing Needs

Specialist housing need as at July 2023





Source – Supported Living Mosaic Data

Care leavers



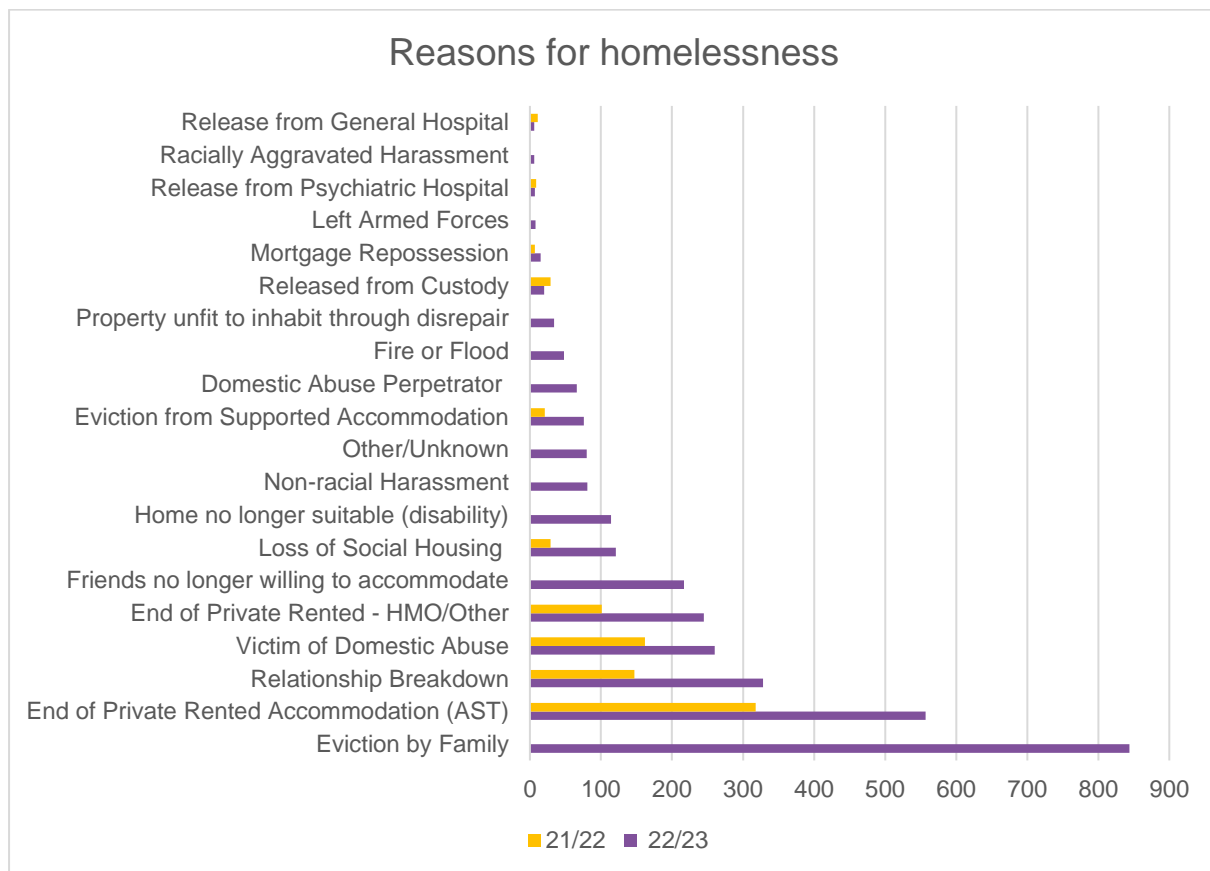


Older persons specialist housing needs

Locality	Current Extra Care Supply	Extra Care Units Needed 2038 (Market)	Extra Care Units Needed 2038 (Rented)	Total Extra Care Units Needed 2038 (Market & Rent)	Total New Extra Care Schemes Needed by 2038 (based on 55 flats)
East Dorset	225	164	212	376	7
North Dorset	95	339	168	507	9
West Dorset	6	156	126	282	5
Mid Dorset	235	34	97	131	2
South Dorset	102	279	115	394	7
Southeast Dorset	0	177	137	314	6

Source – Extra Care Housing Strategy

Homelessness



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Housing Strategy **Consultation Response Report**

Produced by Consultation and Engagement Team
for Dorset Council

October 2023

Consultation Response Report

<p>What was the consultation about?</p>	<p>A housing strategy is a local housing authority’s vision for housing in its area. It sets out objectives on how the council aims to manage and deliver its strategic housing role. Policies about housing issues should reflect the housing strategy.</p> <p>Dorset Council is aiming to produce it’s housing strategy by the end of 2023. This consultation was to hear from Dorset residents about what’s important to them when it comes to housing in the Dorset Council area.</p> <p>We provided an evidence-based document for the residents to read before answering the survey.</p>
<p>Over what period did the consultation run?</p>	<p>The consultation originally ran for 10 weeks finishing on Monday 2 October 2023.</p>
<p>What consultation methods were used?</p>	<p>The consultation was available both electronically online and in paper form from local libraries and via post upon request.</p> <p>The consultation was promoted widely through both the local press and social media. The consultation had a separate communications plan and consultation plan prepared beforehand.</p>
<p>How many responses were received overall?</p>	<p>2,137 overall responses were received.</p>
<p>How representative is the response to the wider population?</p>	<p>84.3% of responses were from members of the public, 5.5% from Parish or Town Councillors, 1.1% from Dorset Councillors and 2.3% from private sector landlords or agents.</p> <p>There were more female respondents than male (a slightly higher percentage than the Dorset population generally), older age groups did not dominate the responses, but the younger ones were much lower than expected.</p> <p>With 84.4% of the respondents saying their ethnic group was White British this is typical of the wider Dorset population.</p>

	Responses from disabled people were quite high at 14.4% compared to an approximate Dorset figure of 4.6% based on those claiming either Disability Living Allowance, Personal Independence Payments or Attendance Allowance
Where will the results be published?	Results will be published on the council's website www.dorsetcouncil.gov.uk
How will the results be used?	Results from this survey will be used to inform the strategy.
Who has produced this report?	Chantel Ingarfield, Senior Consultation Officer, Dorset Council October 2023

Background

We have a statutory requirement to produce a Housing Strategy, and this is set out in Section 87 of the Local Government Act 2003.

The Act requires Dorset Council to have a clear vision for housing and that the strategy should set out objectives, targets and policies on how it intends to manage and deliver its strategic housing role. It should also provide an overarching framework against which the Council considers and formulates other policies on more specific housing issues. The LGA stresses the importance of addressing all relevant issues, including homelessness and energy efficiency of housing stock and be consistent with any community strategies.

As well as addressing local housing related issues, needs and challenges, the strategy should also reflect National policies and be agile enough to be able to adapt to changing landscapes in relation to housing law.

The Housing Strategy is not a standalone document and, as you will see, it reflects on and links to the Council Plan, aims of the Transformation Programme and key Council strategies and workstreams. The strategy is not the Local Plan, and it does not set out planning policies.

In advance of preparing the strategy, Dorset Council sought the views of its stakeholders and members of the public with a view to understanding what is most important to them, when it comes to housing in Dorset.

The Consultation

This consultation survey was directed at residents of Dorset Council. It covered a range of areas including Dorset Council's vision, what the residents feel is

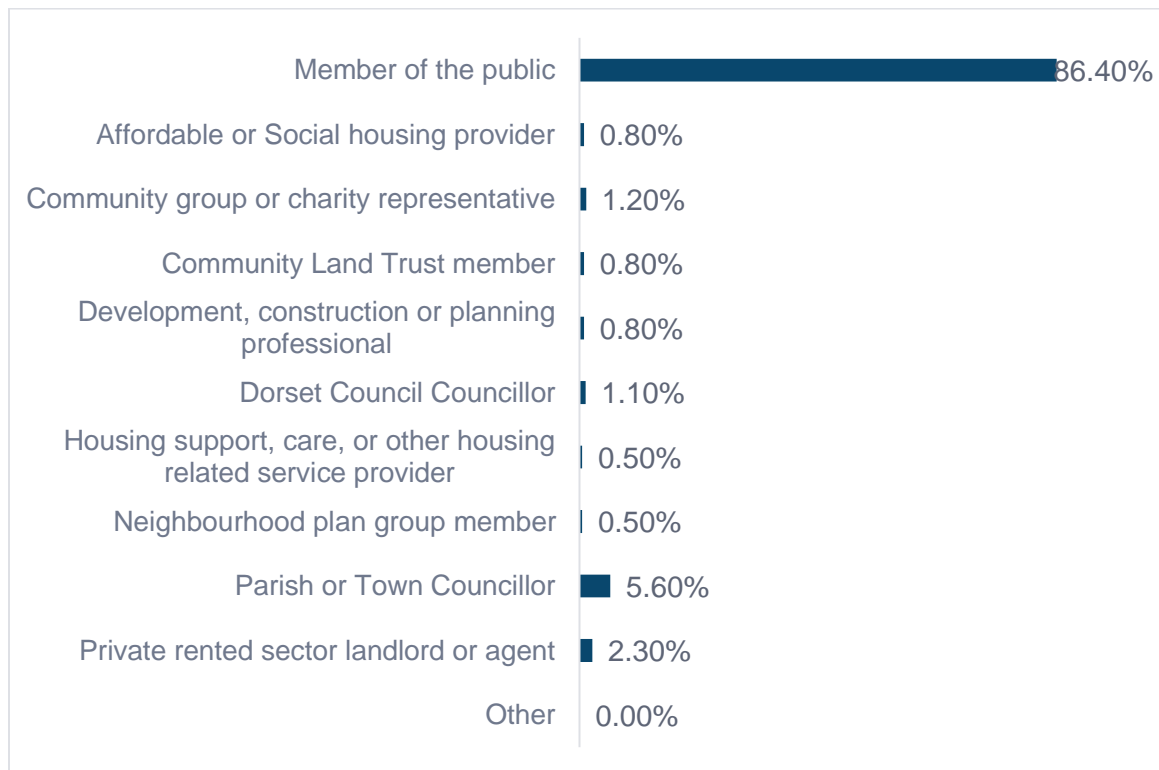
important to them and the overall objectives of this housing strategy. Questions were non-compulsory. A copy of all comments is available in spreadsheet form.

Analysis Method

Questions were considered on an individual basis. Overall responses were examined - and also specific responses of respondents who responded with a disability. The main method of analysis was looking at the percentage of respondents who expressed a view on each question. For open questions, the text comments have been studied and coded depending on what issues were raised. The coded comments are then reported on based on the number of times those individual issues have been raised. Note: some figures may not sum due to rounding.

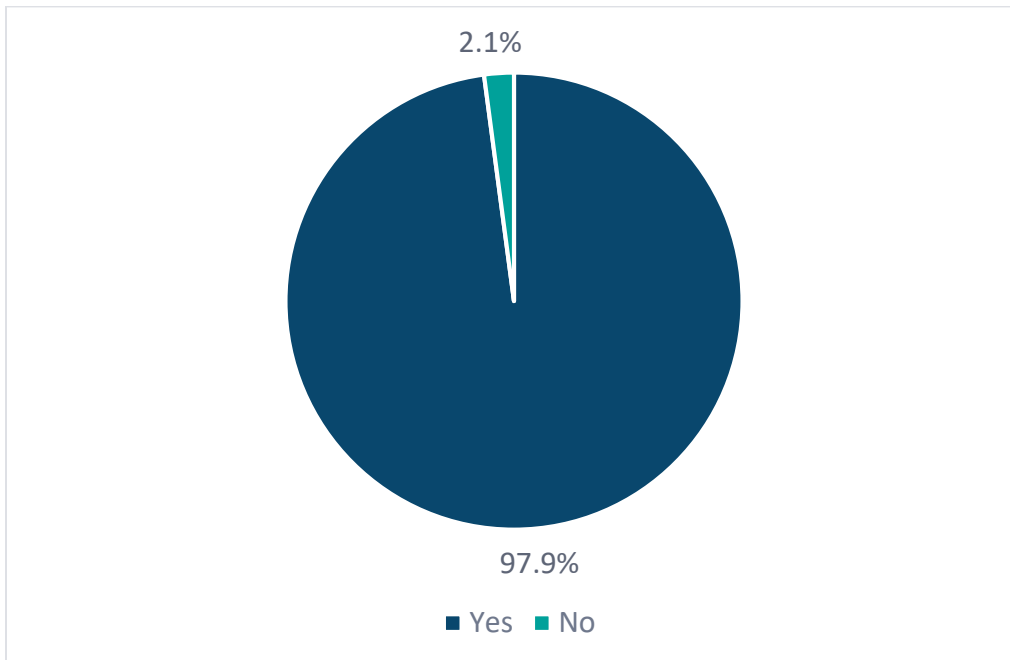
About You

Q. Please select the statement that best describes you.



Option	Total	Percentage
Member of the public	1802	86.4%
Affordable or Social housing provider	17	0.8%
Community group or charity representative	24	1.2%
Community Land Trust member	17	0.8%
Development, construction or planning professional	16	0.8%
Dorset Council Councillor	23	1.1%
Housing support, care, or other housing related service provider	10	0.5%
Neighbourhood plan group member	10	0.5%
Parish or Town Councillor	117	5.6%
Private rented sector landlord or agent	49	2.3%
Other	1	0.0%

Q. If you are a member of the public, do you live in the Dorset Council area, or have a home here?



Option	Total	Percentage
No	43	2.1%
Yes	1964	97.9%

Q. Please select the closest Town and Parish area in which you live.

Option	Count	Percentage
Abbotsbury	7	0.3%
Affpuddle and Turnerspudde	3	0.1%
Alderholt	23	1.1%
Allington	10	0.5%
Alton Pancras	1	0.0%
Arne	9	0.4%
Askerswell	4	0.2%
Batcombe	1	0.0%
Beaminster	16	0.7%
Beer Hackett	1	0.0%
Bere Regis	5	0.2%
Bincombe	4	0.2%
Bishop's Caundle	2	0.1%
Blandford Forum	36	1.7%
Blandford St Mary	8	0.4%
Bothenhampton	7	0.3%
Bourton	1	0.0%
Bradford Abbas	2	0.1%
Bradford Peverell	3	0.1%
Bradpole	15	0.7%
Bridport Town Council	85	4.0%
Broadmayne	28	1.3%
Broadwindsor	8	0.4%
Bryanston	2	0.1%
Buckhorn Weston	2	0.1%
Buckland Newton	12	0.6%
Burton Bradstock	13	0.6%
Cann	1	0.0%
Cattistock	2	0.1%
Cerne Abbas	10	0.5%
Chaldon Herring	2	0.1%
Charlton Marshall	3	0.1%
Charminster	32	1.5%
Charmouth	6	0.3%
Chedington	2	0.1%
Cheselbourne	2	0.1%
Chetnole	6	0.3%
Chickerell Town Council	33	1.5%
Chideock	3	0.1%

Child Okeford	17	0.8%
Church Knowle	1	0.0%
Colehill	28	1.3%
Compton Abbas	3	0.1%
Corfe Castle	14	0.7%
Corfe Mullen Town Council	24	1.1%
Corscombe	3	0.1%
Cranborne	1	0.0%
Crossways	15	0.7%
Dorchester Town Council	198	9.3%
East Lulworth	1	0.0%
East Orchard	2	0.1%
East Stoke	2	0.1%
East Stour	2	0.1%
Evershot	1	0.0%
Farnham	3	0.1%
Ferndown Town Council	51	2.4%
Fleet	1	0.0%
Folke	3	0.1%
Fontmell Magna	15	0.7%
Frampton	8	0.4%
Frome Vauchurch	1	0.0%
Gillingham Town Council	40	1.9%
Glanvilles Wootton	1	0.0%
Godmanstone	1	0.0%
Gussage St Michael	1	0.0%
Halstock	4	0.2%
Hazelbury Bryan	12	0.6%
Hilton	9	0.4%
Hinton	3	0.1%
Holt	8	0.4%
Holwell	3	0.1%
Horton	2	0.1%
Ibberton	1	0.0%
Iwerne Courtney	4	0.2%
Iwerne Minster	4	0.2%
Kingston Russell	2	0.1%
Langton Herring	1	0.0%
Langton Matravers	13	0.6%
Leigh	4	0.2%
Litton Cheney	4	0.2%
Loders	6	0.3%
Long Bredy	2	0.1%

Longburton	5	0.2%
Lydlinch	1	0.0%
Lyme Regis	48	2.2%
Lytchett Matravers	23	1.1%
Lytchett Minster and Upton	24	1.1%
Maiden Newton	9	0.4%
Mapperton	1	0.0%
Mappowder	1	0.0%
Marnhull	47	2.2%
Marshwood	3	0.1%
Melbury Abbas	2	0.1%
Melcombe Horsey	3	0.1%
Milborne St Andrew	3	0.1%
Milton Abbas	1	0.0%
Morden	2	0.1%
Moreton	3	0.1%
Mosterton	2	0.1%
Motcombe	1	0.0%
Netherbury	7	0.3%
Okeford Fitzpaine	21	1.0%
Osmington	6	0.3%
Owermoigne	1	0.0%
Pamphill	2	0.1%
Piddlehinton	1	0.0%
Piddletrenthide	1	0.0%
Pimperne	3	0.1%
Portesham	4	0.2%
Portland Town Council	66	3.1%
Powerstock	4	0.2%
Puddletown	10	0.5%
Pulham	2	0.1%
Puncknowle	1	0.0%
Shaftesbury	38	1.8%
Sherborne Town Council	36	1.7%
Shillingstone	6	0.3%
Shipton Gorge	2	0.1%
Silton	2	0.1%
Sixpenny Handley and Pentridge	14	0.7%
Spetisbury	3	0.1%
St Leonards and St Ives	17	0.8%
Stalbridge	22	1.0%
Steeple with Tyneham	1	0.0%
Stinsford	4	0.2%

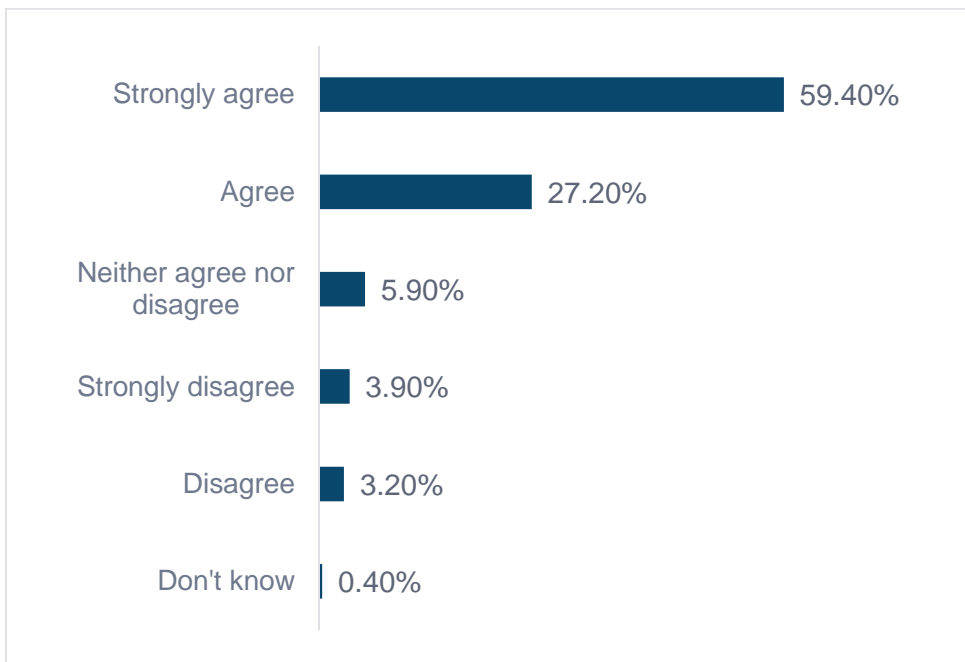
Stockwood	1	0.0%
Stour Provost	2	0.1%
Stourpaine	2	0.1%
Stourton Caundle	1	0.0%
Studland	2	0.1%
Sturminster Marshall	11	0.5%
Sturminster Newton	20	0.9%
Sutton Waldron	2	0.1%
Swanage	47	2.2%
Swyre	1	0.0%
Sydling St Nicholas	9	0.4%
Symondsbury	8	0.4%
Tarrant Keyneston	1	0.0%
Thorncombe	3	0.1%
Thornford	3	0.1%
Tinkleton	1	0.0%
Todber	2	0.1%
Toller Porcorum	2	0.1%
Trent	1	0.0%
Verwood Town Council	73	3.4%
Wareham St Martin	10	0.5%
Wareham Town Council	35	1.6%
Warmwell	1	0.0%
West Knighton	1	0.0%
West Lulworth	7	0.3%
West Moors Town Council	16	0.7%
West Parley	8	0.4%
West Stafford	3	0.1%
West Stour	1	0.0%
Weymouth Town Council	279	13.1%
Whitchurch Canonorum	2	0.1%
Wimborne Minster Town Council	64	3.0%
Wimborne St Giles	1	0.0%
Winfrith Newburgh and East Knighton	4	0.2%
Winterborne Houghton	1	0.0%
Winterborne St Martin	5	0.2%
Winterborne Stickland	2	0.1%
Winterborne Whitechurch	2	0.1%
Winterbourne Abbas	4	0.2%
Winterbourne Steepleton	1	0.0%
Woodlands	4	0.2%
Woodsford	6	0.3%
Wool	26	1.2%

Wootton Fitzpaine	2	0.1%
Worth Matravers	2	0.1%
Yetminster	16	0.7%

Vision

Our vision is to ensure our residents have access to affordable, suitable, secure homes where they can live well and be part of sustainable and thriving communities.

Q. To what extent do you agree or disagree with this vision?



Option	Total	Percentage
Strongly agree	1263	59.4%
Agree	579	27.2%
Neither agree nor disagree	126	5.9%
Strongly disagree	82	3.9%
Disagree	68	3.2%
Don't know	8	0.4%

The majority of respondents agree with the vision with a total agreement of 86.6%.

Looking at the smaller groups, of those who are Parish or Town Councillors, a total of 88.9% agreed with the vision. Private rented sector landlord or agents were also mostly in agreement with only a slightly lower total agreement of 83.3%.

Of those who are disabled, 83.9% agreed with the vision.

Q. Please tell us why you disagree with the vision.

This question is comprised of open text responses. Reasons for disagreement are primarily led by views relating to a lack of affordable housing, in terms of buying or renting. Many of those who disagreed are concerned the rising cost of housing are pushing locals out of the area. Comments state that a proportion of housing should be prioritised for those who are local to the area as well as for young people. Comments also include mention that the term 'affordable must be in line with current wages to be truly affordable. Increased social housing is also needed.

Another common concern is the view that there currently insufficient infrastructure and the lack of infrastructure to serve any additional housing. Many particularly comment on lack of dentists, GP's, shops and the road infrastructure impacted by the influx of more residents.

The environment is another key theme to emerge from these open text comments. Comments indicate that protecting the green belt and farmland - which is a source of food and the preserving the natural beauty of Dorset - needs to be prioritised.

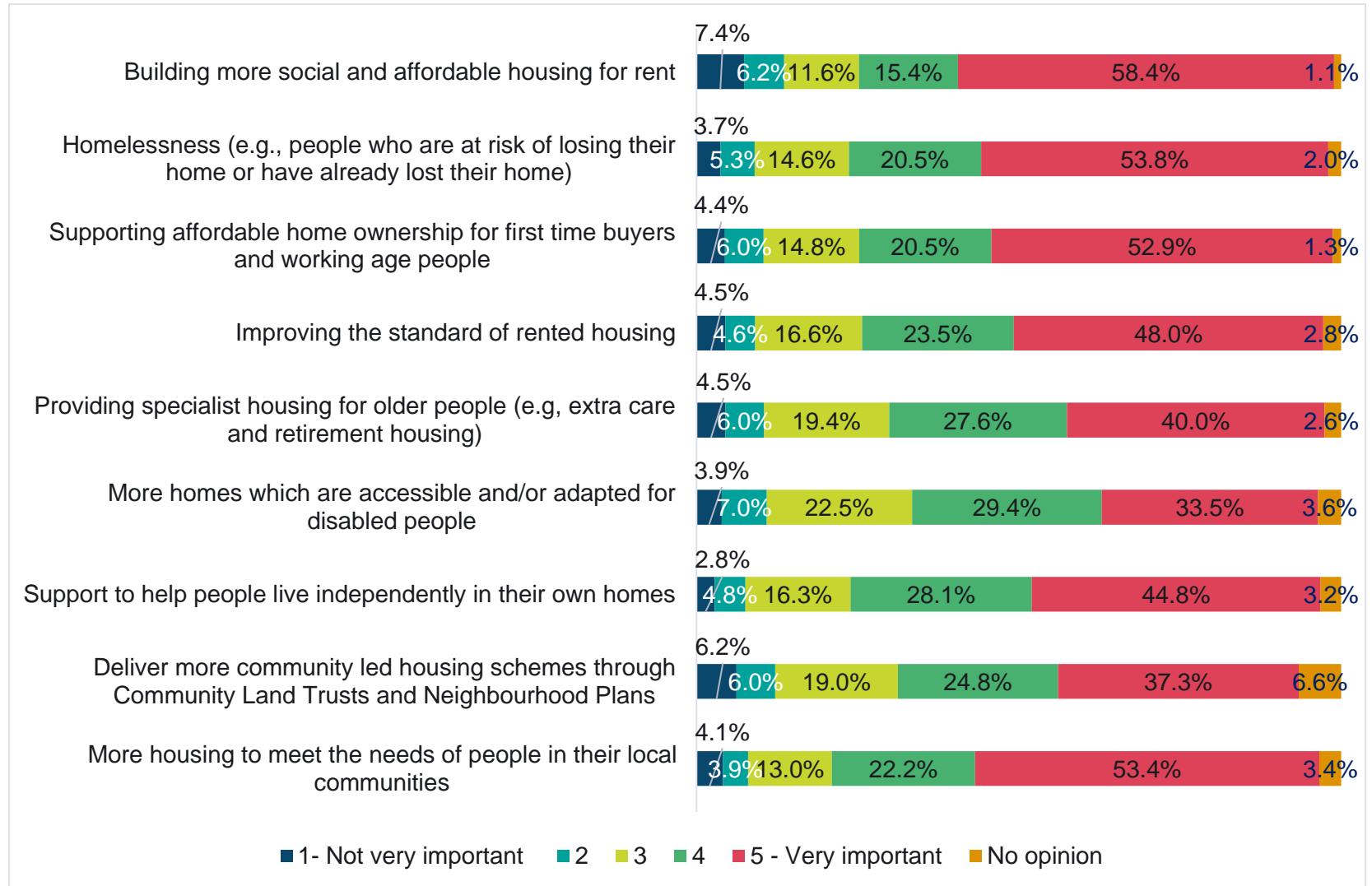
Many would also like to see a reduction in development. Some responded are concerned about overdevelopment, particularly in more rural area and villages that cannot support it with their current infrastructure.

Responses include views that homes should have more environmentally friendly solutions to reduce the impact of housing and the need to be sustainable.

Please tell us why you disagree with the vision.	Total
Need truly affordable housing to buy/rent	38
No infrastructure/not sufficient infrastructure to support residents	35
Restrict building on greenfield sites/ preserve natural beauty/farmland	15
Need more social housing	7
Affordable housing for young people/first time buyers	7
Affordable housing so they can live where they're from/for locals	7
Reduce building/over development	7
Homes with environmentally friendly solutions	6
Current strategy broken/not delivered/issues with vision	5
Housing needs to be sustainable	4
On housing list - difficulty getting house/long waiting list	3

Inadequate transport	3
Not enough properties for council tenants	2
Too many second homes	2
Housing for locals to be prioritised	2
Not enough housing for elderly/over 55's	2
Need more smaller unit for singles/couple	2
Need to listen to residents	2
Help smaller landlords/ private rental sector dying	2
Not enough affordable housing	1
Better treatment for veterans	1
Use brown belt land for building	1
New builds are going to second homes/air bnb	1
Need more housing	1
Holiday homes attract tourism which aids local businesses	1
private sector insecure	1
Not enough houses adapted for disabled	1
LHA too low to cover rent	1
Planning permission given for homes not in neighbourhood plan	1

Q. We have identified that the following matters are important and we want to know your views on them.



Option	Not very important - 1	2	3	4	Very important - 5	No opinion
Building more social and affordable housing for rent	7.4%	6.2%	11.6 %	15.4 %	58.4%	1.1%
Homelessness (e.g., people who are at risk of losing their home or have already lost their home)	3.7%	5.3%	14.6 %	20.5 %	53.8%	2.0%
Supporting affordable home ownership for first time buyers and working age people	4.4%	6.0%	14.8 %	20.5 %	52.9%	1.3%
Improving the standard of rented housing	4.5%	4.6%	16.6 %	23.5 %	48.0%	2.8%
Providing specialist housing for older people (e.g., extra care and retirement housing)	4.5%	6.0%	19.4 %	27.6 %	40.0%	2.6%
More homes which are accessible and/or adapted for disabled people	3.9%	7.0%	22.5 %	29.4 %	33.5%	3.6%
Support to help people live independently in their own homes	2.8%	4.8%	16.3 %	28.1 %	44.8%	3.2%
Deliver more community led housing schemes through Community Land Trusts and Neighbourhood Plans	6.2%	6.0%	19.0 %	24.8 %	37.3%	6.6%
More housing to meet the needs of people in their local communities	4.1%	3.9%	13.0 %	22.2 %	53.4%	3.4%

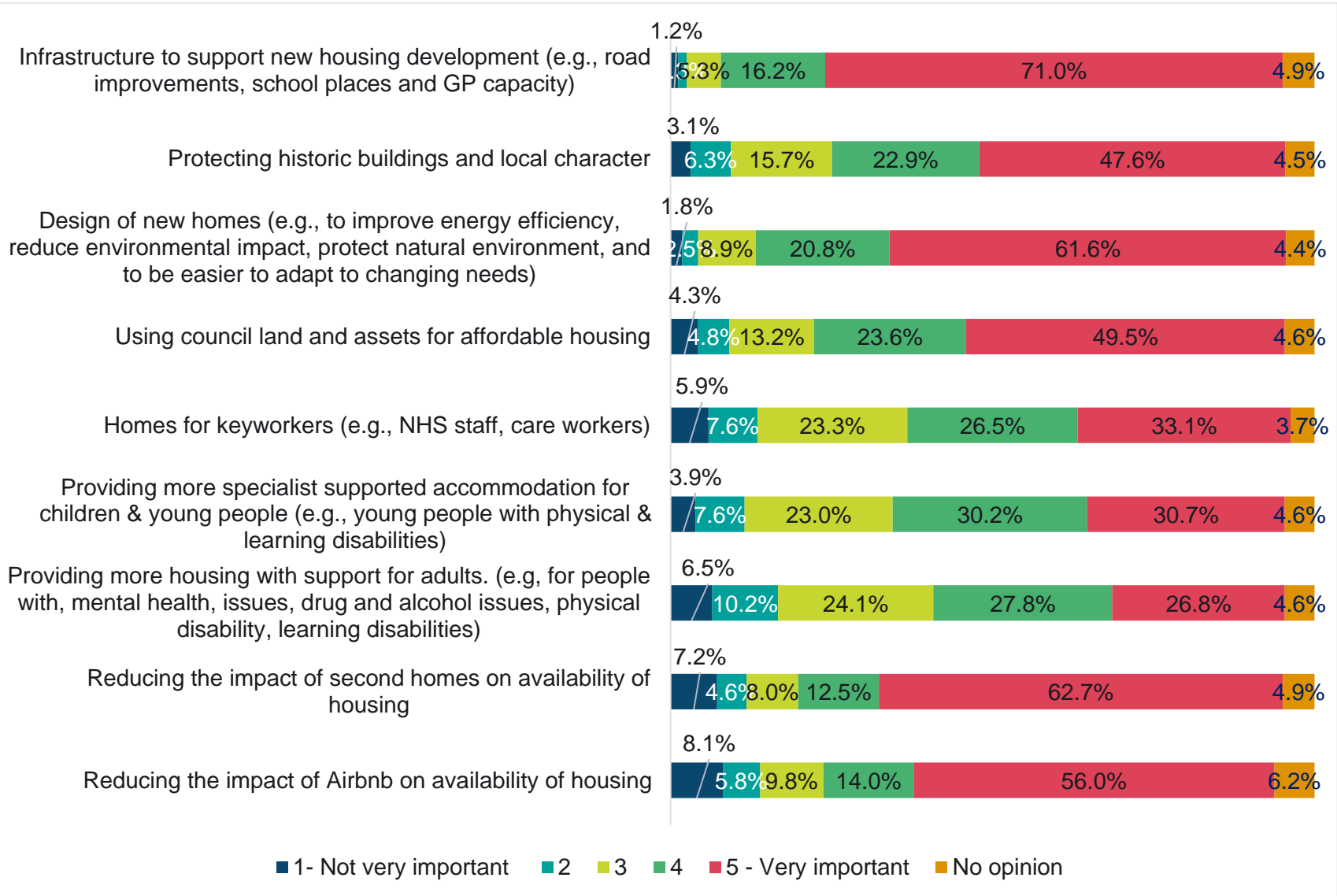
Overall, in the first half of the statements, respondents largely felt they were important. **'More housing to meet the needs of people in their local communities'** had the highest total importance at 75.6%. This statement also had one of highest percentage of those who stated it was 'not important' from the first half of these statements with a total of 13.5%

'Homelessness' scored second highest on total importance at 74.3%. Looking specifically from individual groups, those who have a disability rated the importance higher at a total of 83.4%. Parish or Town Councillors rated the importance rating was slightly lower than the overall percentage at 71.5%

'Building more social and affordable housing for rent' was the next highest at 73.8%. Breaking it down by individual groups, those who have a disability rated this statement higher at a total of 80.9%. Parish or Town Councillors also rated the importance rating higher at 81.8%. Private rented sector landlords or agents also rated it higher at 78.8%

Overall, most rated the non-importance as low, however there were a few slightly higher than other statements. In addition to 'more housing to meet the needs of people in their local communities', **'more homes which are accessible and/or adapted for disabled people'** total non-importance was rated at 10.9%.

'Deliver more community led housing schemes through Community Land Trusts and Neighbourhood Plans' also had a slightly higher rating of non-importance at 12.2%. Additionally, it also had the highest 'no opinion' at 6.6%. This however is to be expected as there was only a small base size of those who responded to the survey identifying themselves as a neighborhood plan group member (10) or a community land trust member (17)



Option	Not very important - 1	2	3	4	Very important - 5	No opinion
Infrastructure to support new housing development (e.g., road improvements, school places and GP capacity)	1.2%	1.3%	5.3%	16.2%	71.0%	4.9%
Protecting historic buildings and local character	3.1%	6.3%	15.7%	22.9%	47.6%	4.5%
Design of new homes (e.g., to improve energy efficiency, reduce environmental impact, protect natural environment, and to be easier to adapt to changing needs)	1.8%	2.5%	8.9%	20.8%	61.6%	4.4%
Using council land and assets for affordable housing	4.3%	4.8%	13.2%	23.6%	49.5%	4.6%
Homes for keyworkers (e.g., NHS staff, care workers)	5.9%	7.6%	23.3%	26.5%	33.1%	3.7%
Providing more specialist supported accommodation for children & young people (e.g., young people with physical & learning disabilities)	3.9%	7.6%	23.0%	30.2%	30.7%	4.6%
Providing more housing with support for adults. (e.g, for people with, mental health, issues, drug and alcohol issues, physical disability, learning disabilities)	6.5%	10.2%	24.1%	27.8%	26.8%	4.6%
Reducing the impact of second homes on availability of housing	7.2%	4.6%	8.0%	12.5%	62.7%	4.9%
Reducing the impact of Airbnb on availability of housing	8.1%	5.8%	9.8%	14.0%	56.0%	6.2%

Overall, in the second half of the statements, respondents also largely felt they were important, **'infrastructure to support new housing development'** had the highest total importance at 87.2%. This is also supported in the free text section of this question below where many reflected on the importance of improved infrastructure. Some individual groups rated slightly lower than the overall result, with Parish or Town Councillors total importance at 80.5%, private rented sector landlords or agents at 81.3%.

'Design of new homes (e.g., to improve energy efficiency...)' scored second highest on total importance at 82.4%. Looking specifically from individual groups, private rented sector landlords or agents did not feel quite as strongly with the total importance at a slightly lower figure of 72.3%.

'Reducing the impact of second homes on availability of housing' was the next highest at 75.2% of total importance. Parish or Town Councillors rated the importance rating slightly lower at total importance of 69.6%. However, private rented sector landlords' agents did not feel quite as strongly as other groups, with a total importance figure significantly lower at just 40.4%

In the second half of the statements, the non-importance has also received relative low figures showing most do feel these housing areas of housing are important. However, some areas did have few slightly higher compared to the other statements. **'Providing more housing with support for adults. (e.g., for people with, mental health issues...)'** shows that 16.7% of respondents did not feel it was as important. It is also the statement that had the lower rating of total importance compared to other statements with only just over half (54.6%) of respondents saying it was important.

'Homes for keyworkers' also had a slightly higher rating of non-importance at 13.5%. Some respondents (13.9%) also stated that **'reducing the impact of Airbnb on availability of housing'** was not as important to them. This statement also showed that 6.2% of respondents did not have an opinion at all.

Q. Is there anything you think we've missed from the list of statements in the previous question?

Open text responses	Total
More affordable homes to rent/buy	88
Re-using land/local unused commercial buildings/improving existing housing stock/brownfield	87
Improve infrastructure/improve amenities such as shops/bring dentists doctors to areas/improve surrounding areas e.g., Greenspaces/ playgrounds	82
No/restricted use of greenbelt building/ greenbelt protection	65
Higher tax for second home/buy to let/reduce 2nd homes, Air Bnbs	61
New homes for locals/local given priority	50
Public transport solutions/Homes closer transport links/adequate transport links for new builds	43
More social housing/fit for purpose social housing/quality assurance	42
Carbon neutral/environmentally friendly solutions/designs	38
Protecting environment/green spaces/farmland	38
curbing large housing/development in small villages/ suit character of place	36
Energy saving/energy efficient builds mandatory	31
Insensitive planning/reviewing Planning regulations/policy/better planning	24
Building quality/ adequately sized homes	24
Improving strategy for homeless/ rehabilitation of homeless/those in temporary accommodation/those at risk of homelessness	23
Build new towns with own infrastructure	21
Stop developers building housing for wealthier people/control over developers	17
Help young people/young families with housing	16
Help for single buyers/first time buyer	16
Airbnb/second homes supporting tourism/holiday lets not the issue	15
Concerns related to inward migration putting pressure on local priorities	15
Parking considerations	14
Community housing for elderly/More housing for elderly	14
Service/housing for those with SEND	12
Young people able to afford to buy/stay in the area they grew up in	12
Consider impact new builds have on traffic/local area	11
Assistance for people on housing registry/long wait list/urgent cases on housing list prioritised	10
Protect private tenants from no fault evictions/checks on private landlords/rent caps	10
Not building in areas that cause flooding/flood plains	10
Community amenities needed/community support	8
Housing for key worker e.g., police, nurses	8

Purpose built council owned properties	8
Social housing for those who live in area/be allowed to stay in the area	7
Downsizing to free up larger homes/single or double occupancy living in large (3 bed or more) houses	7
Cleaner air zones	5
Housing support for veterans	5
Road infrastructure/bypass	4
Mixed housing environment/mixed age group	3
Considering local views	3
Homes for large families/blended families	3
Linked up planning needed	2
New build impacts	2
Helping Gypsy/traveller communities	2
People retiring and coming to the area and competing for housing	2
Upholding quality standards of homes/ services from landlords	2
Housing support to be increased with inflation	2
Safety concerns	2

Q. Please rank the top 5 that are important to you, with 1 being the most important. You can only tick five of the following boxes.



Item	Ranking
Building more social and affordable housing for rent	2.15
Infrastructure to support new housing development (e.g., road improvements, school places and GP capacity)	1.58
Supporting affordable home ownership for first time buyers and working age people	1.53
Design of new homes (e.g., to improve energy efficiency, reduce environmental impact, protect natural environment, and to be easier to adapt to changing needs)	1.09
Homelessness	1.04
More housing to meet the needs of people in their local communities	1.03
Reducing the impact of second homes on availability of housing	0.95
Improving the standard of rented housing	0.81
Protecting historic buildings and local character	0.74
Providing specialist housing for older people	0.60
Using council land and assets for affordable housing	0.59
Support to help people live independently in their own homes	0.57
Deliver more community led housing schemes through Community Land Trusts and Neighbourhood Plans	0.51
Reducing the impact of Airbnb on availability of housing	0.50
Homes for keyworkers (e.g., NHS staff, care workers)	0.36
More homes which are accessible and/or adapted for disabled people	0.30
Providing more specialist supported accommodation for children and families	0.12
Providing more specialist supported accommodation for vulnerable adults	0.12

Respondents ranked 'building more social and affordable housing for rent' as the most important statement to them. As evidenced in the open comments of the previous questions, affordability is a key concern for respondents. Many have stated that affordability should be in line with the average wage.

'Infrastructure to support new housing development (e.g., road improvements, school places and GP capacity)' was ranked second highest in importance. The data shows that respondents believe that their towns and villages cannot currently support the intake of residents from new developments. The open comments detail views that infrastructure needs to be improved and in place before housing developments are added.

'Supporting affordable home ownership for first time buyers and working aged people' ranked third most important to respondents. With the rising price of homes, many are concerned that their children and working aged people who are locals are being priced out and forced to move out of the area they grew up in.

Design of new homes (e.g., to improve energy efficiency, reduce environmental impact, protect natural environment, and to be easier to adapt to changing needs) is the fourth most important. This is an important factor to many respondents, many of whom believe energy efficiency solutions should be mandatory to help reduce the environmental impact. In additions there are concerns about new developments designing homes with very small, inadequate sized rooms, along with the cramped design of the housing developments themselves, restricting any green spaces for residents.

Homelessness is the fifth most important area that respondents ranked. Respondents detail concerns over those still on the housing waiting at risk of homelessness, including those in temporary accommodation. There are also views that there needs to be more done to support and resettle homeless people and improve the homelessness and rough sleeping strategy.

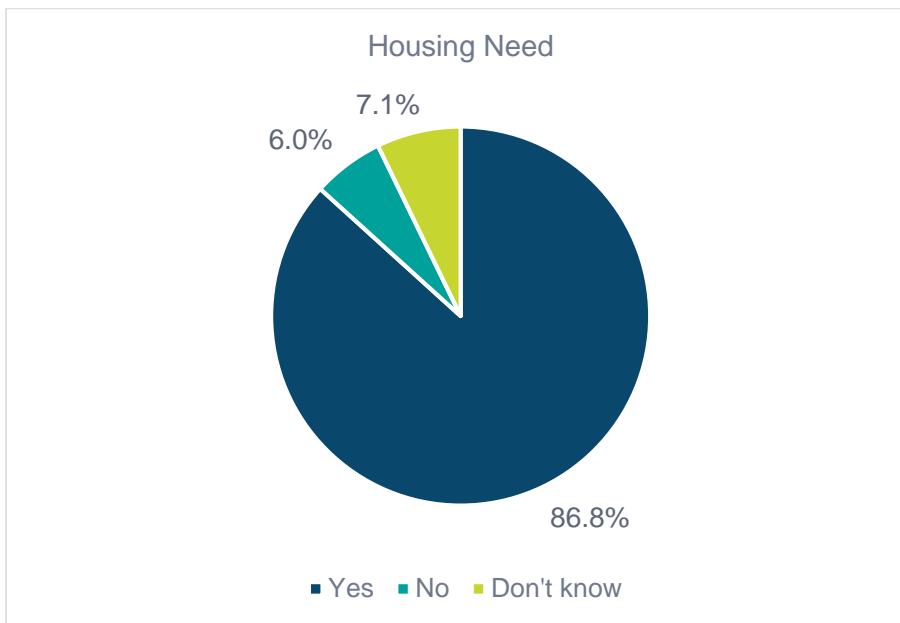
Objectives

The housing strategy will set out our 5 year aims and objectives for housing in Dorset. Based on the evidence we have been considering the following aims and objectives:

Q. Are these the right aims and objectives for housing needs?

Key Objective: Enabling residents to live safe, healthy, independent lives in homes that meet their needs.

Aim: We will invest in and provide a selection of housing and support services that promote healthy, safe, and independent lives.



Option	Total	Percent
Don't know	149	7.1%
No	126	6.0%
Yes	1810	86.8%

The majority of respondents 86.8% agree this is the right aim. This is similar across smaller groups with no significant differences compared to the overall figure. However,

the open text comments note that whilst they agree, the aim is not clear enough with many commenting on the vagueness of the question.

As noted in the table below, many noted that improved infrastructure is important to meet the housing needs. This includes roads to reduce traffic, services such as GPs and dentists and bringing more jobs to the area. Affordable housing for households on average incomes is also seen as a housing need. Views were given that Housing strategies need to be looking to the future with environment friendly solutions and reducing the environmental impact.

Retaining the green belt and green spaces is another important factor to respondents. This is seen as important by respondents for the environment and for the wellbeing of people living in the community and for children having green spaces to play in.

Many are also concerned with retaining the natural beauty and integrity of the small villages and rural area and therefore some also state it is necessary to have control over developers on where they develop, but also if they do develop, to have the necessary infrastructure already in place. Some respondents also feel there needs to be more council owned and managed properties, with an increase in social housing.

Q. Housing Need - Is there anything missing?

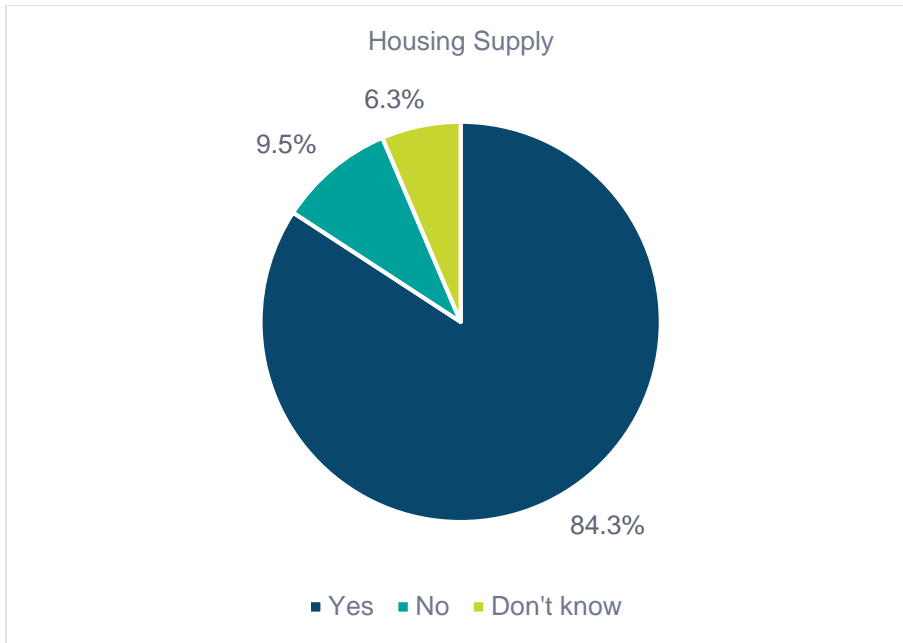
Housing Need - Open text comments	Total
Improved infrastructure for housing needs/including jobs	58
Affordable housing/affordable for average wage	52
Aim/objective not clear/not specific enough	38
Housing environmentally friendly	31
Locals to be prioritised	26
Protecting environment/reducing environmental impact	25
Retention/protection of greenbelt/retaining green spaces	23
Housing built with infrastructure in place	18
Public transport solutions/improvements	18
Protecting integrity of smaller villages/curbing building	18
Aid community building/community links	15
Using brownfield sites/repurposing existing assets/buildings/homes	14
Control developers/stop building	12
Reduce/stop second homes	11
Council land/council owned and managed	10
More social housing	9
Focusing on wider needs instead of just minority	9
Climate change/climate resilience	8
Option for those to live where they grew up	8
Sustainability	8

Adequate sizes to suit needs/well built homes	8
Build/homes in the right places	7
Affordable housing for first time buyers	6
Safety/security needs	6
Housing needs for those with disabilities	6
Mixed housing/ages/types of housing/aiding in building community	5
More bungalows	5
Concerns about priority to immigrants	4
Protection from/control over private landlords	4
Question geared toward elderly	4
Homes to be maintained rental/social	3
Not council role/responsibility	3
Support independent living	3
Housing list help/communication	2
Digital barrier	2

Q. Are these the right aims and objectives for housing supply?

Key Objective: Driving the delivery of homes people need and can afford to live in

Aim: We aim to increase the supply of affordable and social housing, which will help to ensure that all residents in Dorset have access to high-quality housing that is affordable to buy or rent. To achieve this, we will work with our partners to identify and support a range of housing options that meet the needs of our community.



Option	Total	Percent
Don't know	131	6.3%
No	197	9.5%
Yes	1755	84.3%

The majority of respondents 84.3% agree this is the right aim and objective for housing supply. There are no significant differences from the smaller groups to the overall figure. Though there is general agreement, some comments indicate a vagueness to the mention of the term 'afford', especially with the varying degrees of affordability within the local residents.

As seen in the table below, the respondents' main priority is the infrastructure to support any increased housing supply for both existing communities and any new future developments.

Affordability is another theme that arises in housing supply. Current concerns centre upon affordability for local people with current wages in the area rather than national affordability.

This aim and objective have driven more comments based on supply of housing coming from council owned properties. It may have been assumed that the Council owned social housing stock, whereas this is held in Dorset Council area by Registered Providers of Social Housing, or Housing Associations. Comments regarding the need for increased social housing, renting from the council as opposed to private renters. Comments also suggest that the council need to invest in their own stock of properties to increase the supply of council/social housing. This aligns with further comments regarding to

requests for the council to respond to local needs and supporting community led provision.

Many comments also refer to the protection of the environment and preserving green spaces. This is reflected in both areas where building is intended, including the need for more energy efficient homes and also in areas where they wish to curb the construction of new developments in order to preserve the landscape and natural beauty of Dorset, particularly the villages and rural areas.

Some respondents state that there needs to be more control over second homes, holiday homes and Airbnb's. There is a pattern throughout this survey of many homes remaining vacant through the year when there is a housing shortage.

Repurposing and reusing existing housing stock, convert commercial buildings or using brownfield sites for development is another key theme in increasing housing supply. This is particularly needed if stock is already available in towns with existing infrastructure.

Q. Housing Supply - Is there anything missing?

Housing Supply - Open text comments	Total
More housing needed where there is infrastructure to actually support it/in areas that can support social housing/ensuring infrastructure needs will be adequate to meet local community needs before new builds are occupied/comment on infrastructure	45
Need to build more affordable homes. Too expensive for locals to buy/base affordability on local levels, not national/affordability has to continue for subsequent owners	37
Social housing/rent from council, not private/council housing estates/housing council owned/more council houses/invest in own stock/build yourselves	34
Refer to local people's needs/access to local residents/respond to actual local needs/driven by needs of local community/community led provision	29
No building on green fields/green belt	28
Built in right areas. Not in villages with high property values so developers can make maximum profit/in right places where people need housing/needs led/built to meet targets, not in response to local needs	26
Stop second homes/2nd home ownership tax/reduce impact of second homes	26
Affordable in terms of bills and adjustments towards net zero/consider energy efficiency/sustainable, environmentally responsible housing/solar panels etc.	25
Homes to rent, not buy/incentives for buyers to let the properties out long term/security of tenure/maintaining rented accommodation/encourage developers to have long-term strategies for rental	25

Stop developers using non profitability clause to reduce their social housing commitment/make sure partners aren't there just for profit/ban 'we can no longer build the affordable housing anymore' schemes underway/ensure developers achieve their affordable housing targets/opposing plans that provide unaffordable housing	24
Not just about new homes. Also about ensuring current housing stock is being used effectively within communities/convert old buildings	23
Only made available to local people/people that live and work in Dorset/local connection requirement	22
Affordable housing is not affordable - Housing Associations are making money out of people/no such thing as affordable housing/many unable to afford 'affordable' housing	20
Homes for people that work locally to reduce travel pollution/don't conflict climate emergency by building in countryside with no employment or public transport/good transport options, especially in rural areas/build where jobs are	20
Imperative brownfield sites earmarked first for development/brownfield sites prioritised/focus on them	19
They are not to be sold - they are to remain under Council's authority/social housing only available to rent/preventing sale of existing social housing properties/prevent re-sale for profit	17
Who is paying for it all? /You don't say how or at what cost to the taxpayer/how are you going to do this?/Not enough information given to make a sensible view/needs to be clearly defined objective	16
Not just affordable housing. It's housing that is achievable for normal first-time buyers/a scheme to allow first and second time buyers to buy/live in more desirable areas without being impacted by high valuations/offer a range of housing options	16
Specify what affordable means	15
Rental homes should be first priority. Stop short term lets/AirB&B/new build planning class for holiday accommodation, and restricted otherwise	14
Focus should be on private rent support or shared ownership that falls outside of right to buy/rent to match social housing/rent caps on private rent/rent reflects pay/private rent more security	14
Don't forget smaller villages where people have lived for years and do not want to move to towns/schemes to help people live in areas they were brought up in/missing the word local. Families that have lived here for hundreds of years/ensure rural areas are included	14
New developments must not alter or change character of smaller communities/unique environment of Dorset/over development of villages can destroy communities/overbuilding an area often has unseen impact on existing residents	14
How partners are chosen is not obvious/not enough known about the partners/who are the partners?/ improving choices of companies chosen	13
When will this happen?/proper annual targets for completion/quantify nature of the drive the delivery of homes	11

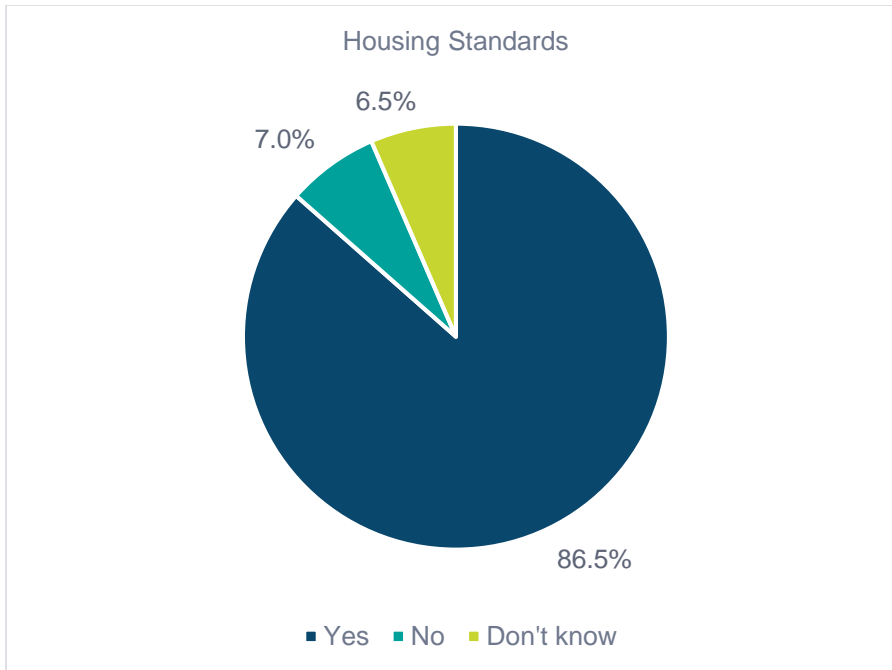
No mention of supporting environmental protection aims/protecting green spaces and wildlife/no mention of environmental impact	10
More options for working people, not just those on benefits/prioritise working families and couples/requirement to work full time/those working full time should be given priority	9
Emphasis on quality. All large developments should have a portion of sales held ack as a fund until all snagging has been completed/quality of housing will benefit not only now, but also in the future	8
Prioritise young people. Schemes for u25s/young adults	8
Why are their partners? DC needs to plan where the supply is required/allocate land for social housing	8
Can't keep building new houses/don't need new houses	8
Comment on the wording of the aim/the aim specifically	8
Social housing should only be provided to those on low incomes. Once their income rises, they should then move on so someone else can utilise it	7
Social housing should focus on local people and key workers	7
Free up council land to build more affordable housing	7
Comment on concern for people not in work being granted priority to houses/ priority to migrants/being subsidised by workers	7
Doesn't sound like much action/needs to happen soon/action on building new homes	6
In partnership with local employers to ensure employment opportunities are available and pay a fair wage/low pay in Dorset needs to be addressed	6
New developments must be more space-conscious/smaller units to help people get on the ladder/limit size and number of properties in planned estates/incentives for this sort of development been considered?	6
Infrastructure within walking distance so not causing more pollution by needing cars	5
Affordable housing that is not always leasehold/shared ownership	5
More family homes/proper sized housing for families	5
Aim is too general/no mention of overall housing aims	4
Stop right to buy/limit it	4
Meaningless as residents not defined/aims do not mean anything	4
Should be built in small communities, not huge block of rooms where people are crammed into small spaces. Mental health considerations/housing people in soulless boxes without green space is not conducive to health and wellbeing	4
Comment on anti-social behaviour/security	4
Make it easier for people to build their own housing	3
You cannot control the price of housing/thinking a home can be provided for all is impossible	3
Social housing should be talked about separately from affordable housing, given market definition means 20% below market value	3

Assessing people in Council housing over the years they are residents. Many 2-3 bedroom houses with just one person living there	3
Responsibility of the council to provide good quality rented accommodation, not houses for sale at cheap prices/council should not be involved in the supply of social housing/housing needs should be met by free market, not government	3
More housing supply allocated for small scale infilling of villages and hamlets by private developers and not mass blocks of housing tacked onto edges of town/including expanding the envelope of villages	3
Drop 'high'. Rather 1000 quality homes than 800 high quality homes/doesn't have to be high quality, just simple, safe and affordable/not clear what high quality means	3
Comment on removing rogue landlords /charging landlords increasing council tax if they fail to look after or develop their buildings	3
Work with partners that make a local style rather than the same houses all over the country/involve residents in designs of their homes	3
Aim is very ambitious/affordable and high-quality opposite sides of the spectrum/how can you ensure high quality housing for every resident?	3
Compulsory purchases for stalled developments/compulsory purchase powers	3
Greater emphasis on housing trusts/community land trust involvement	3

Q. Are these the right aims and objectives for housing standards?

Key Objective: Improving the quality, standard, and safety of homes.

Aim: We are committed to improving the quality of housing for everyone by forming strong partnerships, using resources wisely, and making sure that regulations are enforced.



Option	Total	Percent
Don't know	135	6.5%
No	145	7.0%
Yes	1800	86.5%

The majority of respondents 86.5% agree this is the right aim and objective for housing standard. Though still high, private renter landlord or agents do not feel as strongly at 78.3%.

There is also a concern over the definition of quality in the aim and the need for it to be clearly defined and the need for quantifiable aims.

As seen in the table below, respondents primarily feel that in terms of housing standards, more carbon neutral solutions are needed. Building greener homes that can be energy efficient and sustainable are highly desired.

There is concern that new builds have low quality standards and a view that regulations are not being enforced effectively. Comments suggest that the standard is too low and there should be incentives for builders to exceed the current standards. Comments also indicate that there is a need for local plan to promote quality and raise the standard of durability. In addition to efficiency and quality of new homes, comments also state that there should be support for retro fitting and upgrading existing homes, private as well as council with the aid of grants.

Respondents also mentioned the need for improved infrastructure as well as public transport. This has also been a reoccurring theme throughout the survey.

The table below details themes on further comments regarding housing standards.

Q. Housing Standards - Is there anything missing?

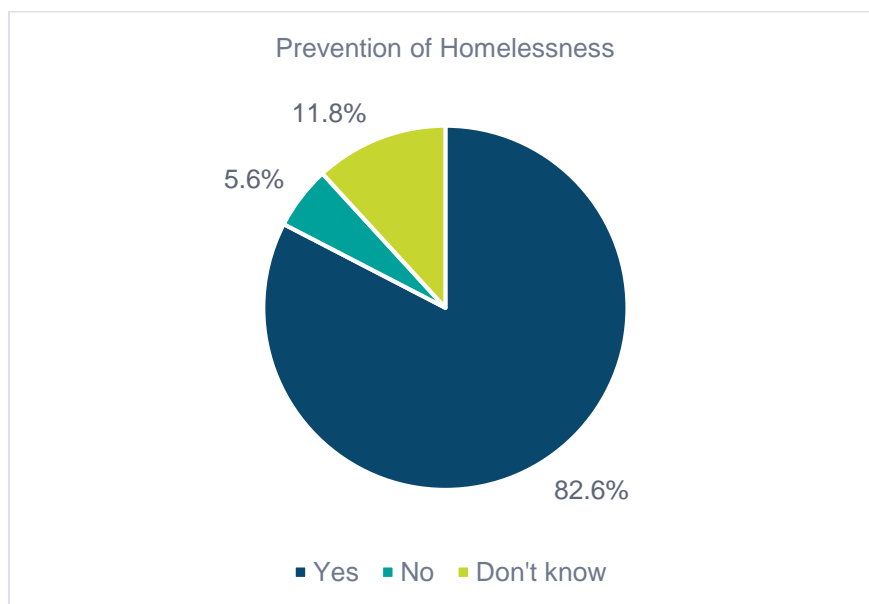
Housing Standard - Open text comments	Total
Build greener homes/carbon neutral/solar panels/environmental and sustainability/energy efficient	81
Regulations not robustly enforced/regulations must be enforced and action taken/financial inducement to encourage builders to exceed low bar/not being enforced now	41
Quality not defined/doesn't demonstrate how this can be achieved/too vague/should be quantifiable aims	25
Needs to include ecological requirements/minimise impact on the environment/include protection of local environment/better criteria regarding green spaces/net zero target/make reference to the climate strategy	24
Set new regulations to improve energy efficiency/emphasise energy efficiency	23
Using local plans to enable planners to insist on higher standards/local plan promote quality, standard, and safety of homes/standards should be at the very highest/durability	22
Specify what partnerships will achieve/partnerships with who?/can't rely just on partners/how do you measure success of the partnership?	21
Better building design/good insulation/fabric first approach	16
Ensure landlords mend their houses/keeping properties in good repair/estate agents managing private rented properties to be more responsive to safety and quality problems/	15
Include support for upgrading existing private homes/council owned property and housing groups/improve energy efficiency of older homes/retrofitting/helping existing stock/grants for retrofitting	15
Need supporting infrastructure/public transport	12
Pick the building contractor who will build better homes/not driven purely by profit/not big, high volume developers/local providers	11
Regular inspections to make sure homes are being looked after/bad tenants evicted	10
Quality of new houses is poor/improve quality of houses/not built to last	10
Statement not suitable/confused/doesn't mean anything	9
Using resources wisely to include waste land (brown field)/using resources wisely/invest only in brownfield sites	8
Protect the green belt and ensure that all developments bring about sustained reductions in air and water pollution/should contribute to sewage system	7
Build area to consider local residents, take into account air and light pollution, building where there is employment that do not necessitate driving. Must not alter character of smaller communities/maintain unique environment of Dorset	7

Landlords to be encouraged and supported/new regulations difficult for landlords	6
New developments need to be appropriate and blend in with existing properties, considerate to existing residents/ do not build as many as you can on a plot	6
Make the homes of a good size to meet the needs of growing families/gardens, adequate parking/able to accommodate vehicles not on the road	6
Will need to employ more staff to make this happen/ensuring that the underpinning training of the required workforce is supported/adequate manpower and resources to enforcement of this	5
Too many regulations can be daunting to potential developers/some regulations enviro virtue signalling	5
Housing association properties should be able to take advantage of cheaper fuel costs and pass on to tenants/solar panels on council and housing association roofs/ensure best use of energy economy	5
Locally sourced timber and materials	4
Partnerships causing issues/eliminating partners who have other agendas than those of the public body/partners delivering poor service/partnerships with private sector won' t help meet these goals	4
Greater clarity required as to what standards/regulations are going to be used	4
Housing standards should be set by central government/also needs attention from a national level	4
Too much focus on quality makes properties less affordable/at odds with affordability and suitability to needs/need to build more	4
What is meant by quality?	3
Proper maintenance would be a good start/housing associations to maintain external maintenance of their stock/homes already built need to be maintained	3
Encourage forming of partnerships to include community groups/Dorset's communities need an independent voice / involve parish councils in decision making	3
Enforceable rules for private housing - including rent increases and no-fault evictions/penalties for landlords	3
Council needs to take the lead of running council homes/no mention of taking the lead/council properties and new builds	3
Should be spent on building simplistic houses that are affordable to buy and rent for the young people/keep it simple and well made	3
Local residents need to be a priority	3
Individuals should be accountable and responsible/improving homes owned by individuals not responsibility of local authority	3
Not strong enough	3
Accessibility for mobility impaired/properties suitable for everyone	3

Q. Are these the right aims and objectives for the prevention of homelessness?

Key Objective: Support, at the right time, to people in crisis to prevent homelessness.

Aim: We recognise that we need to offer a range of housing options for people in crisis, and we are committed to tackling homelessness by providing support and assistance to help people find suitable long-term housing solutions.



Option	Total	Percent
Don't know	245	11.8%
No	116	5.6%
Yes	1716	82.6%

The majority of respondents 82.6% agree this is the right aim and objective for the prevention of homelessness. Comments indicate there is confusion about the wording, 'the right time'.

The most common comments regarding the prevention on homelessness focus on the need for a wider, more holistic approach. Due to the complex nature for homelessness, linked up services including health are needed to manage the issue.

A running theme is emerging once again with supporting local people first. Comments indicate the need to prioritise and aid those who are from the local area first. There Some resentment tackling some issues of homelessness with a view from some

respondents that there are those who move to the area and then make it Dorset's 'problem'.

Early prevention and support for those facing homeless is stated as another key theme. Comments suggests that high quality temporary housing is needed as other types of temporary dwellings and facilities. Better solutions are needed instead of expensive bed & breakfasts and instead use landlord housing associations to tackle affordability, reuse existing stock, brown field sites.

Some comments are less sympathetic to the plight of those facing homelessness and instead veer more to encouraging people to stand on their own two feet and discourage dependency on the council.

Q. Homelessness - Is there anything missing?

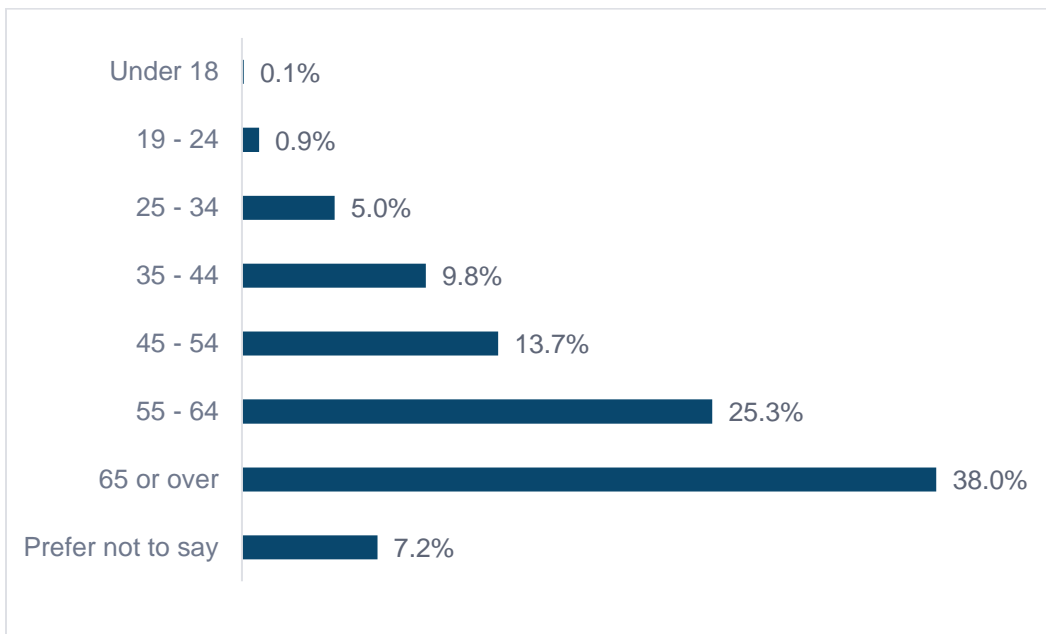
Homelessness - Open text comments	Total
Need additional holistic longer-term support / Support for people to maintain long term housing solutions / wrap around services / link services together / work with health services - homelessness is complex	53
Prioritise people with a local connection (people move from outside area and become a Dorset 'problem') / People arriving in Dorset to declare themselves homeless should be returned to their previous domicile county (locals before migrants)	36
Need more services to prevent homelessness (e.g., people who can't afford rent etc) / early intervention / accessible to people in crisis / before get Section 21	30
Provide high quality emergency and temporary accommodation / Build temporary modular housing / tiny homes / temporary refuges / studio flats with communal lounges and laundry facilities to accommodate single parents.	25
Need more info on strategy to comment further e.g. on the 'how' / too vague	23
Work more closely with other services in prevention of homelessness especially mental health e.g., CMHT	16
Place in areas that can support homeless people e.g., larger towns with MH support, employment, GPs, dentists etc	15
Build more quality social housing for rent and shared ownership / not sink estates	14
Better working with the private rental sector e.g., prevention of section 21 / Work with landlord associations to help tackle affordability / often won't rent to homeless people	12
Council needs more national funding and policy to tackle this issue	12
Reduce use of expensive and long-term B&Bs	9
Utilise empty properties / brownfield sites	9

Too many people expect a living for nothing/ Tell them to get a job like the rest of us have had to! / hand outs and not work etc / encourage people to stand on 'own two feet' / discourage state dependency	9
Need to fund charities working with homeless people better e.g. Lantern, Bus Shelter, Julian House etc	8
Build more 'supported' housing with additional support services included / life skills input	8
Why are people 'homeless', sometimes a matter of choice, wrong priorities, lifestyles (e.g. drugs / alcohol etc) - recognise can't always help people / don't want help	8
Local housing costs are contributing to the local issue, needs addressing	8
Not clear what 'the right time' is	7
More support for street homeless / no one should need to sleep on the street	6
Stop focusing on drug and alcohol homelessness / no intention of working and genuinely help people who have been evicted from rental properties from no fault of their own	6
Intentionally homeless shouldn't go to top of the queue / Shouldn't be re-housed if as a result of anti-social behaviour	6
Better monitoring of drug and alcohol dependent residents in social housing to reduce impact on local community	5
Homelessness as a result of domestic abuse needs a particular pathway	5
Need interim accommodation for those who don't know how to manage a home with supporting agencies	4
Use floating barge as temporary accommodation	4
Utilise / re-allocate under occupied social housing (e.g., move people to one bed rather than 3 bed if on their own to free up housing for families)	4
Housing first approach - then address issues	3
Ensure equitable accommodation in rural areas to allow people to live close to established communities / North Dorset / Blandford	3
More support for homeless veterans	3
Changes to no fault evictions needed	3
Those in work also at risk or homeless not just those with MH / drug and alcohol dependency and need help too	2
No more barges, need to resource our own communities better	2
Need to clamp down on high street begging, especially those who aren't actually homeless	2
Help young people to rent affordable accommodation / support for young people leaving care	2
Over-enforcement / regulation of HMOs	2
Children should be safeguarded and prioritised to have a stable childhood.	2

In certain circumstances families in poor living conditions should have as much if not more opportunity than just homelessness	2
Homelessness is the council's problem - shouldn't consult on this	2

Demographics

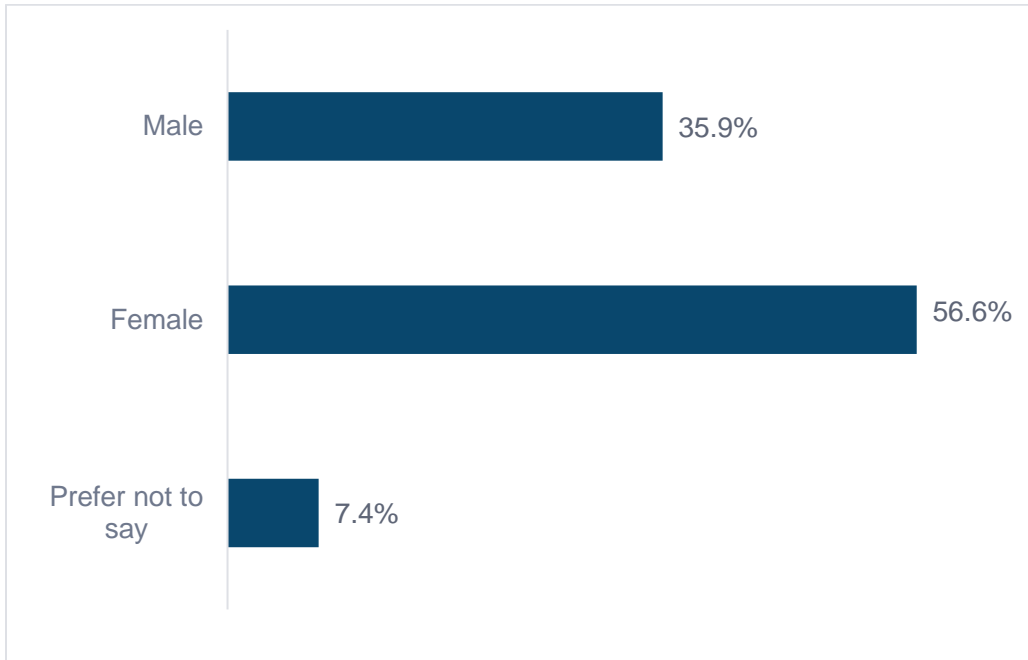
Q. Which age group do you belong to?



Option	Total	Percent
Under 18	2	0.1%
19 – 24	19	0.9%
25 – 34	104	5.0%
35 – 44	206	9.8%
45 – 54	287	13.7%
55 – 64	531	25.3%
65 or over	797	38.0%
Prefer not to say	151	7.2%

The consultation has attracted residents covering good spread of responses across the age groups, however, it is not dominated by those aged in the older age groups with those aged 65+ making up 38% of respondents mirroring the current Dorset profile for 65+. 7.2% of respondents preferred not to disclose their age group or did not respond.

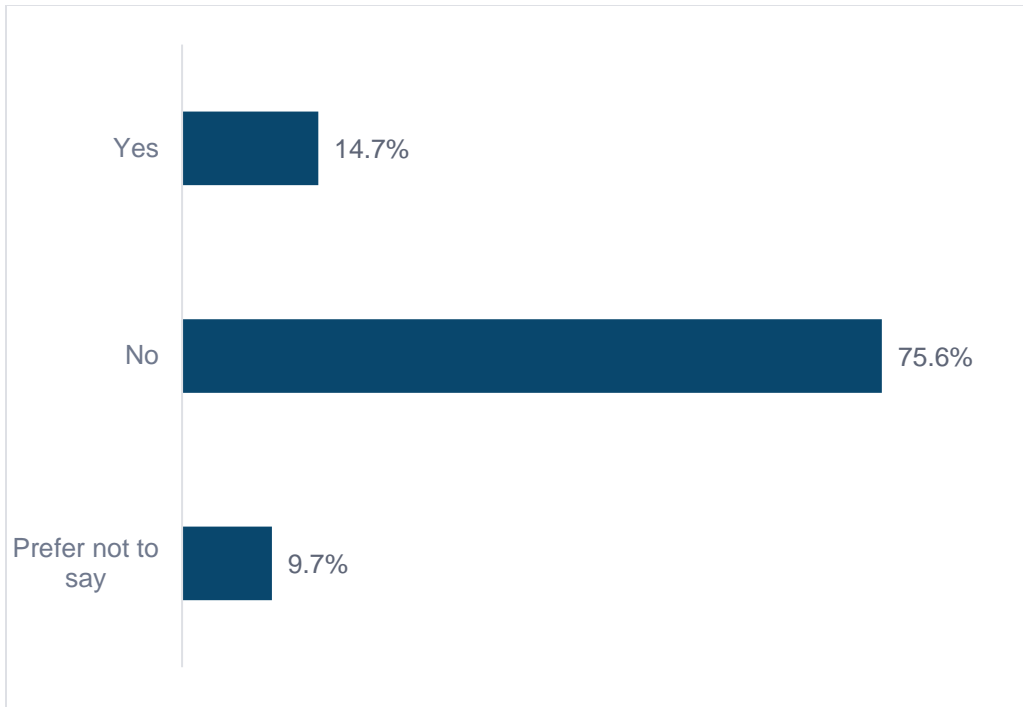
Q. Please state your sex



Option	Total	Percent
Female	1187	56.6%
Male	753	35.9%
Prefer not to say	156	7.4%

The latest census profile of the residents of Dorset area shows 48.6% male and 51.4% female. As the table above shows, the responses from females, does skew slightly from the Dorset profile but this is not unusual in this type of survey.

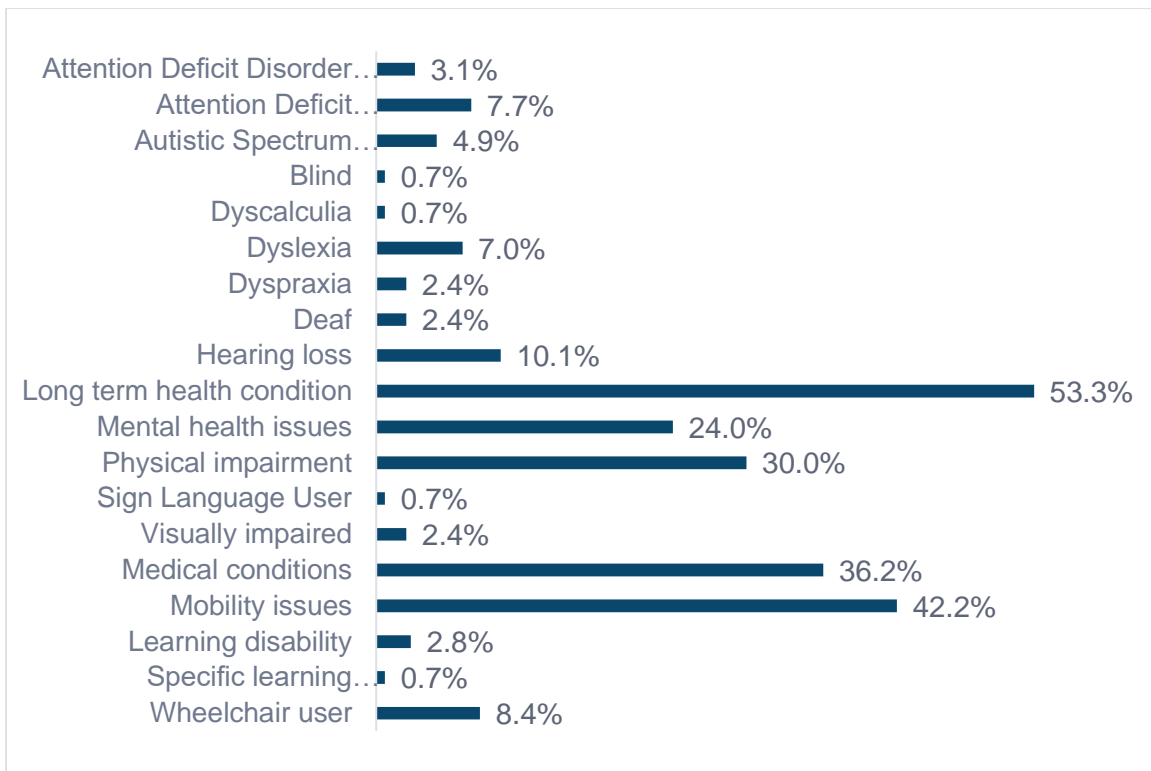
Q. The Equality Act 2010 describes a person as disabled if they have a longstanding physical or mental condition that has lasted or is likely to last 12 months; and this condition has a substantial adverse effect on their ability to carry out normal day-to-day activities. People with some conditions (cancer, multiple sclerosis and HIV/AIDS for example) are considered to be disabled from the point that they are diagnosed. Do you consider yourself to be disabled as set out in the Equality Act 2010?



Option	Total	Percent
Yes	308	14.8%
No	1580	75.7%
Prefer not to say	200	9.6%

14.8% of respondents considered they had a disability. This equates to 308 people. This is higher than many other surveys. There is no overall figure for Dorset. The data has been used when analysing the responses to all the questions to see if people who have a disability had a different view to the majority on the key questions in the consultation.

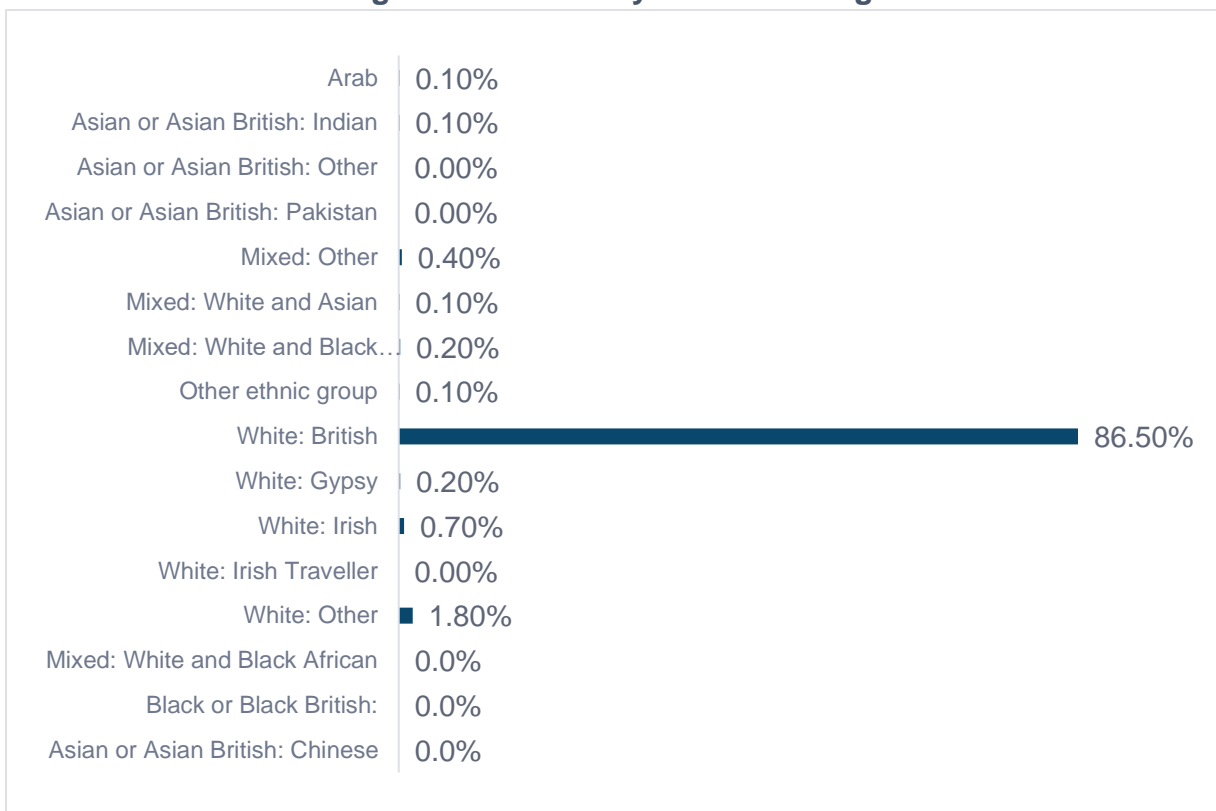
Q. At the previous question you stated you consider yourself to have a disability. Please state the type of disability which applies to you.



Option	Total	Percent
Attention Deficit Disorder (ADD)	9	3.1%
Attention Deficit Hyperactivity Disorder (ADHD)	22	7.7%
Autistic Spectrum Conditions	14	4.9%
Blind	2	0.7%
Dyscalculia	2	0.7%
Dyslexia	20	7.0%
Dyspraxia	7	2.4%
Deaf	7	2.4%
Hearing loss	29	10.1%
Long term health condition	153	53.3%
Mental health issues	69	24.0%
Physical impairment	86	30.0%
Sign Language User	2	0.7%
Visually impaired	7	2.4%
Medical conditions	104	36.2%
Mobility issues	121	42.2%
Learning disability	8	2.8%
Specific learning differences	2	0.7%

Wheelchair user	24	8.4%
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Q. Which of the following best describes your ethnic origin?



Option	Total	Percent
Arab	2	0.1%
Asian or Asian British: Indian	3	0.1%
Asian or Asian British: Other	1	0.0%
Asian or Asian British: Pakistan	1	0.0%
Mixed: Other	9	0.4%
Mixed: White and Asian	3	0.1%
Mixed: White and Black Caribbean	5	0.2%
Other ethnic group	3	0.1%
White: British	1803	86.5%
White: Gypsy	5	0.2%
White: Irish	14	0.7%
White: Irish Traveller	1	0.0%
White: Other	37	1.8%
Prefer not to say	198	9.5%

The profile of residents in Dorset overall show 1803 are White British which dominates this survey. There is a low representation of other ethnicities. 198 chose not to answer this question.

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Equality Impact Assessment (EqIA)

Before completing the EQIA please have a look at the [Dorset Council style guide](#) and also use the [accessibility checker](#) to make sure your document is easy for people of all abilities to read.

Use the [Hemingwayapp](#) to check the readability of your document, to do this, click the edit button on the top right of the hemminwayapp screen, paste your text and the app will highlight if there are any problem areas.

Some key tips

- avoid tables and charts, if possible please provide raw data
- avoid pictures and maps if possible.
- avoid using bold, italics or colour to highlight or stress a point
- when using numbering or bullet points avoid using capitals at the beginning unless the name of something
- date format is dd month yyyy (1 June 2021)
- use clear and simple language
- where you need to use technical terms, abbreviations or acronyms, explain what they mean the first time you use them
- if using hyperlinks, make sure the link text describes where the link goes rather than 'click here' Please note equality impact assessments are published on the Dorset Council [website](#)

Before completing this form, please refer to the [supporting guidance](#). The aim of an Equality Impact Assessment (EqIA) is to consider the equality implications of your policy, strategy, project or service on different groups of people including employees of Dorset Council, residents and users of our services and to consider if there are ways to proactively advance equality.

Where further guidance is needed, please contact the Inclusion Champion or the [Diversity & Inclusion Officer](#).

1. Initial information

Name of the policy, project, strategy, project or service being assessed:

Housing Strategy

2. Is this a (please delete those not required):

New Strategy

3. Is this (please delete those not required):

Both internal and external

4. Please provide a brief overview of its aims and objectives:

The strategy sets out the Council's aims and objectives for housing for five years from January 2024. These are:

Housing Need: Enabling residents to live safe, healthy, independent lives in homes that meet their needs.

Housing Supply: Driving the delivery of homes people need and can afford to live in.

Housing Standards: Improving the quality, standard, and safety of homes.

Prevention of Homelessness: Support, at the right time, to people in crisis to prevent homelessness.

5. Please provide the background to this proposal.

Every local authority must have a housing strategy which sets out its vision for housing in its area. The Dorset Housing Strategy sets out the priorities and approach we will take as a Local Authority and by working with partners to meet local housing needs and objectives. The strategy is not the Local Plan, and it does not set out planning policies.

It provides:

- a framework to guide us and our partners in tackling housing issues facing Dorset.
- a clear strategy set against current national climates.

This strategy is not a standalone document. It supports our Council Plan and alongside other key strategies and plans:

- A Better Life Strategy
- Birth to Settled Adulthood Programme
- Homelessness & Rough Sleeping Strategy
- Economic Growth Strategy
- Domestic Abuse Strategy
- Natural Environment, Climate & Ecology Strategy
- Children's Services Sufficiency Strategy (pending)
- Corporate Parenting Strategy
- Dorset Council Planning for Climate Change – Interim Guidance and Position Statement
- Local Transport Plan

Dorset Council will be developing a new Local Plan setting out our planning policies and proposals for new developments. Findings from the consultation will be fed into the local plan team. During the development of this Housing Strategy close engagement with our Planning service has been carried out to ensure its objectives can be supported and that the approaches are aligned.

Evidence gathering and engagement

6. What sources of data, evidence or research has been used for this assessment? (e.g national statistics, employee data):

This strategy was developed with assistance from Dorset Council's housing service, adult social care, children's services and planning services as well as housing associations and health partners. We also used data from:

- research and analysis of the local and national housing context
- 2021 Census
- NOMIS (Official Census and Labour Market Statistics)
- Icen Housing Needs Assessment 2021 (a report outlining the number of homes needed in Dorset)
- Council strategies and plans
- information from partner organisations (Registered Providers, Public Health Dorset, Dorset Local Enterprise Partnership, NHS and Homeless Forum)
- Information from internal and external engagement

- national policies and trends
- best practice research
- housing sector trends
- local housing data
- Government studies and research
- Public Consultation

7. What did this tell you?

Research and data.

Our data and research told us residents are experiencing a gap between income and housing costs. Current national caps on financial assistance (Local Housing Allowance) available to help pay rent, are set at 2011 rates and rental costs are rising. Dorset house prices are on average 11 times higher than average wages making home ownership more difficult.

The standard of homes has been the focus of legislative changes seeking to improve the condition of rental homes. Dorset provides help, guidance and assistance to private landlords to meet decent homes standards and carries out enforcement action when needed. Dorset's social landlords work closely with the Council to address any issues in homes they own.

A drive to support rural communities was announced by the Government this summer. This aims to boost the supply of new affordable housing to buy or rent, grow the rural economy, improve connectivity, support home energy and thriving communities.

Local NHS Trusts recognise the impact of poor housing on health and Dorset's need for more supported accommodation to improve positive recovery at home.

Dorset's 65+ year old demographic is higher than the national average and means there is a growing need for care services. Increasing age related conditions means Dorset will need more extra care accommodation. This is a type of housing that meets design standards and includes the provision of care.

Dorset also needs more specialist supported housing accommodation for adults and young people who have medical or welfare related housing needs. Access to supported accommodation helps residents to continue to receive the right support and services whilst living in a community.

Dorset needs more temporary accommodation to tackle homelessness. The supply of temporary accommodation is outstripped by demand in Dorset in line with national trends.

Increasing the supply of all types of housing is key to meeting local housing pressures. This should be linked to the needs of our residents and communities. Including the specific needs of the following groups:

- older residents and those who will require additional support and property adaptations to help them to live independently.
- disabled residents who require properties adapted to their specific needs.
- residents who need supported housing. Including those who have learning difficulties, mental ill-health issues, autism, special educational needs, people leaving care, people leaving hospital, young people (16-17 years), and looked after children and people who are homeless.
- victims of domestic violence and abuse.
- women and children.
- people who are at risk of homelessness or who are homeless.
- identified groups of people such as essential local workers (key workers), working aged people, young people, current and former armed forces personnel and their families, gypsies and travellers, prospective foster carers and adopters, refugees, asylum-seekers, unaccompanied asylum-seeking young people,
- rural communities.

Research also told us the number of new affordable homes being built has risen incrementally since 2019. The council and it's partners are working together in response to nutrient neutrality planning requirements, but this is expected to impact on the number of new homes built in the short term.

Our research also told us that the impact of housing on health is widely understood. The council and other organisations want to strengthen working together to improve housing expertise in health settings and the supply of housing with support options.

Public consultation

A full report of our public consultation responses is available at appendix B.

2137 responses were received and 84.3% were from members of the public and tells us our residents have views about housing in Dorset.

Other public consultation respondents are:

- Affordable or social housing provider
- Community group or charity representative
- Development, construction or planning professional
- Elected members
- Housing support, care or other housing related support provider
- Neighbourhood plan group member
- Parish or Town Councillors
- Private rented sector landlord or agent
- Voluntary organisations
- Community Land Trusts
- Charities

Most respondents agreed with the Housing Strategy vision to ensure our residents have access to affordable, suitable, secure homes where they can live well and be part of sustainable and thriving communities. The total agreement percentage was 86.6%.

The top 5 things most important to respondents in summary are (not in order of priority):

- Building more social and affordable housing for rent.
- Infrastructure to support new housing development (road improvements, school places and GP capacity).
- Supporting affordable home ownership for first time buyers and working aged people.
- Design of new homes (to improve energy efficiency, reduce environmental impact, protect natural environment, and to be easier to adapt to changing needs).
- Homelessness

The consultation asked whether our objectives are right. Their responses told us:

Objective 1 - 86.8% agreed.

Objective 2 – 84.3%agreed.

Objective 3 – 86.5%agreed.

Objective 4 – 82.6%agreed.

From those who engaged with the consultation 84.4% described themselves as white British and 15.6%% stated they were from a BME background.

14.4% of respondents said that they were disabled, which is high compared to an approximate figure of 4.6% based on those claiming either Disability Living Allowance, Personal Independence Payments or Attendance Allowance.

There were more female respondents than male (a slightly higher percentage than the Dorset population generally).

There was a wide range of ages of respondents and a good geographical spread. It is noted that responses from younger residents is lower than expected.

Age	Percentage
19-24	0.9%
25-34	4.9%
35-44	9.6%
45-54	13.4%
55-64	24.9%
65 or over	37.3%
Not answered	1.8%
Prefer not to say	7.1%
Under 18	0.1%

8. Who have you engaged and consulted with as part of this assessment?

Pre-consultation strategy development engagement phase

Extended Leadership Team

Elected Members

Staff members both from an employee and personal perspective, as well as specific groups or representatives including Housing Services, Adult Social Care & Housing Leadership Forum, Low Carbon Dorset, Adults Services, Children's Services, Planning Services.

Public Health Dorset

EDI Reference Group

Landlord Forum

Consultation Phase Responses Include:

Elected Members

General Public

Registered Providers

Integrated Care Strategy Group

Health Agencies

Developers

Town and Parish Councils

Community Groups

Charities

9. Is further information needed to help inform decision making?

No further information is required to inform the strategy.

The high-level themed delivery plan identifies future work to formulate, share and apply data so that future decisions to deliver the strategy will be data led.

Is an EQIA required?

Not every proposal will need an EqlA. The data and research should inform your decision whether to continue with this EqlA. If you decide that your proposal does not need an EqlA, please answer the following question:

This policy, strategy, project or service does not require and EqlA because (provide details):

Yes

Assessing the impact on different groups of people

For each of the protected characteristics groups below, please explain whether your proposal could have a positive, negative, unclear or no impact. Where an impact has been identified, please explain what it is and if unclear or negative please explain what mitigating actions will be taken.

- use the evidence you have gathered to inform your decision making.
- consider impacts on residents, service users and employees separately.
- if your strategy, policy, project or service contains options you may wish to consider providing an assessment for each option.
- see guidance for more information about the different [protected characteristics](#).

Key to impacts

Positive Impact	<ul style="list-style-type: none">• the proposal eliminates discrimination, advances equality of opportunity and/or fosters good relations with protected groups.
Negative Impact	<ul style="list-style-type: none">• protected characteristic group(s) could be disadvantaged or discriminated against

Neutral Impact	<ul style="list-style-type: none">• no change/ no assessed significant impact of protected characteristic groups
Unclear	<ul style="list-style-type: none">• not enough data/evidence has been collected to make an informed decision.

Impacts on who or what?	Choose impact	How
Age	Positive Impact	<p>By improving access to suitable, affordable housing, of the right type in the right place. By improving access to specialist accommodation required to meet needs.</p> <p>The Strategy, together with associated policies and documents, recognises the need for greater provision of housing for our aging population. This is outlined in the need to increase numbers of extra care and residential care properties.</p> <p>The strategy also reflects the need for new developments to meet enhanced building regulation standards, making them more accessible and easier to adapt.</p> <p>It also looks to support our working age, low-income, residents by increasing affordable housing options.</p> <p>By supporting developments which meet the needs of our rural communities, reducing the need for residents to move away from their communities and the risk of social isolation.</p>
Disability	Positive Impact	<p>By improving access to suitable, affordable housing, of the right type in the right place. By improving access to specialist accommodation required to meet needs. The strategy recognises the need for more bespoke housing and specialist housing options to meet the needs of our disabled residents.</p> <p>The strategy also reflects the need for new developments to meet enhanced building regulation standards making them more accessible and easier to adapt.</p> <p>Through carrying out current and future needs projections to ensure that housing is developed to meet the needs of our residents.</p>
Gender reassignment and Gender Identity	Positive Impact	<p>Whilst the strategy does not specifically identify housing for this group, it aims to improve to suitable, affordable housing, of the right type in the right place for all residents. Also by improving access to specialist accommodation required to meet needs.</p>

Impacts on who or what?	Choose impact	How
Marriage or civil partnership	Neutral Impact	Whilst the strategy does not specifically identify housing for this group, it aims to improve to suitable, affordable housing, of the right type in the right place for all residents.
Pregnancy and maternity	Positive Impact	By improving access to suitable, affordable housing, of the right type in the right place. By improving access to specialist accommodation required to meet needs.
Race and Ethnicity	Positive Impact	<p>By improving access to suitable, affordable housing, of the right type in the right place. By improving access to specialist accommodation required to meet needs.</p> <p>The strategy seeks to identify ways to make best use of existing social housing stock, including facilitating moves which would see larger currently under-occupied housing being used for those with a need for larger family sized homes. The report Meeting the housing needs of BAME households in England: the role of the planning system (.Bristow-Final-report.pdf (hw.ac.uk)) recognised a need for larger homes for BME households and that increasing the availability of bigger properties would have a positive impact.</p> <p>Through mapping housing needs we will be able to identify the number of homes needed to meet need.</p>
Religion and belief	Neutral Impact	Whilst the strategy does not specifically identify housing for this group, it aims to improve to suitable, affordable housing, of the right type in the right place for all residents.
Sex (consider men and women)	Positive Impact	Whilst the strategy does not specifically identify housing for this group, it's aims are to increase access to housing for all residents and to identify where there is a need for specialist accommodation. This is likely to include the need to accommodation for those who are fleeing domestic abuse and violence as well as single sex accommodation for rough sleepers.

Impacts on who or what?	Choose impact	How
		<p>By supporting the delivery of social rent housing which is more affordable for low-income families and single parent households.</p> <p>Identifying and projecting housing need, to influence housing delivery which meets with bedroom needs, ensuring children have the space to develop and mature.</p>
Sexual orientation	Neutral Impact	Whilst the strategy does not specifically identify housing for this group, it aims to improve to suitable, affordable housing, of the right type in the right place for all residents.
People with caring responsibilities	Positive Impact	<p>By improving access to suitable, affordable housing, of the right type in the right place. By improving access to specialist accommodation required to meet needs.</p> <p>The strategy recognises the need for more bespoke housing and specialist housing options to meet the needs of our residents.</p> <p>The strategy also reflects the need for new developments to meet enhanced building regulation standards making them more accessible and easier to adapt.</p> <p>By identifying the current and projected future needs of our households with residents requiring care, we can support the development of homes to meet needs and reduce the impact on carers more easily.</p>
Rural isolation	Positive Impact	<p>By improving access to suitable, affordable housing, of the right type in the right place. By improving access to specialist accommodation required to meet needs.</p> <p>The strategy also highlights the need to support developments in rural areas which have the support of community land trusts and community housing groups.</p>

Impacts on who or what?	Choose impact	How
		<p>Its aim is to increase housing options for rural areas with a view to encouraging local people to remain in the area, thereby building the local community and decreasing the risk of social isolation.</p> <p>The strategy also recognises the need to ensure that housing developments have the right infrastructure to support communities, including access to services, digital connectivity, and travel.</p>
Socio-economic deprivation	Positive Impact	<p>By improving access to suitable, affordable housing, of the right type in the right place. By improving access to specialist accommodation required to meet needs.</p> <p>Improving access to affordable accommodation by encouraging greater levels of social rent housing development in the Dorset Council area.</p> <p>By working with private sector landlords to increase the provision of housing for homeless and vulnerable applicants.</p> <p>By providing tenancy accreditation training to support residents to understand how to sustain their tenancy.</p> <p>The strategy reinforces the need for increased housing standards, particularly linked to energy efficiency and renewable energy sources, which are designed to make homes more affordable.</p>
Single parents	Positive Impact	<p>By improving access to suitable, affordable housing, of the right type in the right place. By improving access to specialist accommodation required to meet needs.</p> <p>By supporting the delivery of social rent housing which is more affordable for low-income families and single parent households.</p>

Impacts on who or what?	Choose impact	How
Armed forces communities	Positive Impact	By improving access to suitable, affordable housing, of the right type in the right place. By improving access to specialist accommodation required to meet needs.

Please provide a summary of the impacts:

Overall, the housing strategy is likely to have a positive impact by increasing and improving access to housing which meets the current and projected needs of Dorset residents. By supporting, and enabling, the delivery of more homes which meet accessible homes standards, specialist supported and extra care accommodation, and housing which is genuinely affordable. Developing needs maps will ensure that we are focusing delivery on the right type of properties, in the right place, to provide access to homes for all our residents.

Action Plan

Summarise any actions required as a result of this EqIA.

Issue	Action to be taken	Person(s) responsible	Date to be completed by
Data Intelligence	Housing needs maps to be developed and used to support decisions to deliver the aims and objectives of the housing strategy	To be confirmed	To be determined by the housing board.

Sign Off

Officer completing this EqIA: Sarah Smith

Officers involved in completing the EqIA: Sarah Smith, Sharon Attwater, Andrew Billany

Date of completion:17 October 2023

Version Number: 5

EqlA review date: January 2025

Inclusion Champion Sign Off: TBC

Equality Lead Sign Off: TBC

Next Steps:

- the EqlA will be reviewed by Communications and Engagement and if in agreement, your EqlA will be signed off.
- if not, we will get in touch to chat further about the EqlA, to get a better understanding.
- EqlA authors are responsible to ensuring any actions in the action plan are implemented.

Please send to [Diversity and Inclusion Officer](#)

[Appendices](#)

[A – Housing Strategy](#)

[B – Consultation Report](#)

Cabinet

5 December 2023

Dorset Shared Prosperity Fund Investment Plan

For Decision

Portfolio Holder: Cllr S Gibson, Economic Growth and Levelling Up

Local Councillor(s): All

Executive Director: J Sellgren, Executive Director of Place

Report Author: Jon Bird

Job Title: Service Manager, Growth and Economic Regeneration

Tel: 01305 221895

Email: jon.bird@dorsetcouncil.gov.uk

Report Status: Public

Brief Summary:

The Shared Prosperity Fund (SPF) Investment Plan and Rural England Prosperity Fund (REPF) addendum permit Dorset Council access to the £6.4 million allocated to Dorset by government to improve local productivity and pride in place. The Plan and addendum have been developed in consultation with local stakeholders and in accordance with government guidelines and have been approved by the relevant government departments. Approving and implementing the plans helps support delivery of corporate priorities and specific actions in the Council's Delivery Plan and other supporting strategies.

Recommendation:

That Cabinet:

1. Endorses the Dorset Shared Prosperity Fund Investment Plan, and its accompanying Rural England Prosperity Fund addendum, attached in appendices to this report.

2. Delegates authority to the Executive Director, Place, to implement the Investment Plan and addendum.

Reason for Recommendation:

1. To support delivery of the Council Plan priorities of:
 - driving economic prosperity
 - protecting our natural environment, climate, and ecology,
 - creating stronger, healthier communities.
2. To allow delivery of the action in Dorset Council's Delivery Plan 2022-2024:
 - By 2023, the Dorset Shared Prosperity Fund Investment Plan will deliver a new approach to investment in local business support, including business mentoring.
3. To facilitate use of the funding allocated by government to benefit Dorset residents, communities, and businesses.

1. Shared Prosperity Fund Investment Plan Development

- 1.1 The Shared Prosperity Fund (SPF) and the Rural England Prosperity Fund (REPF) are part of UK government Levelling Up policy. Their aims are twofold: To level up economically through improvements to productivity and to increase pride in place. They fulfil a broadly similar function to that covered by EU regional funding in the recent past, the main differences being (i) these funds are to be administered by Local Authorities rather than Local Enterprise Partnerships and (ii) rules governing how the funding can be used are much less prescriptive. Funding is to be used for three Investment Priorities: *Community and Place*, *Local Business*, and *People and Skills*. Funding can be used for any combination of 41 defined Interventions within the three Investment Priorities.
- 1.2 Dorset Council was allocated a notional £4.4 million for SPF provided a satisfactory Investment Plan was produced, and a further £2 million REPF, providing a satisfactory addendum to the Investment Plan was produced.
- 1.3 An additional £1.4 million of SPF funding was ringfenced by government for the national "multiply" adult learning numeracy programme. This is administered and delivered through Skills and Learning, the joint BCP

Council and Dorset Council adult learning service and is outside the scope of this report.

- 1.4 Local stakeholders were consulted on relevant challenges, opportunities, data sources, and proposed Interventions, and a local partnership group was established, as requested in government guidance.

2. **Dorset Shared Prosperity Fund Investment Plan**

- 2.1 The Investment Plan and summary is attached as an appendix. The key Interventions and budgets are shown below. The allocations within this investment plan have been approved by the Local Partnership Group.

2.2 Communities and Place Investment Priority:

- E2: Improvements to Town Centres and High Streets: £150,000
- E12: Community-led regeneration: £255,000
- E13: Community measures to reduce the cost of living: £537,958.
- E14: Relevant feasibility studies: £70,000.
- E15: Digital connectivity for local community facilities: £75,500

2.3 Local business Investment Priority: Interventions E18 - E28 comprise a commissioned business support service and grants to local businesses.

- E17: Development and promotion of the visitor economy: £78,812
- E18: Made smarter adoption: £237,000.
- E20: Research and development supporting innovation: £366,000.
- E24: Training hubs, business support, incubators etc.: £1,197,542
- E26: Growing the local social economy: £150,000.
- E28: Exports to grow overseas trading: £145,000.
- E29: Supporting Decarbonisation: £395,000.
- E31: Support relevant feasibility studies: £136,000.

2.4 Skills Investment Priority:

- E33: Employment support for economically inactive people: £105,000.

- E34: Courses including basic, life, and career skills: £80,000.
- E37: Tailored support for the employed to access courses: £70,000.
- E39: Green skills courses: £155,000.
- E41: Funding to support local digital skills: £232,000.

2.5 Rural England Prosperity Fund interventions: The addendum is attached as an appendix. The key Interventions, budgets, and delivery routes are shown below:

- Intervention 1.1: (i) SME grants to be used alongside SPF E24: £800,000. (ii) SME grants to be used alongside SPF E29: £300,000.
- Intervention 1.3: trail development and marketing: £65,000.
- Intervention 2.1: Digital improvements for hard-to-reach communities: £580,000.
- Intervention 2.2: Community sustainable energy: £206,918
- Intervention 2.6: Active travel enhancements: £115,000.

3. **Financial Implications**

- 3.1 The Section 31 grant funding is specifically for the Investment Priorities and Interventions detailed in the Investment Plan, so cannot be used for Business-as-Usual activity. However, while much of the funding is allocated to directly benefit Dorset businesses and communities through grant schemes, some interventions will be delivered in-house and help deliver actions in the Dorset Council Plan and Delivery Plan, including delivery by the Digital Place, Sustainable Transport, and Zero Carbon teams.
- 3.2 Up to 4% of the grant can be used for administration and delivery costs, which is sufficient to cover the costs of a fixed-term project manager and project officer. These posts have recently been appointed. Further support is provided from existing Economic Growth and Regeneration Service officers.
- 3.3 In summary, there are no additional costs to the council, and some unfunded ambitions of the council will be funded, match-funded, or gap-funded - and delivered - through SPF.

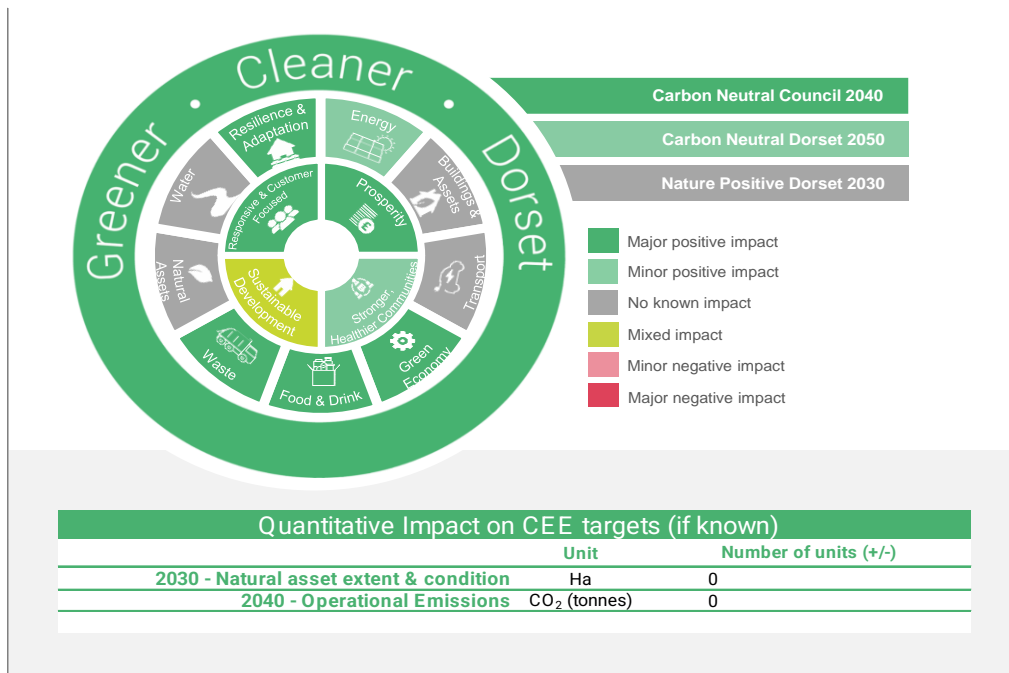
4. Natural Environment, Climate & Ecology Implications

4.1 Interventions included in the SPF Investment Plan include:

- funding for energy efficiency and sustainable energy improvements to homes, community buildings and businesses,
- work to develop and deliver sustainable transport infrastructure.
- green skills training

4.2 In addition to interventions specifically targeted at mitigating and improving the natural environment, climate impact is one of the proposed indicators for evaluating business and community grant applications.

4.3 Climate Wheel:



5. Well-being and Health Implications

5.1 Within the “Communities and Place” Investment Priority there are interventions to improve cold homes and boost digital inclusion, both of which contribute to reducing health and wellbeing inequalities.

5.2 The “Local Business” and “People and Skills” Investment Priorities all help to safeguard and create better quality jobs, improving levels of financial wellbeing. Income and wealth are key wider determinants of health and wellbeing.

6. **Other Implications**

6.1 None.

7. **Risk Assessment**

7.1 HAVING CONSIDERED: the risks associated with this decision; the level of risk has been identified as:

Current Risk: Medium

Residual Risk: Low

Failure to access and make use of the funding available through the SPF and REPF presents both a reputational risk and a loss of funding.

8. **Equalities Impact Assessment**

8.1 A comprehensive over-arching Equalities Impact Assessment was carried out to support the Economic Growth Strategy, available at [Economic Growth Strategy EqIA - Dorset Council](#) . A more detailed EqIA examining the potential impact of specific SPF Interventions is under development, in consultation with a nominated DC Inclusion Champion

9. **Appendices**

Appendix 1 - Shared Prosperity Fund Investment Plan, Rural England Prosperity Fund Addendum summaries and original texts

Appendix 2 - EqIA

Appendix 3 - Natural Environment, Climate & Ecology Implications Accessible Impact Assessment and Table of Recommendations

10. **Background Papers**

None

Cabinet

5 December 2023

Dorset Shared Prosperity Fund Investment Plan

Appendix 1:

Shared Prosperity Fund Investment Plan, Rural England Prosperity Fund Addendum summaries and original texts

- 1.1 The Investment Plan and addendum were uploaded to a government website through an electronic questionnaire. This process automatically produces pdfs of the results, which are reproduced below. While these is official records of the Investment Plan and addendum, their formats and layouts are not particularly clear, therefore a summary is also provided.
- 1.2 SPF Investment Plan: Communities and Place Investment Priority summary:
- Intervention E2: Improvements to Town Centres and High Streets: In-house delivery of community development fund grants: £150,000
 - Intervention E12: Community-led regeneration: In-house delivery of community development fund grants: £255,000
 - Intervention E13: Community measures to reduce the cost of living: Home energy performance improvements delivered through existing Healthy Homes Dorset contract: £537,958.
 - Intervention E14: Relevant feasibility studies: Taking forward selected recommendations from the Network Rail Dorset Connectivity Strategic Study to outline business case stage: £70,000.
 - Intervention E15: Digital connectivity for local community facilities: Digital connections for community buildings, delivered by DC Digital Place Service: £75,500
- 1.3 SPF Investment Plan: Local business Investment Priority summary: Interventions E18 - E28 comprise a commissioned business support service and grants to local businesses.

- Intervention E17: Development and promotion of the visitor economy: Research and marketing delivered through Visit Dorset, DC's Destination Management Organisation: £78,812
- Intervention E18: Made smarter adoption: £237,000.
- Intervention E20: Research and development supporting innovation: £366,000.
- Intervention E24: Training hubs, business support, incubators, and accelerators: £1,197,542
- Intervention E26: Growing the local social economy: £150,000.
- Intervention E28: Exports to grow overseas trading: £145,000.
- Intervention E29: Supporting Decarbonisation and improving the natural environment: Support and advice on decarbonisation and business energy efficiency delivered by DC Low Carbon Dorset initiative: £395,000.
- Intervention E31: Support relevant feasibility studies, commissioned from relevant experts: £136,000.

1.4 SPF Investment Plan: Skills and People Investment Priority summary: All delivery routes To Be Confirmed in consultation with Skills and Learning.

- Intervention E33: Employment support for economically inactive people: £105,000.
- Intervention E34: Courses including basic, life, and career skills: £80,000.
- Intervention E37: Tailored support for the employed to access courses: £70,000.
- Intervention E39: Green skills courses: £155,000.
- Intervention E41: Funding to support local digital skills: £232,000.

1.5 Rural England Prosperity Fund interventions:

- Intervention 1.1: (i) SME grants to be used alongside SPF Intervention E24 business support grants, £800,000. (ii) Low Carbon Dorset SME grants to be used alongside advice funded by SPF Intervention E29, £300,000.
- Intervention 1.3: trail development and marketing, to be delivered by Dorset AONB and DC, £65,000.
- Intervention 2.1: Digital improvements for hard-to-reach communities: £580,000.

- Intervention 2.2: for Low Carbon Dorset community sustainable energy: £206,918
- Intervention 2.6: Active travel enhancements: £115,000.

1.6 Shared Prosperity Fund Investment Plan, original version from government document:

Response ID ANON-QPA8-9PYP-C

Submitted to Submit an investment plan to the UK Shared Prosperity Fund in England

Submitted on 2022-07-29 14:57:31

Investment priorities

Navigating your investment plan submission

About your investment plan

Get help

Your location

In which region is the lead authority based?

South West England

Your location: South West

Select the lead authority

Select the lead authority:

Dorest

Your details

Full Name

First name and surname:

Jon Bird

Email address

Email address:

jon.bird@dorsetcouncil.gov.uk

Phone number

Phone number:

01305221895

Organisation

Organisation:

Dorset Council

Local challenges and opportunities

Local challenges and opportunities: Communities and Place

Are there any local challenges you face which fall under the Communities and Place investment priority ?

Yes

Local challenges and opportunities: Communities and Place

Describe these challenges, give evidence where possible

Describe these challenges, give evidence where possible:

Dorset is in general a good place to live with above average life expectancy, high quality protected landscapes, and relatively low levels of crime and unemployment.

However, there are widespread challenges relating to its rural nature, and related challenges of connectivity, access to services, the cost of heating

especially off the gas network, and its demographics: it has high levels of long-term illness and disability generally related to its high and growing

population of older people: The Dorset Council area has a population of 380,000 residents, 30% of whom are aged 65 and older (compared to 19% in

England and Wales). It has limited higher education provision and relatively high house prices coupled with relatively low salaries, which explain the high

levels of young adults moving away from the area. While its protected landscapes are an important asset, balancing the need to preserve and improve

landscapes with demands for modern services is an ongoing challenge.

The wider picture also masks significant areas of deprivation, mostly in urban areas (mainly in parts of Weymouth, Portland and Bridport) and also in the

East of Dorset in Ferndown, Wimborne and Verwood and also rural deprivation due to isolation and difficulty accessing housing, transport and essential

services. Melcombe Regis, in the centre of Weymouth, is in the top 20% of communities nationally for health, income, employment and living

environment deprivation, and also the top 20% for crime.

A host of relevant data, predominantly from national datasets, is synthesised in the following local data sets:

Sources:

Understanding Dorset - Dorset Council

Locality dashboard - Public Health Dorset - Dorset Council

Indices of Deprivation 2019 - Dorset Council

Dorset Council Wards 2019 - Dorset Council

<https://www.dorsetlep.co.uk/dorset-council-local-context>

Dorset Council's Plan - Dorset Council

Local challenges and opportunities: Communities and Place

Are there any local opportunities which fall under the Communities and Place investment priority that you intend to support?

Yes

Local challenges and opportunities: Communities and Place

Describe these opportunities, give evidence where possible

Describe these opportunities, give evidence where possible:

1. While Dorset has benefitted from funding streams to support regional policy in the past, the reorganisation of local government in 2019 simplified

administrative structures, removing a tier of local government, and creating one council that serves nearly 400,000 residents. This not only serves

residents better but also enables closer relations with local MPs and national government. The removal of a tier of government at local level is matched

by the removal of the EU level at the supranational level, creating a much simpler system that holds potential for more bespoke activity tied more closely

with local community wants and needs.

2. While there has always been a great deal of collaborative working in Dorset between public, private, and third sector organisations, during the pandemic this work underwent a step change. Previously, Dorset had successful EU-funded community-led local development projects in rural areas but scheme rules prevented similar initiatives in our urban areas. We want to use the Shared Prosperity Fund to build on these legacies, allowing us to enable local community groups in rural and urban areas alike to be more involved in shaping their communities and the services available to them.

3. This Investment Priority enables us to address some specific place-based opportunities, including crime prevention measures in specific hotspots, enhancing our domestic insulation programme in the short term to address the current cost of living crisis while providing longer term Carbon reduction and fuel poverty alleviation benefits, and exploring ways to improve sustainable, affordable transport, especially for younger people.

Data Sources:

<https://www.dorsetlep.co.uk/dorset-council-local-context>

LEADER Community Led Local Development - Dorset Council

Dorset Council's Plan - Dorset Council

Local challenges and opportunities: Supporting Local Business

Are there any local challenges you face which fall under the Supporting Local Business investment priority ?

Yes

Local challenges and opportunities: Supporting Local Business

Describe these challenges, give evidence where possible

Describe these challenges, give evidence where possible:

Unemployment in Dorset is generally relatively low, but it has a significant productivity gap. Less than 1% of Dorset businesses are large firms, which tend to be more productive and invest more in R&D. There is also a continuing seasonal, low-skill, low-wage economy with tourism and agriculture significant industries: 23% of jobs pay below the living wage compared with 17% nationally.

Earnings are below average and house prices are high with affordability issues for many young people and keyworkers.

Dorset's physical geography, peripheral location, protected landscapes, and relatively poor road and rail links also influence the types of business and sectors where it has a competitive advantage.

Business births are well below the national average, although survival rates are higher.

Dorset's demographics are skewed toward older people and a significant proportion of the workforce is due to retire by 2030. Since the pandemic, a large group of predominantly older working-age people have become economically inactive, exacerbating the issue.

Relevant data, predominantly from national datasets and supplemented by commercial data sets such as MOSAIC socio-demographic data and Burning

Glass employment data is synthesised in the following local data sets:

Evidence base:

Reports - Dorset Council (State of Dorset Report)

Local Economic Assessment Topic Data - Dorset Council

<https://www.dorsetlep.co.uk/dorset-council-local-context>

Economy Topic Data - Dorset Council

Understanding Dorset - Dorset Council

Local challenges and opportunities: Supporting Local Business

Are there any local opportunities which fall under the Supporting Local Business investment priority that you intend to support?

Yes

Local challenges and opportunities: Supporting Local Business

Describe these opportunities, give evidence where possible

Describe these opportunities, give evidence where possible:

Improving productivity, sustainability, and accessibility are the key opportunities in Dorset: These can be improved by:

(i) building on our biggest strengths in high-value advanced manufacturing and engineering, particularly in the aerospace, defence, and marine sectors.

These are the most significant sectors that employ significant numbers in well-paying jobs

(ii) increasing the productivity of our less productive sectors, such as tourism, through extending the season, investment in automation and digital capabilities and capacity,

(iii) enabling small businesses to start, stay, and grow in Dorset through business support and investment, particularly in automation, digital and low

Carbon investments.

(iv) investing in Dorset's High Potential Growth opportunities in the agritech, aquaculture, and security industries. Some of these investment priorities

complement People and Skills investment priorities

(v) encouraging economically inactive working age people to either re-join the workforce or participate in the social economy

Evidence Base:

Dorset LIS Summary - Feb 2020 FINAL.pdf (dorsetlep.co.uk)

Towards-2030-Reimagining-the-Visitor-Economy-in-the-South-West.pdf (heartofswlep.co.uk)

Investment opportunities - great.gov.uk international

Local challenges and opportunities: People and Skills

Are there any local challenges you face which fall under the People and Skills investment priority?

Yes

Local challenges and opportunities: People and Skills

Describe these challenges, give evidence where possible

Describe these challenges, give evidence where possible:

There are skills shortages at all levels in Dorset, while the trend is for less-skilled jobs to be automated, leading to an ever-greater need for people with

skills at level 4 and above in a wide range of specialist roles. Dorset employment concentration in sectors with a high proportion of workers with low

numeracy skills is relatively high in Dorset (40%, n=120,000), supported by above average proportions employed in Tourism, Hospitality and Construction,

and lower employment levels in sectors where there are fewer workers with low numeracy skills, such as Information and Communication (27%), and

Professional, Scientific and Technical activities (31%).

Evidence Sources:

ONS BRES, 2020 & PBE analysis of OECD PIAAC Public Use Files for England

Counting on the recovery. The role for numeracy skills in 'levelling up' the UK. Pro Bono Economics, National Numeracy & KPMG, April 2021

Dorset LIS Summary - Feb 2020 FINAL.pdf (dorsetlep.co.uk)

Local challenges and opportunities: People and Skills

Are there any local opportunities which fall under the People and Skills investment priority that you intend to support?

Yes

Local challenges and opportunities: People and Skills

Describe these opportunities, give evidence where possible

Describe these opportunities, give evidence where possible:

In addition to addressing the challenges described above through providing support and training at both basic and more advanced levels, we will ensure

training is fit for the future by providing broad digital skills training and specific skills needed for the growing green economy.

Interventions

Interventions: Communities and Place

Does your investment plan meet the Communities and Place investment priority?

Yes

Interventions: Communities and Place

What are the outcomes you want to deliver under this investment priority? Select all that apply.

Greenhouse gas reductions, Improved perception of facilities/amenities, Increased users of facilities/amenities, Improved perception of

facility/infrastructure project, Improved engagement numbers, Increased number of projects arising from funded feasibility studies, Increased take up of

energy efficiency measures, Number of premises with improved digital connectivity

Interventions: Communities and Place

Select the interventions you intend to use which meet this priority. You can select as many as you like.

E2: Funding for new, or improvements to existing, community and neighbourhood infrastructure projects including those that increase communities'

resilience to natural hazards, such as flooding. This could cover capital spend and running costs. , E12: Investment in community engagement schemes to

support community involvement in decision making in local regeneration. , E13: Community measures to reduce the cost of living, including through

measures to improve energy efficiency, and combat fuel poverty and climate change.

, E14: Funding to support relevant feasibility studies. , E15:

Investment and support for digital infrastructure for local community facilities.

Interventions: Communities and Place

Do you plan to use any interventions not included on this list?

Yes

Interventions: Communities and Place

State the name of each of these additional interventions and give a brief description of each of these

State the name of each of these additional interventions and give a brief description of each of these:

Yes – 4% administration cost added to this IP purely to ensure spreadsheet totals balanced. No metrics/outputs outcomes aligned with this.

Explain how each of these interventions meet the investment priority. Give evidence where possible, including why it is value for money and

the outcomes you want to deliver.

Explain how each of these interventions meets the investment priority. Give evidence where possible, including why it is value for money and the

outcomes you want to deliver. :

The Missions relevant to people and Place are all interconnected, as satisfaction with an area is closely linked to Healthy Life Expectancy, wellbeing, and low levels of crime against the person, and vice versa.

Interventions E2 and E12 will provide for grassroots community-led local development, supporting local groups to lead on what their community wants.

Eligibility and scoring for access to these funds will be designed to focus funding on areas of greatest need. Funding could also be used for measures designed to prevent crime and give residents a better feeling of security.

Indices of deprivation in Dorset, like many areas, are significantly affected by lack of connectivity to services:

Intervention E13 will focus on (i) improving home energy efficiency, which not only reduces fuel bills and pollutants, but perhaps most importantly lowers incidences of excess winter death, which is one of the key wider determinants of health. (ii) promoting affordable, sustainable transport, helping mitigate some of the connectivity problems inherent in predominantly rural areas.

Interventions E14 and E15 tackle both physical and digital connectivity, helping build the case for longer-term investment in the local rail infrastructure, and more immediate improvements to community digital connectivity. While the What Works Centre evidence base suggests that broadband investment is more cost-effective in urban areas, these areas generally do not require public subsidy at present as areas are dense enough for a reasonable return on investment. Extending broadband to community centres in marginal areas can be a catalyst for further market-based expansion and extension.

Do you consider any of these interventions may provide a subsidy to potential recipients of the funding under the intervention's planned activity?

No

Detail the assessment you undertook to consider whether the proposed projects constitute a subsidy and any specific measures you will take to make sure the subsidy is permitted.

Detail the assessment you undertook to consider whether the proposed projects constitute a subsidy and any specific measures you will take to make

sure the subsidy is permitted.:

While development of specific projects is currently at the conceptual stage, the interventions for E13, E14 and E15 will all be delivered either in-house or

using competitively procured services, so there is no issue of subsidy. If administration of the E2 and E12 funds is undertaken by a third party, this will

also be procured competitively. The likelihood of Subsidy Control implications for small grants has been assessed in-house in line with the guidance, and

it is considered very unlikely any grant would affect international trade, so subsidy is not an issue. Part of any grant scheme project design will include

designing out subsidy where possible or providing for an allowable subsidy such as De Minimis if this is not practical.

Interventions: Communities and Place

Have you already identified any projects which fall under the Communities and Place investment priority?

Yes

Interventions: Communities and Place

Describe these projects, including their proposed locations and how they fall under this investment priority.

Describe these projects, including their proposed locations and how they fall under this investment priority.:

Development of specific projects is currently at the conceptual stage:

E2/E12: These interventions will be delivered through a funding pot managed either in-house or through a competitively commissioned provider, using a

“bottom up” model to empower local community organisations to propose projects best suited to local need, with “top down” governance and

programme management to ensure funds are used correctly. Consideration will be given to places of greatest need, based on indices of deprivation

appropriate to the interventions under consideration.

E13: This will be delivered through: (i) the “Healthy Homes Dorset” programme and/or any successor programme designed to reduce energy bills, cut

emissions of Carbon and other pollutants, mitigate fuel poverty and reduce excess seasonal morbidity and mortality. The current contract was

competitively tendered with sufficient headroom for an increase in budget such as that proposed here. Any future iteration will also be subject to

competitive tender. (ii) projects commissioned or delivered directly by the council's transport teams to increase uptake of sustainable, affordable

transport, particularly to enable travel to and from workplaces.

E14: Taking forward selected recommendations from the Network Rail Dorset Connectivity Strategic Study to outline business case stage will involve

appointing external consultants from Dorset Council's framework of suppliers.

E15: There are several potential schemes at the development stage. Expanding digital connectivity to community hubs is often a catalyst for rollout of

fixed digital services that would otherwise not be commercially viable. Dorset is also a leader in rural 5G development.

Do you consider these projects may provide a subsidy to potential recipients of the funding under the proposed planned activity?

No

Detail the assessment you undertook to consider whether the proposed projects constitute a subsidy and any specific measures you will take

to make sure the subsidy is permitted.

Detail the assessment you undertook to consider whether the proposed project constitute a subsidy/State Aid and any specific measures you will take to

make sure the subsidy is permitted.:

While development of specific projects is currently at the conceptual stage, the interventions for E13, 14 and E15 will all be delivered using competitively

procured services, so there is no issue of subsidy. If administration of the E2 and E12 funds is undertaken by a third party, this will also be procured

competitively. The likelihood of Subsidy Control implications for small grants has been assessed in-house in line with the guidance, and it is considered

very unlikely any grant would affect international trade, so subsidy is not an issue. Part of any grant scheme project design will include designing out

subsidy where possible or providing for an allowable subsidy such as De Minimis if this is not practical.

Interventions: Supporting Local Business

Does your investment plan meet the Supporting Local Business investment priority?

Yes

Interventions: Supporting Local Business

What are the outcomes you want to deliver under this investment priority? Select all that apply.

Number of new businesses created, Increased visitor numbers, Increased number of businesses supported, Increased amount of investment, Number of

businesses introducing new products to the firm, Number of businesses adopting new to the firm technologies or processes, Number of new to market

products, Increased amount of low or zero carbon energy infrastructure installed, Greenhouse gas reductions, Number of R&D active businesses,

Number of businesses adopting new or improved products or services, Number of businesses engaged in new markets, Number of early stage firms

which increase their revenue following support, Number of businesses increasing their export capability, Increased number of projects arising from

funded feasibility studies

Interventions: Supporting Local Business

Select the interventions you intend to use which meet this priority. You can select as many as you like.

E17: Funding for the development and promotion (both trade and consumer) of the visitor economy, such as local attractions, trails, tours and tourism

products more generally. , E18: Supporting Made Smarter Adoption: Providing tailored expert advice, matched grants and leadership training to enable

manufacturing SMEs to adopt industrial digital technology solutions including artificial intelligence; robotics and autonomous systems; additive

manufacturing; industrial internet of things; virtual reality; data analytics. The support is proven to leverage high levels of private investment into

technologies that drive growth, productivity, efficiency and resilience in manufacturing. , E20: Research and development grants supporting the

development of innovative products and services. , E24: Funding for new and improvements to existing training hubs, business support offers,

'incubators' and 'accelerators' for local enterprise (including social enterprise) which can support entrepreneurs and start-ups through the early stages of

development and growth by offering a combination of services including account management, advice, resources, training, coaching, mentorship and

access to workspace. , E26: Support for growing the local social economy, including community businesses, cooperatives and social enterprises. , E28:

Export Grants to support businesses to grow their overseas trading, supporting local employment. , E29: Supporting decarbonisation and improving the

natural environment whilst growing the local economy. Taking a whole systems approach to invest in infrastructure to deliver effective decarbonisation

across energy, buildings and transport and beyond, in line with our legally binding climate target. Maximising existing or emerging local strengths in low

carbon technologies, goods and services to take advantage of the growing global opportunity. , E31: Funding to support relevant feasibility studies.

Interventions: Supporting Local Business

Do you plan to use any interventions not included on this list?

No

Interventions: Supporting Local Business

Have you already identified any projects which fall under the Supporting Local Business investment priority?

Yes

Interventions: Supporting Local Business

Describe these projects, including their proposed locations and how they fall under this investment priority.

Describe these projects, including their proposed locations and how they fall under this investment priority.:

Development of specific projects is currently at the conceptual stage:

The main programme, consisting of E24 (Training hubs, business support offers, incubators), complemented by E18 (made smarter adoption), E20 (R&D),

and E28 (supporting exports) will be commissioned following the appropriate competitive process. It is likely that costs can be reduced, and quality

improved by commissioning this package with one or more neighbouring authorities. The results of discussions concerning how to tender are subject to

government feedback on the relevant Investment Plans. A small allocation will be retained to support Dorset Business Mentors, formerly DORMEN, a

well-established SME mentoring service run in-house but dependent on third party funding.

E26: Social Economy support is likely to be competitively commissioned for Dorset alone, as this type of service tends to be more locality specific.

E29: Low Carbon Business Support is likely to be delivered in-house, to provide service continuity with the current ERDF-funded Low Carbon Dorset

programme, although the service design and eligibility requirements will be better tailored to local need and funding availability.

E31: Feasibility Studies: The funding is not allocated to specific studies at this point, however there is a steady stream of business opportunities that merit

further investigation but cannot be funded at present.

Do you consider these projects may provide a subsidy to potential recipients of the funding under the proposed planned activity?

No

Detail the assessment you undertook to consider whether the proposed projects constitute a subsidy and any specific measures you will take

to make sure the subsidy is permitted.

Detail the assessment you undertook to consider whether the proposed project constitute a subsidy and any specific measures you will take to make sure

the subsidy is permitted.:

While development of specific projects is currently at the conceptual stage, the interventions for E17, E18, E20, E24, E26 and E28 will all be delivered using

competitively procured services, so there is no issue of subsidy to the programme administrator(s). The final beneficiaries of the schemes will receive

relatively small grants and non-financial aid. The likelihood of Subsidy Control implications for small grants has been assessed in-house in line with the

guidance, and it is considered very unlikely any grant would affect international trade, so subsidy is not an issue. Part of any grant scheme project design

will include designing out subsidy where possible or providing for an allowable subsidy such as De Minimis if this is not practical.

Intervention E29 is likely to be administered in-house to provide service continuity with an established scheme. The service is designed to meet policy

objectives and no financial benefit will accrue to the council. Intervention E31 will be carried out by third parties following procurement policy

proportionate to the size of contract.

Interventions: People and Skills

Does your investment plan meet the People and Skills investment priority?

Yes

Interventions: People and Skills

What are the outcomes you want to deliver under this investment priority? Select all that apply.

Number of economically inactive individuals in receipt of benefits they are entitled to following support, Number of people with basic skills (English,

maths, digital and ESOL), Number of people in employment, including self-employment, following support, Number of people engaged in job-searching

following support, Number of people in education/training, Number of people experiencing reduced structural barriers into employment and into skills

provision, Number of people familiarised with employers' expectations, including, standards of behaviour in the workplace, Number of people gaining a

qualification or completing a course following support, Number of people gaining qualifications, licences and skills, Number of economically active

individuals engaged in mainstream skills education and training

Interventions: People and Skills

Select the interventions you intend to use which meet this priority. Select all that apply.

E33: Employment support for economically inactive people: Intensive and wrap-around one-to-one support to move people closer towards mainstream

provision and employment, supplemented by additional and/or specialist life and basic skills (digital, English, maths* and ESOL) support where there are

local provision gaps. This provision can include project promoting the importance of work to help people to live healthier and more independent lives,

alongside building future financial resilience and wellbeing. Beyond that, this intervention will also contribute to building community cohesion and

facilitate greater shared civil pride, leading to better integration for those benefitting from ESOL support. Expected cohorts include, but are not limited to

people aged over 50, people with a disability and health condition, women, people from an ethnic minority, young people not in education, employment

or training and people with multiple complex needs (homeless, care leavers, ex/offenders, people with substance abuse problems and victims of

domestic violence). *via Multiply., E34: Courses including basic skills (digital, English, maths (via Multiply) and ESOL), and life skills and career skills**

provision for people who are unable to access training through the adult education budget or wrap around support detailed above. Supplemented by

financial support for learners to enrol onto courses and complete qualifications. Beyond that, this intervention will also contribute to building community

cohesion and facilitate greater shared civil pride, leading to better integration for those benefitting from ESOL support. **where not being met through

Department for Work and Pensions provision., E37: Tailored support to help people in employment, who are not supported by mainstream provision to

address barriers to accessing education and training courses. This includes supporting the retention of groups who are likely to leave the labour market

early. , E39: Green skills courses targeted around ensuring we have the skilled workforce to achieve the government's net zero and wider environmental

ambitions. , E41: Funding to support local digital skills.

Interventions: People and Skills

Do you plan to use any interventions not included on this list?

No

Interventions: People and Skills

Have you already identified any projects for 2024-2025 which fall under the People and Skills investment priority?

Yes

Interventions: People and Skills

Describe these projects for 2024-25, including their proposed locations and how they fall under this investment priority.

Describe these projects for 2024-25, including their proposed locations and how they fall under this investment priority.:

The selected interventions are designed to contribute to mission 1 (boosting pay, employment and productivity), 6 (skills training), 7 (healthy life

expectancy) and 8 (wellbeing) as they are all designed to improve employment prospects, whether maximising the number of people able to be

economically active in the workplace or gaining higher level skills and those in growing sectors such as the green economy. These skills boost the pay of

the direct beneficiaries and their families, and indirectly the communities where they spend their increased incomes and benefits the wider economy

through increased taxes and/or decreased demand for in and out of work benefits. Employment in itself is one of the key wider determinants of a healthy

life, bringing physical and mental health benefits to Dorset residents.

Proposed projects are at a conceptual stage. The basic package of services will be commissioned through Skills and Learning, Dorset Council and

neighbouring BCP Council's jointly run provider and commissioner. It will be designed to complement existing statutory provision and Multiply provision.

Need for green skills training including qualifications needed for PAS 2035 such as retrofit assessors and coordinators, and heat pump engineers will be

defined and refined prior to delivery ramping up in 2024/5. Appropriate digital skills training will also be scoped in time for delivery in 2024/5.

Do you consider these projects may provide a subsidy to potential recipients of the funding under the proposed planned activity?

No

Detail the assessment you undertook to consider whether the proposed projects constitute a subsidy and any specific measures you will take

to make sure the subsidy is permitted.

Detail the assessment you undertook to consider whether the proposed projects constitute a subsidy/State Aid and any specific measures you will take to

make sure the subsidy is permitted. :

The delivery of most of these services is outside the scope of subsidy control legislation. Where they are not outside the scope, the training providers will be commissioned through competitive processes proportionate to the contract values involved.

Interventions: People and Skills

Have you identified a local voluntary and community provision at risk as part of this intervention?

No

Approach to delivery and governance

Stakeholder engagement and support

Have you engaged with any of the following as part of your investment plan? Select all that apply.

Public sector organisations, Private sector organisations, Civil society organisations

If so, describe how you have engaged with these organisations. Give examples where possible.

If so, describe how you have engaged with these organisations. Give examples where possible. :

Dorset Council's first stage of engagement was conducted via an online consultation and invited a wide range of representatives of all the stakeholders

described in the guidance. Some stakeholders also publicised the link more widely through their own contacts and communications. It asked about

challenges and opportunities (the "What?" for SPF before we considered the "how?"), it asked participants to rank groups of interventions under the three

investment priorities, and it invited participants to be further involved in the process.

The second stage was an online meeting. Invites were sent to the original group plus all who had responded to stage one. Dorset Council presented the

findings of stage one and data it considered relevant to the SPF Investment Plan.

The meeting had a follow-up online survey where respondents were

asked both about a proposed set of interventions based on the data and round one responses, and to submit additional data if they considered the

dataset presented to be lacking useful or relevant data.

The third stage was a circulation of a first draft of the first part of this Investment plan for comment.

Copies of all of the responses, ranking exercises etc available on request.

Stakeholders who were also past, current, and potential future suppliers of some of the interventions proposed provided valuable input into the design

stage but should not be part of the partnership group in the delivery phase to prevent possible conflicts of interest.

Stakeholder engagement and support

Summarise the governance structures you have in place, including how any advisory panels or associated partnership groups are made up.

Summarise the governance structures you have in place, including how any advisory panels or associated partnership groups are made up.:

Now that consultation on the design of the Investment Plan has concluded, those stakeholders who are not potential beneficiaries and who have

expressed an interest in further involvement will be invited to form the initial Advisory Panel. An attempt to further engage local MPs will also be made.

Government feedback over the past few years has been that Dorset LEP's key strength lay in its capital programme management procedures and

templates - essentially that it ran a tight ship in this regard. DC has commissioned Dorset LEP to produce standard operating procedures and templates

based on its successful model, adapted to suit the needs of a programme with significant revenue elements. Dorset Council will establish programme

boards and the local partnership over Summer and early autumn 2022.

Have all the MPs covering your lead authority been invited to join the local partnership group?

Yes

Stakeholder engagement and support

Are there MPs who are not supportive of your investment plan?

No

Project selection

Are you intending to select projects in any way other than by competition for funding?

Yes

Project selection

Describe your approach to selecting projects, and why you intend to do it this way

Describe your approach to selecting projects, and why you intend to do it this way. :

Competition will be the principal mechanism, used for E2, 12, 14, 15, 18, 20, 24, 26, 28 and 31.

E13 will be managed in-house but use competition for the delivery elements, in the case of Healthy Homes Dorset an existing scheme tendered with

sufficient headroom for additional funding such as this.

E17 will be managed by the in-house Destination Management Organisation, Visit Dorset, but again the delivery will be through competition.

E29 will be delivered in-house to provide service continuity for the currently ERDF-funded Low Carbon Dorset programme.

The skills interventions, which are in general not subject to subsidy control or procurement law, may be tendered or managed through existing contracts

through Skills and Learning, the joint BCP Council and Dorset Council Adult Studies service. Service delivery for 2025 has not yet been agreed.

Working with other places: Communities and Place

Do you intend to work with other places on any of the interventions which fall under the Communities and Place investment priority?

Yes

Working with other places: Communities and Place

Which interventions do you intend to collaborate on? Select all that apply.

None of the above.

Describe any interventions not included in this list

Describe any interventions not included in this list:

Which places do you intend to collaborate with?

Which places do you intend to collaborate with?:

N/A

Working with other places: Supporting Local Business

Do you intend to work with other places on any of the interventions which fall under the Supporting Local Business investment priority?

Yes

Working with other places: Supporting Local Business

Which interventions do you intend to collaborate on? Select all that apply.

E18: Supporting Made Smarter Adoption: Providing tailored expert advice, matched grants and leadership training to enable manufacturing SMEs to

adopt industrial digital technology solutions including artificial intelligence; robotics and autonomous systems; additive manufacturing; industrial internet

of things; virtual reality; data analytics. The support is proven to leverage high levels of private investment into technologies that drive growth,

productivity, efficiency and resilience in manufacturing. , E20: Research and development grants supporting the development of innovative products and

services. , E24: Funding for new and improvements to existing training hubs, business support offers, 'incubators' and 'accelerators' for local enterprise

(including social enterprise) which can support entrepreneurs and start-ups through the early stages of development and growth by offering a

combination of services including account management, advice, resources, training, coaching, mentorship and access to workspace. , E28: Export Grants

to support businesses to grow their overseas trading, supporting local employment.

Describe any interventions not included in this list.

Describe any interventions not included in this list.:

Which places do you intend to collaborate with?

Which places do you intend to collaborate with?:

Any collaboration is subject to confirmation and government validation of Investment Plans, however Dorset Council has often collaborated with

neighbouring BCP Council on business support initiatives as it forms one effective live-work area. Where it is clear than there is similar demand in other

neighbouring authorities with similar needs and economies, such as in Wiltshire, Somerset, and Devon, we will explore benefits and disbenefits of a wider

business support offer.

Working with other places: People and Skills

Do you intend to work with other places on any of the interventions which fall under the People and Skills investment priority?

Yes

Working with other places: People and Skills

Which interventions do you intend to collaborate on? Select all that apply.

E33: Employment support for economically inactive people: Intensive and wrap-around one-to-one support to move people closer towards mainstream

provision and employment, supplemented by additional and/or specialist life and basic skills (digital, English, maths* and ESOL) support where there are

local provision gaps. This provision can include project promoting the importance of work to help people to live healthier and more independent lives,

alongside building future financial resilience and wellbeing. Beyond that, this intervention will also contribute to building community cohesion and

facilitate greater shared civil pride, leading to better integration for those benefitting from ESOL support. Expected cohorts include, but are not limited to

people aged over 50, people with a disability and health condition, women, people from an ethnic minority, young people not in education, employment

or training and people with multiple complex needs (homeless, care leavers, ex/offenders, people with substance abuse problems and victims of

domestic violence). *via Multiply., E34: Courses including basic skills (digital, English, maths (via Multiply) and ESOL), and life skills and career skills**

provision for people who are unable to access training through the adult education budget or wrap around support detailed above. Supplemented by

financial support for learners to enrol onto courses and complete qualifications. Beyond that, this intervention will also contribute to building community

cohesion and facilitate greater shared civil pride, leading to better integration for those benefitting from ESOL support. **where not being met through

Department for Work and Pensions provision., E37: Tailored support to help people in employment, who are not supported by mainstream provision to

address barriers to accessing education and training courses. This includes supporting the retention of groups who are likely to leave the labour market

early. , E39: Green skills courses targeted around ensuring we have the skilled workforce to achieve the government's net zero and wider environmental ambitions. , E41: Funding to support local digital skills.

Describe any interventions not included in this list.

Describe any interventions not included in this list.:

Which places do you intend to collaborate with?

Which places do you intend to collaborate with?:

Any collaboration is subject to confirmation and government validation of Investment Plans, however Dorset Council has a shared adult studies service

with BCP Council, and is collaborating on the Multiply Investment Plan and may seek to collaborate on the People and Skills IP

Public sector equality duty

How have you considered your public sector equality duty in the design of your investment plan?

How have you considered your public sector equality duty in the design of your investment plan ?:

There is a strong correlation between places with high populations of people with protected characteristics, and lower levels of wellbeing. This policy as a

whole aims to close the gap between the best performing areas and other areas, so it contributes towards advancing equality of opportunity in general.

At this stage the individual projects are at the conceptual stage, however DC EQIA screening tools will be used, and full EQIAs undertaken as appropriate,

at the relevant stage of intervention and project development.

How will you consider your public sector equality duty when implementing your investment plan, including in the selection of projects?

How will you consider your public sector equality duty when implementing your investment plan, including in the selection of projects ?:

In addition to the steps described above, attention to our equality duty will be an integral part of the assessment of any funding bid. DC has experience of operating a similar process as part of recent LEADER projects.

Risks

Have you identified any key risks that could affect delivery, for example lack of staff or expertise?

Yes

Risks

Describe these risks or issues, including the contingency measures you have in place to mitigate them

Describe these risks or issues, including the contingency measures you have in place to mitigate them:

A full risk register for the programme, and individual risk registers for the Investment Priorities will be developed in Summer 2022.

Risks

Have you identified any key fraud risks that could affect UKSPF delivery?

Yes

Risks

Describe these risks or issues, including the contingency measures you have in place to mitigate them.

Describe these risks or issues, including the contingency measures you have in place to mitigate them. :

We are familiar with a host of ways funds may be channelled into uses other than those for which they were awarded, through experience running many

grant schemes ranging from the very broadly similar LEADER programmes to Covid grants and have seen everything from outright fraud at one extreme

to poor attention to record keeping at the other. At present projects are at the conceptual stage, but they will be designed with appropriate safeguards to

ensure beneficiaries identities are verified and grants are only paid for the goods, services, or works detailed in any grant agreement.

Capacity and capability

Team resource

How many people (FTE) will be put in place to work with UKSPF funding?

How many people (FTE) will be put in place to work with UKSPF funding?:

2.6

Describe what role these people will have, including any seniority and experience.

Describe what role these people will have, including any seniority and experience.:

Some of this capacity will be funded from the 4% administration allowed and some from internal resource. During the programme the focus of activity

will change, as interventions, programmes and projects are designed, scoped, commissioned, launched, delivered, and closed down. In addition to the

Economic Growth staff directly involved, Dorset Council will benefit from its extensive corporate teams of legal, financial, communications, and

procurement experts, alongside supporting back office finance and accounts staff. South West Audit Partnership will also be involved in performing audit

checks as required. There will also be staff carrying out a couple of projects in-house, and these will be managed in a similar way to those delivered

externally, with similar reporting and governance structures, and separate accounting codes so funding is easily traceable and identifiable. Dorset Council

may also use the support services of Dorset LEP particularly if any projects are delivered with other local authorities. At this stage it is not clear whether

Dorset LEP proposes to act as a supplier or an independent voice.

The current team has strong capability with extensive experience of working on broadly similar EU and UK government funded grant schemes. Capacity

at the moment is somewhat restricted however since the recent appointment of a new senior manager there is budget allocated for the recruitment of

new staff which will ease this capacity constraint in Autumn 2022.

Team experience and capability

How would you describe your team's current experience of delivering funding and managing growth funds?

Some experience

How would you describe your team's current capability to manage funding for procurement?

Strong capability

How would you describe your team's current capacity to manage funding for procurement?

Strong capacity

How would you describe your team's current capability to manage funding for subsidies?

Strong capability

How would you describe your team's current capacity to manage funding for subsidies?

Strong capacity

Capacity and capability: Communities and Place

Does your lead authority have any previous experience of delivering the Communities and Place interventions you have selected?

Yes

How would you describe your team's current capability to manage funding for Communities and Place interventions?

Strong capability

Describe the key capability challenges (if you have any) for delivering Communities and Place interventions. This may include challenges within your lead authority or your local/regional delivery system.

Describe the key capability challenges (if you have any) for delivering Communities and Place interventions. This may include challenges within your local authority or your local/regional delivery system.:

There are no challenges for us to manage delivery of a scheme of this size. We have managed similar schemes such as two LEADER programmes and much larger grant schemes such as ARG and the recent High Streets Funds.

Describe what further support would help address these challenges.

Describe what further support would help address these challenges.:

The 4% administration budget is very much appreciated. There is sufficient internal budget for training and recruitment of additional staff.

Capacity and capability: Communities and Place

How would you describe your team's current capacity to manage funding for Communities and Place interventions?

Strong capacity

Describe the key capacity challenges (if you have any) for delivering Communities and Place interventions. This may include challenges within your lead authority or your local/regional delivery system.

Describe the key capacity challenges (if you have any) for delivering Communities and Place interventions. This may include challenges within your local authority or your local/regional delivery system.:

There are no challenges for us to manage delivery of a scheme of this size. We have managed similar schemes such as two LEADER programmes and much larger grant schemes such as ARG and the recent High Streets Funds.

Describe what further support would help address these challenges.

Describe what further support would help address these challenges.:

The 4% administration budget is very much appreciated. There is sufficient internal budget for training and recruitment of additional staff.

Capacity and capability: Supporting Local Business

Does your lead authority have any previous experience of delivering the Supporting Local Business interventions you have selected?

Yes

How would you describe your team's current capability to manage funding for Supporting Local Business interventions?

Strong capability

Describe the key capability challenges (if you have any) for delivering Supporting Local Business interventions. This may include challenges within your lead authority or your local/regional delivery system.

Describe the key capability challenges (if you have any) for delivering Supporting Local Business interventions. This may include challenges within your local authority or your local/regional delivery system.:

Delivering all of the interventions in-house would require significant resources but we have sufficient resource to design, develop, and commission the delivery of the majority of these interventions. Those we intend to deliver in-house rely on capable staff on fixed term contracts nearing their end. SPF will

enable broadly similar service delivery to continue, tailored to suit local and UK government need rather than EU funding requirements.

Describe what further support would help address these challenges.

Describe what further support would help address these challenges.:

The 4% administration budget is very much appreciated. There is sufficient internal budget for training and recruitment of additional staff.

Capacity and capability: Supporting Local Business

How would you describe your team's current capacity to manage funding for Supporting Local Business interventions?

Strong capacity

Describe the key capacity challenges (if you have any) for delivering Supporting Local Business interventions. This may include challenges

within your lead authority or your local/regional delivery system.

Describe the key capacity challenges (if you have any) for delivering Supporting Local Business interventions. This may include challenges within your local

authority or your local/regional delivery system.:

Delivering all of the interventions in-house would require significant resources but we have sufficient resource to design, develop, and commission the

delivery of the majority of these interventions. Those we intend to deliver in-house are well resourced.

Describe what further support would help address these challenges.

Describe what further support would help address these challenges.:

The 4% administration budget is very much appreciated. There is sufficient internal budget for training and recruitment of additional staff.

Capacity and capability: People and Skills

Does your lead authority have any previous experience of delivering the People and Skills interventions you have selected?

Yes

How would you describe your team's current capability to manage funding for People and Skills interventions?

Strong capability

Describe the key capability challenges (if you have any) for delivering People and Skills interventions. This may include challenges within your

lead authority or your local/regional delivery system.

Describe the key capability challenges (if you have any) for delivering People and Skills interventions. This may include challenges within your local

authority or your local/regional delivery system.:

We have a shared Adult Studies service. Staggering the deadlines for “Multiply” and the main SPF investment plans has meant there was no stress on the

service. The service has plenty of time to gear up, if necessary, for 2024/5 delivery of the People and Skills interventions.

Describe what further support would help address these challenges.

Describe what further support would help address these challenges.:

The 4% administration budget is very much appreciated. There is sufficient internal budget for training and recruitment of additional staff.

Capacity and capability: People and Skills

How would you describe your team’s current capacity to manage funding for People and Skills interventions?

Strong capacity

Describe the key capacity challenges (if you have any) for delivering People and Skills interventions. This may include challenges within your

lead authority or your local/regional delivery system.

Describe the key capacity challenges (if you have any) for delivering People and Skills interventions. This may include challenges within your local

authority or your local/regional delivery system.:

We have a shared Adult Studies service. Staggering the deadlines for “Multiply” and the main SPF investment plans has meant there was no stress on the

service. The service has plenty of time to gear up, if necessary, for 2024/5 delivery of the People and Skills interventions.

Describe what further support would help address these challenges.

Describe what further support would help address these challenges.:

The 4% administration budget is very much appreciated. There is sufficient internal budget for training and recruitment of additional staff.

Support to deliver UKSPF

All lead authorities can use up to 4% of their UKSPF allocation to support the delivery of their chosen interventions, but by exception, lead

authorities will be able to use more than 4%. Are you planning on using more than 4%?

No

If so, explain why you wish to use more than 4%.

If so, explain why you wish to use more than 4%.:

N/A: We will use 4% plus internal capacity to manage delivery of the SPF Investment Plan.

Approvals

Do you have approval from your Chief Executive Officer for this investment plan?

Yes

Do you have approval from your Section 151 Officer for this investment plan?

Yes

Do you have approval from the leader of your lead authority for this investment plan?

Yes

If you do not have approval from any of these people, explain why this is

If you do not have approval from any of these people, explain why this is: :

Additional documents

Have you completed and uploaded the two spreadsheets to the SharePoint folder as requested?

Yes

Edit your answers

Next steps

1.7 Rural England Prosperity Fund Addendum to SPF Investment Plan, original version from government document:

Response ID ANON-695G-SBYK-4

Submitted to Rural England Prosperity Fund - Addendum to UKSPF Investment Plan

Submitted on 2022-11-30 19:44:42

Overview

Rules for applying

Additional information content

Select your area

1 Select area

Select your area:

Dorset

2 Name of person submitting REPF additional information and contact details

Name:

Jon Bird

Contact email:

jon.bird@dorsetcouncil.gov.uk

3 Alternative contact name and details

Alternative contact name:

Nick Webster

Alternative contact email address:

nicholas.webster@dorset.gov.uk

4 SRO name and contact details

SRO name:

Peter Hopkins

SRO email:

peter.hopkins@dorset.gov.uk

5 UKSPF Investment Plan reference number

UKSPF reference number:

UKSPF-585-Dorset Council

Information

Information

Local context

6 You have already submitted your UKSPF investment plan. Here, we would like you to provide any additional information about specific rural

challenges, market failures, and opportunities for rural businesses or rural communities in your area that you would like us to consider.

Here, we would like you to provide any additional information about specific rural challenges, market failures, and opportunities for rural businesses or rural communities in your area that you would like us to consider.:

Since all of Dorset apart from Weymouth is a rural area, the information on local challenges (demographics, connectivity, low productivity, high house prices, economic development within a high quality landscape) market failures (poor digital and physical connectivity leads to low-density demand that weakens or eliminates competitive markets), and opportunities (improving productivity, sustainability, and accessibility, making the best use of streamlined government structure) is already contained in the Investment Plan and the data sources referenced there. There have been no significant strategic changes since the Investment Plan was submitted, although national and international issues including higher inflation rates and fuel process are challenges for rural Dorset businesses and communities as they are across the country.

Interventions – rural business

7 Please choose the interventions you wish to use under the rural business investment priority (2023 - 2024). Select as many options as you

wish from the menu.

Capital grant funding for small scale investment in micro and small enterprises in rural areas, Capital grant funding for developing and promoting the

visitor economy

8 Please choose the interventions you wish to use under the rural business investment priority (2024 - 2025). Select as many options as you

wish from the menu.

Capital grant funding for small scale investment in micro and small enterprises in rural areas, Capital grant funding for developing and promoting the visitor economy

9 Please explain how the interventions selected will address local rural business challenges, market failures, and opportunities (max 300

words)

Please explain how the interventions selected will address local rural business challenges, market failures, and opportunities (max 300 words):

1.1: As stated in the SPF Investment plan, Dorset usually has relatively high employment rates but low levels of productivity. Dorset's physical geography, peripheral location, protected landscapes, and relatively poor road and rail links also influence the types of business and sectors where it has a

competitive advantage Low density also leads to a lack of competition, and the market failure that brings. The main share of this intervention is dedicated

to capital grants for small business to increase productivity and help keep and grow higher skilled, higher-paid jobs in rural areas. Previous LEADER and

Additional Restrictions Grant experience has shown how relatively small-scale investment in more modern machinery can help rural enterprises improve

productivity and competitiveness. A subset of this intervention is to Support Low Carbon Dorset capital grants from SME energy efficiency and renewable energy investment.

1.3: Dorset is a leader in the delivery of the Great Southwest vision for tourism, looking to improve productivity, sustainability, and accessibility.

Investment in new and improved routes or trails (waymarking, promotion, information boards etc) is designed to encourage tourists to venture further

inland from the mainly coastal "honeypots", which are often at or over capacity in peak season, to explore both further inland and the variety of local high

quality food producers.

10 Please rank the interventions selected in order of expected value added.

Please rank the interventions selected in order of expected value added:

1. Intervention 1.1: The economic value added is directly to the beneficiary companies, and then their supply chains plus wider environmental benefits from the low Carbon actions.

2. Intervention 1.3 The economic, social, and environmental value is added more widely across the visitor economy and local food and drink industry.

Interventions – rural communities

11 Please choose the interventions you wish to use under the rural communities investment priority (2023-2024). Select as many options as you wish from the menu.

Capital grant funding for investment and support for digital infrastructure for local community facilities, Capital grant funding for investment in capacity building and infrastructure support for local civil society and community groups, Capital grant funding for active travel enhancements in the local area

12 Please choose the interventions you wish to use under the rural communities investment priority (2024-2025). Select as many options as you wish from the menu.

Capital grant funding for investment and support for digital infrastructure for local community facilities, Capital grant funding for investment in capacity building and infrastructure support for local civil society and community groups, Capital grant funding for active travel enhancements in the local area

13 Please explain how the interventions selected will address local rural communities challenges, market failures, and opportunities (max 300 words)

Please explain how the interventions selected will address local rural communities challenges, market failures, and opportunities (max 300 words):

There are widespread challenges relating to its rural nature, and related challenges of connectivity, access to services, the cost of heating especially off

the gas network, and its demographics: it has high levels of long-term illness and disability generally related to its high and growing population of older

people: The Dorset Council area has a population of 380,000 residents, 30% of whom are aged 65 and older (compared to 19% in England and Wales). It

has limited higher education provision and relatively high house prices coupled with relatively low salaries, which explain the high levels of young adults

moving away from the area. While its protected landscapes are an important asset, balancing the need to preserve and improve landscapes with

demands for modern services is an ongoing challenge:

Intervention 2.1 helps tackle the issue of digital connectivity in harder to reach communities, enabling access to online services to benefit the community

and opening up the possibility of remote working for business. Intervention 2.2 both reduces Carbon and makes community buildings more comfortable

and cost-effective to run. Intervention 2.6 funds a specific access improvement, making travel to and from the village and tourist attraction of Corfe safer

and more pleasant for all.

14 Please rank the interventions selected in order of expected value added.

Please rank the interventions selected in order of expected value added:

2.1: In an area with many constraints on physical connectivity, digital connectivity is even more valuable.

2.2 Sustainable energy measures benefit not just the buildings and the communities that use them but also help promote and normalise investment in energy efficiency, as well as the impact on overall emissions.

2.6 This intervention will have significant impact but in one specific location, while the other interventions are more distributed.

Interventions outcomes

15 Please select what outcomes the interventions selected in the rural business investment priority are expected to achieve

Jobs created, Jobs safeguarded, Number of businesses adopting new to the firm technologies or processes, Number of businesses with improved

productivity, Number of businesses increasing their turnover

16 Please select what outcomes the interventions selected in the rural communities investment priority are expected to achieve

Improved perception of facility or infrastructure project, Improved perception of facilities or amenities, Improved perceived or experienced accessibility,

Increased use of cycleways or paths, Improved perception of local facilities or amenities

Delivery

17 Please set out the indicative spend profile of your REPF allocation, additional to that of your UKSPF investment plan. Please detail the

indicative budgets at investment priority level and at intervention level, for the 2 years of the fund, including if REPF money will be used to

complement UKSPF funded projects. (300 words max)

Please set out the indicative spend profile of your REPF investment plan, additional to that of your UKSPF investment plan. Please detail the indicative

budgets at investment priority level and if known, at intervention level, for the 2 years of the fund (300 words max):

Three elements of REPF will be used to complement UKSPF funded projects:

£800,000 of intervention 1.1 will be used for capital grants, which will be administered alongside UKSPF business grants, with their own separate cot codes, and financial and project management systems.

£300,00 of intervention 1.1 and all £206,918 of intervention 2.2 will be used for Low Carbon capital funds, which will be supported by the UKSPF Low

Carbon consultancy/advice project.

IP 1:

Intervention 1.1: £800,000 SME grants, £300,000 Low Carbon SME grants (Y1 £440,000/Y2 £660,000)

Intervention 1.3: £65,000 for trail development and marketing (Y1 £26,000/Y2£39,000)

IP2:

Intervention 2.1: £580,000 for fixed wireless for hard-to-reach communities (Y1 £232,000/Y 2 £348,000)

Intervention 2.2: £206,918 for community sustainable energy/energy efficiency (Y1 £82,767/Y2 £124,151)

Intervention 2.6: £115,000 for active travel enhancements (Y1 £46,000/Y 2 £69,000)

18 Please set out how you intend to select projects to support, detailing including how you will ensure they deliver value for money, including additionality. Please also set out how you will determine that projects cannot be funded by private finance. (500 words max)

Please set out how you intend to select projects to support and ensure they will deliver value for money (500 words max):

Intervention 1.1 – SME grants: We will build on experience with LEADER (which had a sound rationale but overcomplex administration requirements) and

Additional Restrictions Grants (which were purposefully simple and quick to respond to unique circumstances but would benefit from more robust

verification and governance when speed is less of an issue) to develop a set of grant eligibility and scoring criteria designed to compensate for market

failure and weakness and complement market provision. Use of UKSPF funded diagnostic, information, and advice services will improve the quality and

relevance of grant applications, and use of minimum level of private sector match will encourage prudent use of state funds and encourage use of private sector finance wherever feasible.

Intervention 1.1 and 2.2 Low Carbon grants will use eligibility and evaluation frameworks adapted from the current Dorset Council-led Low Carbon Dorset scheme. UKSPF-funded Low Carbon advice/consultancy will complement the grant offering. Part of the scoring process is assessing return on investment and need (or otherwise) for public subsidy and private sector alternatives.

Intervention 1.3: An ever-growing evidence base shows how long-distance trails boost spending in local business. The trails are largely a public good so need public sector support. Two trails are proposed – one supporting local food processors and producers, the other designed to move tourists away from the most famous honeytraps toward less known inland sites. The trails will make use of existing rights of way, with funds used for naming,

waymarking, and promoting the named trails.

Intervention 2.6 is an improved, more accessible, public path. The business case shows how it will benefit the village, the tourist attraction, and use of the park and ride site, while improving safety.

Delivery

19 Have you identified opportunities to work with other places on specific interventions and/or projects for the rural business interventions?

No

Delivery

22 Have you identified opportunities to work with other places on specific interventions and/or projects for the rural communities

interventions?

No

Approach to engagement with rural partners

25 Further to your UKSPF Investment Plan engagement, have you engaged or consulted with rural stakeholders, or expanded your UKSPF

local partnership group, to inform the information you have submitted above? If yes, please give details. You should also use this section to

tell us about planned future engagement with rural stakeholders.

Describe the engagement you have undertaken with your Rural Advisory Group and any other local rural stakeholders to inform your investment plan

and what support you have from them (500 words max):

Following the encouraging level of interaction with Dorset Council's broad, digital-led engagement on SPF, a similar method was used for REPF but inviting

more rural-focused stakeholders including the NFU, in line with the published guidance. The results showed a broad prioritisation for business support

over community support, while sector representatives unsurprisingly proposed support for the sectors they represent.

At the engagement stage we welcomed feedback from all organisations, including potential beneficiaries and supply chain organisations. We will shortly

be engaging again with respondents to set up steering groups composed of those who will not be seeking to be beneficiaries or part of the supply chain, in order to reduce the risk of conflict of interest.

26 Are there aspects of your plans to use your REPF allocation that are not supported by rural stakeholders and the rural community?

No

Approach to engagement with rural partners

28 Are there MPs who are not supportive of your investment plan?

No

Confirmation of approval

30 Chief executive

Chief executive name:

Matt Prosser

31 Elected leader

Elected leader name:

Spencer Flower

32 Section 151 officer

Section 151 officer name:

Aidan Dunn

Confirmation

33 Email address

Email address to receive PDF:

jon.bird@dorsetcouncil.gov.uk

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ECabinet

5 December 2023

Dorset Shared Prosperity Fund Investment Plan

Appendix 2:

Shared Prosperity Fund Investment Plan, Rural England Prosperity Fund Addendum summaries and original texts

1. Equalities Impact Assessment

1.1 A comprehensive over-arching Equalities Impact Assessment was carried out to support the Economic Growth Strategy, available at [Economic Growth Strategy EqIA - Dorset Council](#) and reproduced below. A more detailed EqIA examining the potential impact of specific SPF Interventions is under development, in consultation with a nominated DC Inclusion Champion.

1.2 Economic Growth Strategy EQIA:

Aims of the Strategy

The Dorset Council Economic Growth Strategy (EGS) sets out our ambitions to enable clean, inclusive, sustainable and good quality economic growth across the whole council area. Thereby bringing improved standards of living, quality of life, health and wellbeing for all of Dorset's residents, ensuring we have great places to live, work and visit.

This EGS presents the council's priorities to:

- enhance Dorset as a place to do business and attract inward investment
- support the creation and growth of new sustainable business and in turn support job creation
- improve transport and digital connectivity across the area
- enhance aspirations and skills to improve social mobility

The strategy intends to bring a positive benefit to all the protected characteristics including Dorset Council area characteristics, however, until the action plan is developed and implemented, we are unclear what the actual outcomes will be for the different protected characteristic groups. Therefore, when assessing the impact of

this strategy we have do not have enough information to make an informed decision and therefore have suggested it is unclear.

Context to the proposal

The EGS sets out the key economic growth priorities and actions for the council. Before the creation of Dorset Council in April 2019, each district council and Dorset County Council had their own economic growth strategies.

Intelligence and communication

Data, information, evidence and research used and how it has influenced the decision-making process

The principal source of data used to inform both the EGS and EqIA is [Dorset Insight](#) which presents a broad spectrum of data drawn from a wide range of published sources. The data reports reviewed for this EqIA were:

- population
- economic deprivation
- economic Inclusion
- the overall State of Dorset report

Data we already have about service users, or those the proposal will have an impact on

The Dorset Insight reports covering the Dorset Council area highlighted:

- the proportion of the population of working age is in decline, whilst 65+ is in steady growth
- the Dorset Council area overall has a high rate of economically active residents and a low unemployment rate
- average weekly earnings are below the south west average
- Weymouth and Portland contains communities with nationally very high levels of deprivation including employment and income as shown on the index of multiple deprivation (IMD)

- the proportion of workers in Dorset with Level 4+ skills (e.g. Higher National Certificate - HNC) is lower than the south west average despite demand increasing for higher skills to fill jobs
- the proportion of businesses finding it hard to find skilled employees is rising
- workers and learners in rural areas find it hard to use public transport due to availability and cost

Engagement or consultation that has taken place as part of this EqIA

Dorset Council ran 6 events targeting business owners and managers. The events were promoted using social media, Dorset Council's business and economy newsletter and via business groups and support organisations.

The events were held at the following locations during November/ December 2019:

- Sturminster Newton
- Wareham
- Dorchester
- Weymouth
- Bridport
- Wimborne

Voting handsets were used at these meetings to gather immediate feedback on a range of topics. Approximately 140 delegates voted on a range of questions relating to the local economy.

Individuals, businesses and organisations who were unable to attend the event were offered an online survey which was also open from December to February. The survey was promoted using social media, Dorset Council's business and economy newsletter and via business groups and support organisations. The survey was completed by 12 business owners, 2 employees on behalf of a business and 14 others (councillor, resident or organisation).

Feedback

The EGS will be made available on Dorset Council's website with hard copies accessible at council offices. It will be promoted via social media, Dorset Council's business and economy newsletter and via business groups and support organisations.

Assessment

Impacts of the strategy

impacts

Impacts on who or what	Effect	Details
Age	<p><u>Positive effect</u></p> <p>on all ages but particularly young people approaching or entering the workforce</p>	<p>The action plan will include the following activity:</p> <ul style="list-style-type: none"> • enable information, advice and guidance and deliver inspirational events to inform young people, parents and carers of local opportunities and progression paths • raise young people's aspirations and develop links between schools and business

- secure resources to prevent and reduce 16 and 17 year olds Not in Education, Employment or Training (NEET) or jobs without training
- deliver the council's commitment to developing young people's employability skills and careers plans
- raise skills levels, especially priority sectors, including enhanced provision of further and higher education
- facilitate a Dorset Apprenticeship Strategy with a focus on increasing starts, focusing on higher and degree level apprenticeships
- deliver the council's own workforce Apprenticeship Strategy and work with partners to deliver it

Rural isolation

Positive

The Strategy includes action specifically designed to address rural isolation including:

- enable economic growth in the Southern Dorset Corridor (aka Jurassic Corridor) to improve social mobility, reduce commuting and increase productivity
- enable economic growth in the Northern Growth Area to ensure balanced growth of housing and employment opportunities
- supporting the development of the 'blue and green' economies, realising the environmental assets and addressing rural remoteness and disadvantage
- deliver the 5G Rural Dorset testbed and trial programme
- maintain current bus and rail services provision including access to education

Poverty (social and economic deprivation)

Positive

One of the aims of the EGS is to enhance aspirations and skills to improve social mobility. A range of actions focussed on supporting young people has been identified (as shown in 'Age' above). In addition, support will be provided for economic growth priority areas (Jurassic Corridor and Northern Growth Area) and low pay sectors (e.g. the care sector).

Disability / gender reassignment and gender identity / pregnancy and maternity / race and ethnicity

Unclear

The EGS includes skills, training and business engagement and communications activity intended to raise awareness of the needs of this group,

/ religion or belief / sexual orientation / sex / marriage or civil partnership / carers / single parent families

current legislation, key issues and areas for improvement through, for example, the use of case studies. Further details will be provided through the action plan.

Unclear

Military families/veterans

The EGS includes skills, training and business engagement and communications activity intended to raise awareness of the needs of this group, current legislation, key issues and areas for improvement through, for example, the use of case studies. Further detail will be provided through the action plan.

Dorset Council promotes the Armed Forces Covenant to ensure all members of the armed forces community are treated fairly.

Key

Type of impact

Description

Positive impact

- positive impact on a large proportion of protected characteristic groups
- significant positive impact on a small proportion of protect characteristics group

Negative impact

- disproportionate impact on a large proportion of protected characteristic groups
- significant disproportionate impact on a small proportion of protected characteristic groups

Neutral impact

- no change/ no assessed significant impact of protected characteristic groups

Unclear

- not enough data/evidence has been collected to make an informed decision

EqlA sign off

Sign off table

Officer completing this EqlA:	Tim Brown	Date: 24 July 2020
Equality Lead:	Susan Ward-Rice	Date: 26 August 2020
Equality and Diversity Action Group Chair:	Dr David Bonner	Date: 26 August 2020

Cabinet

5 December 2023

Dorset Shared Prosperity Fund Investment Plan

Appendix 3:

Climate Emergency Accessible Impact Assessment & Table of Recommendations

ACCESSIBLE TABLE SHOWING IMPACTS

Natural Environment, Climate & Ecology Strategy Commitments	Impact
Energy	mixed impact
Buildings & Assets	No known impact
Transport	No known impact
Green Economy	minor positive impact
Food & Drink	No known impact
Waste	No known impact
Natural Assets & Ecology	No known impact
Water	No known impact
Resilience and Adaptation	major positive impact

Corporate Plan Aims	Impact
Prosperity	strongly supports it
Stronger healthier communities	strongly supports it
Sustainable Development & Housing	strongly supports it
Responsive & Customer Focused	neutral

TABLE OF RECOMMENDATIONS

Recommendations	Responses -will this be incorporated into your proposal? How? And if not, why not?
Energy	
Provide advice and/or signpost business to sources of information on how they can become more resource efficient	The proposal includes funding for both business energy efficiency and delivery of business support, including resource efficiency information, guidance and advice.
Buildings & Assets	

No recommendations found for this category	
Transport	
No recommendations found for this category	
Green Economy	
No recommendations found for this category	
Food & Drink	
No recommendations found for this category	
Waste	
No recommendations found for this category	
Natural Assets & Ecology	
No recommendations found for this category	
Water	
No recommendations found for this category	
Resilience & Adaptation	
No recommendations found for this category	

Cabinet

5 December 2023

Levelling Up Fund land acquisitions

For Decision

Portfolio Holder: Cllr S Gibson, Economic Growth and Levelling Up

Local Councillors: Cllr R Hope, Cllr G Taylor, Cllr J Orrell

Executive Director: J Sellgren, Executive Director of Place

Report Author: Nick Webster
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Report Status: Part Exempt

Brief Summary: To support the delivery of the Levelling Up Fund (LUF) proposals it is recommended to approve the acquisition of two brownfield sites to the west of Weymouth marina, and to seek approval from the Department for Levelling Up, Housing and Communities (DLUHC) for the movement of Levelling Up funds from the New Bond Street project to fund these acquisitions and further demolition and site preparation works at the Weymouth Bowl site.

Recommendations:

1. That authority be delegated to the Executive Director of Place, in consultation with the Portfolio Holder for Levelling Up and the Executive Director Corporate Development to conclude the acquisition of land at Newstead Road, Weymouth, subject to completed satisfactory decontamination report and gaining approval from DLUHC to movement of LUF funds.
2. That authority be delegated to the Executive Director of Place, in consultation with the Portfolio Holder for Levelling Up and the Executive Director Corporate Development to conclude the acquisition of Land to the west of Westwey Road, Weymouth, subject to completed satisfactory

decontamination report, gaining approval from DLUHC to movement of LUF funds, and simultaneous purchase of the adjoining site.

3. Approve the submission of a formal application to Department for Levelling Up, Housing and Communities for the movement of Levelling Up funds from the New Bond Street project to fund these acquisitions and site preparation works at Weymouth Bowl.

Reason for Recommendations:

Market conditions require a change of approach with regard to one of the three LUF funded projects. The council are currently obligated to provide residential unit outputs in relation to this project. Alternative sites have recently been released onto the market which could deliver the outputs and continue to support the wider LUF objectives of supporting the economic growth of Weymouth through redevelopment. This solution would require the movement of £4m of LUF funding to facilitate acquisitions and works.

1. Report Background

- 1.1 Within the original LUF bid, submitted in July 2022, one of the included projects (New Bond Street) focused on land assembly within Weymouth town centre. The project looked to use LUF funds to purchase the leasehold of several commercial units and a multi-story carpark which were located on a Dorset Council owned freehold site. This would have paired the leasehold and freehold ownership within the council and given direct control to redevelop the site for an alternative purpose.
- 1.2 A figure of £4m of LUF funds was requested from government to fund the purchase and site preparation works. To support the bid proposals the council prepared architectural layouts which demonstrated the site could accommodate 163 residential units as outputs to the wider LUF scheme.
- 1.3 In the period between the council submitting the LUF bid, and the bid being announced as successful, a third party (Elstar Investment) purchased the site leasehold. Conversations with the new owners have established they would be amenable to a redevelopment but that they have no immediate plans to commence this approach.
- 1.4 Officers have commissioned architectural and cost consultancy reports to establish the redevelopment viability of the New Bond Street site. Taking into account the cost of land assembly, considering the new site owners

will be looking to seek a commercial return on their investment, and the gross development value of a residential led scheme, reports conclude that a council led redevelopment of the site would have a significant negative value.

- 1.5 At this value and at this stage, the option of bringing forward the New Bond Street site for redevelopment is considered to be unviable.

Alternative sites to deliver LUF objectives.

- 1.6 In September 2023 the council was made aware of adjoining sites to the west of Weymouth Harbour which were been independently placed on the open market by private landowners.

Site 1 - Land at Newstead Road, Weymouth, DT4 8JE

- 1.7 The site, owned by National Grid Property Holdings Limited (“NGP”) comprises a gross site area extending to approximately 0.8 hectares.
- 1.8 The site is contaminated from previous uses and Dorset Council has instructed AECOM to produce a report highlighting the risks and likely costs of decontaminating the site for a future residential use.
- 1.9 Dorset Council is the vendor’s preferred purchaser, Heads of Terms are agreed and solicitors are instructed. Exchange of contracts is anticipated in late January 2024 with completion 4 weeks later in February 2024.

Site 2 - Land to the west of Westwey Road, Weymouth

- 1.10 The site is owned by Landmark Estates (Weymouth) Ltd. It comprises a gross site area extending to approximately 0.48 hectares which includes roadways as well as development area.
- 1.11 The site may be contaminated from previous uses and Dorset Council have instructed AECOM to produce a report highlighting the risks and likely costs of decontaminating the site for a future residential use.
- 1.12 The council is the vendor’s preferred purchaser, Heads of Terms are agreed and solicitors are instructed with exchange in late January 2024 and completion 4 weeks later.

Site 3 – Land at Weymouth Bowl, St Nicholas Street, Weymouth

- 1.13 The site was purchased from the open market by the council in early 2022 ([Decision - Weymouth Bowl Acquisition - Dorset Council](#)) and comprised

of a former indoor bowling alley and associated car parking. The intent behind the purchase was to assist with the wider regeneration of the harbour and marina area and work alongside the wider objectives of the LUF funded projects.

- 1.14 A planning application for demolition of the existing building has recently been submitted in preparation for redevelopment of the site. Demolition of the building is required in order to facilitate the disposal for redevelopment.

Redevelopment Business Case

- 1.15 Red Book valuations for both sites 1 and 2 have been completed by Vail Williams which assume decontamination has been completed to a residential scheme level. The valuations are based on the three residential based pre app designs from November 2021 on Site 1 and the approved residential planning permission on site 2.
- 1.16 The valuations suggest that the purchase of both sites is considered viable dependant on the cost of remediation required to clean the sites to a residential use standard and on a successful future planning outcome on Site 1.
- 1.17 Utilising the LUF funding for the purchase of both sites is relatively low risk given the funds are a grant to the council rather than a loan or the council using its own funds. This is the preferred funding option for the acquisitions as it positively influences the business case for future redevelopment.

Movement and use of LUF funds

- 1.18 There is the potential to move LUF funds from one project to other, aligned, projects through a request to DLUHC. To ensure the continued use of LUF funds within Weymouth and to deliver on the LUF objectives and outputs it is recommended that the council make an application to move the £4m of LUF funds originally allocated to the New Bond Street project to sites 1, 2, and 3, as described above, to facilitate their acquisition or, in the case of project 3, demolition and site works.
- 1.19 DLUHC have outlined the process for movement of LUF funds and, at time of report drafting, a further conversation has been arranged to discuss the provision of suitable and sufficient information to inform their decision making process. It is not possible to indicate at this point the length of time required for DLUHC to make a decision.

- 1.20 The site vendors have set specific timescales for exchange and completion, whilst the council are prepared to take a decision on the acquisition of the properties this will be conditional on receiving approval from DLUHC to the movement of the LUF funds.

Delivery of LUF related outputs

- 1.21 Under the LUF Memorandum of Understanding with government the council are obligated to deliver 163 residential units from the New Bond Street site.
- 1.22 A pre-application was submitted by the vendor of site 1 in November 2021 which demonstrated that a minimum of 110 apartments (35% affordable) and 3 commercial units could be accommodated on site. The pre-application was positively received by the local planning authority.
- 1.23 Site 2 has a planning permission (WP/20/00807/FUL) for 23 dwellings to include a mix of open market and affordable houses and apartments.
- 1.24 To inform the disposal route for the Weymouth Bowl site architect layouts have been commissioned. These indicate the site could accommodate 70 residential units with some additional ground floor commercial space.
- 1.25 It is considered reasonable to expect the delivery of over 200 residential units and several commercial units from sites 1 to 3 as demonstrated above, this would represent a circa 25% uplift on the original bid outputs.

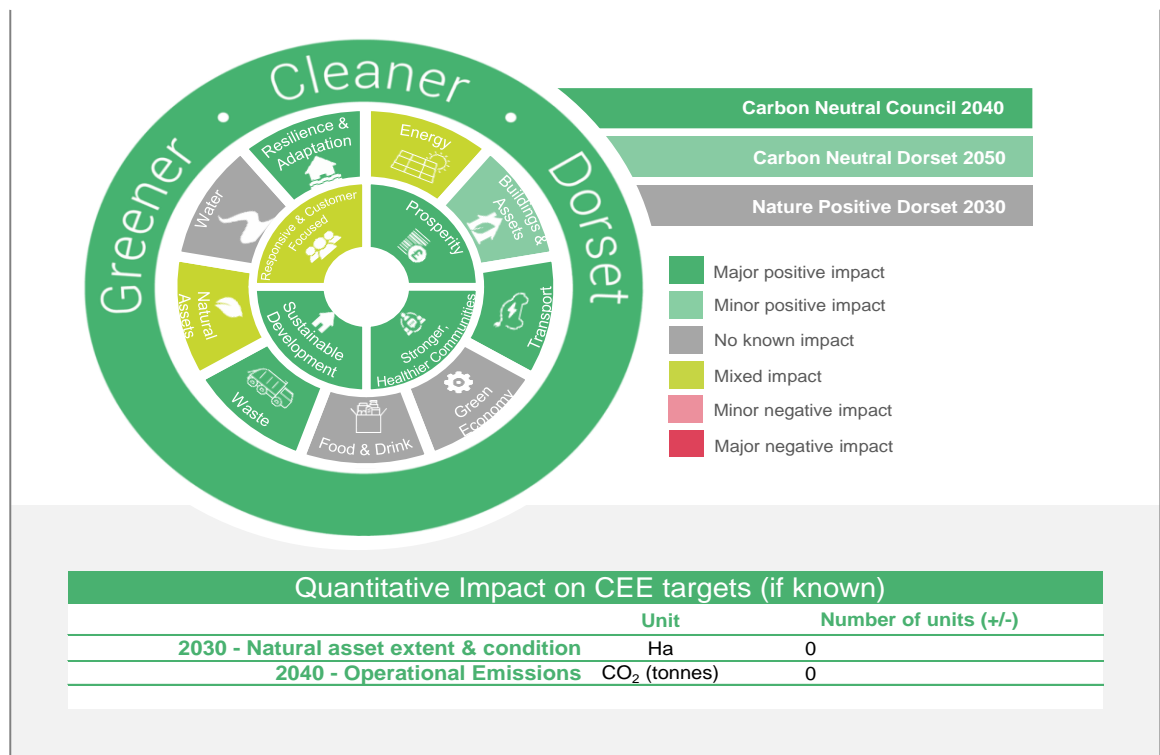
2. Financial Implications

- 2.1 The recommendations of this report represent the preferred situation where the council are minded to acquire the sites using the movement of LUF funds.
- 2.2 The detailed acquisition costs and split of LUF funds between the various sites is detailed in appendix 2 which is a confidential paper.

3. Natural Environment, Climate & Ecology Implications

- 3.1 The project should achieve positive impacts in three respects: (a) prosperity through use of building assets; (b) stronger and healthier communities through increased ability to use sustainable transport and improved access to services; (c) sustainable development through use of brownfield land for development.

3.2 Further aspects of the projects environmental impact are not presently defined by the business case as the defined future use has yet to be agreed, and they will be contingent upon the approach to site development and finalisation of the vision – which is to be determined. The approach has the potential to be positive or negative in those respects, which is why ‘no known impact’ or ‘mixed impact’ is currently noted for segments until that is defined. This may consider opportunities to improve the impacts further, such as building to higher standards. The approach will be defined with consideration of key relevant documents, such as the council’s Planning Sustainability Checklist; Electric Vehicle Strategy; Natural Environment, Climate & Ecology Strategy.



4. **Well-being and Health Implications**

4.1 The Levelling Up Fund, together with the objectives set out in the Council Plan are intended to improve the wellbeing and health outcomes of the residents of Weymouth. It is generally recognised that improved economic performance results in improved health and wellbeing outcomes and the targets for this will be subject to monitoring by the Council and the government.

5. Other Implications

5.1 None identified at this time.

6. Risk Assessment

6.1 HAVING CONSIDERED: the risks associated with this decision; the level of risk has been identified as:

Current Risk: Medium

Risk	Mitigation
That DLUHC decline the request to move funding from New Bond Street project to fund these acquisitions.	Conversation initiated with DLUHC regarding funding movement, initial report prepared and submitted to them. In event funding movement wasn't agreed then subject to an agreed business case for acquisition the council could decide to use its own funds to acquire.
That the Levelling Up Funding is insufficient to cover all of the costs associated with the acquisition.	The purchase prices and works to Weymouth Bowl are agreed and priced within the £4m budget if LUF funds can be moved. This will not cover the remediation costs which will be dependent on end use and subject to a separate business case.
The council suffer reputational impact through the inability to deliver the LUF project or associated outputs.	Architect led schematic's demonstrate that the three sites could generate a 25% increase in residential housing number outputs. Planning permission is secured for 23 of these units and a positive pre application response received for an additional 110 units.

Residual Risk: Low

7. Equalities Impact Assessment

7.1 It is considered that neither the acquisitions nor the request to move funds will have an impact, either positive or negative on members of groups with protected characteristics. A detailed equalities impact assessment will be carried out for each site as more definitive plans are produced concerning the detailed use and delivery of the sites.

8. Appendices

Appendix 1 - Decision Wheel Accessible Table & Table of Recommendations

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Corporate Plan Aims	Impact
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Stronger healthier communities	strongly supports it
Sustainable Development & Housing	strongly supports it
Responsive & Customer Focused	neutral

Appendix 2 – Site acquisition costs and split of LUF funds (confidential report)

9. **Background Papers**

None applicable.

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of the Local Government Act 1972.

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