

### 37. SOCIAL HOUSING FUNDING - SPECIAL CONSULTATIVE PROCEDURE



<b>General Manager responsible:</b>	General Manager Michael Aitken, DDI 941-8534
<b>Officer responsible:</b>	Catherine McDonald, Community Services Manager
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#### PURPOSE OF REPORT

1. The purpose of this report is to seek approval for distribution and consultation the statement of proposal **attached**.

#### EXECUTIVE SUMMARY

2. At its meeting on 18 December 2008 the Council authorised the adoption of a special consultative procedure for the purpose of seeking the views and preferences of tenants and the wider community with regard to options for addressing funding issues relating to the Council's social housing portfolio.
3. **Attached** to this report is a statement of proposal containing options identified by Councillors and staff, including a preferred option.
4. It is recommended that the Council approves the statement of proposal and the process for consulting with tenants and the wider community referred to in this report.

#### FINANCIAL IMPLICATIONS

5. The cost of carrying out a special consultative procedure is usually about \$30,000.

#### LEGAL CONSIDERATIONS

6. The Council has, by resolution, authorised the adoption of the special consultative procedure for the purpose of consulting with tenants and the wider community on issues relating to the Council's provision of social housing.
7. Whilst there is no mandatory requirement for the special consultative procedure to be used, the Council has chosen to do so in this instance.
8. Section 87 of the Local Government Act 2002 requires the Council to include in its statement of proposal the following information:
  - (a) A detailed statement of the proposal;

- (b) A statement of the reasons for the proposal;
- (c) An analysis of the reasonably practicable options, including the proposal;
- (d) Any other information that the Council deems to be relevant.

9. The statement of proposal **attached** to this report meets the requirements of the Act.

#### **CONSULTATION FULFILMENT**

10. The Council has resolved to adopt a special consultative procedure for the purpose of consulting with tenants and the wider community on issues relating to the Council's social housing portfolio.

#### **STAFF RECOMMENDATION**

It is recommended that the Council resolve to:

- (a) Approve the statement of proposal **attached** to the staff report.
- (b) Authorise the Chief Executive and the General Manager Community Services to amend the statement of proposal where necessary, provided such amendments are not material.
- (c) Authorise the Chief Executive and General Manager Community Services to take such steps as are appropriate to complete the consultation process required for the special consultative procedure and to make any adjustments to that process that may be required.
- (d) Appoint a hearings panel comprising all Councillors to consider any oral submissions that may be made in respect of the statement of proposal and to report on the outcome of the consultation process.

## BACKGROUND (THE ISSUES)

11. The Council has resolved to use the special consultative procedure for the purpose of consulting with tenants and the wider community on issues arising out of the Council's social housing portfolio.
12. A number of options have been identified and are contained in the statement of proposal **attached** to this report. The Council has indicated its preferred option.
13. The views and preferences of tenants and the wider community have been considered in the course of identifying the issues arising from the Council's social housing portfolio and the options for dealing with them. The purpose of the consultation process will be to further consider the views and preferences of all persons likely to be affected by or to have an interest in the matter and this may result in other issues and options being identified. If that is the case, these will be assessed before any decision is made by the Council.
14. The intended process for carrying out the special consultative procedure is as follows:
  - (a) The Council approves for distribution and consultation the statement of proposal **attached** to this report;
  - (b) Public Notices published before Monday 26 January 2009;
  - (c) The consultation period expires on 2 March 2009;
  - (d) Oral submissions are heard by a hearings panel in March 2009;
  - (e) The hearings panel considers the submissions and makes its recommendations by 19 March 2009;
  - (f) The hearings panel's report is considered by the Council and a decision made at its meeting on 9 April 2009.