

Addendum 1

This addendum amends the following sections of the Private Sector Housing Renewal Strategy (June 2013):

- Section 5.3 – Financial interventions, pages 17 – 18
- Discretionary Financial Assistance, page 41

These amendments are made further to Executive decision dated 3rd March 2015, number 181 (a) & (b). The amendments are time limited to enable delivery of the Pioneer Places proposal.

The following Strategy sections are amended to read as follows, amendments are indicated with italic font:

Section 5.3 - Financial interventions (pages 17 – 18)

The Private Sector Renewal Strategy directs financial assistance:-

- a) To the most vulnerable occupiers living in the poorest housing conditions
- b) To encourage long term empty homes to be brought back into use
- c) To support energy efficiency measures with the aim of reducing fuel

poverty

Discretionary grant assistance may be provided towards the cost of Solid Wall Insulation. This assistance will be considered in accordance with North Devon Council's Executive decision of 3rd March 2015 to deliver the Pioneer Places project. North Devon Council has been awarded a small amount of funding to provide grant assistance to approximately 21 households. Assistance is on a first come basis and is subject to meeting an eligibility assessment including the following criteria:

- *Pioneer Places funding is still available*
- *The property falls within a Pioneer Places targeted area*
- *There is sufficient customer interest in the targeted area to enable economies of scale delivery*
- *The customer has agreed with EON for the works to be completed.*
- *Application has been made to North Devon Council*
- *The Pioneer Places grant assistance element does not significantly vary from the assessed values per archetypes*
- *Planning consent has been acquired and confirmed*

All other assistance provided by the Council takes the form of a subsidised loan product tailored to individual households needs and based on a test of financial resources.

The loan scheme is administered by Wessex Home Improvement loans which is a not-for-profit lending institution acting for a consortium comprising most of the local authorities in the south west region.

The Council currently supports 1 type of loan product:-

- capital and interest repayment

This is offered at a subsidised rate of interest (currently 4%) fixed for the loan period.

In the absence of further capital allocations to the loan fund it is anticipated that it will be possible to maintain a modest level of financial support as set out at Appendix A for the duration of the 2012-2015 strategy period.

Discretionary Financial Assistance, page 41

TYPE OF ASSISTANCE	ACCREDITED LANDLORDS	VULNERABLE OWNER/OCCUPIERS AND PARK HOME OWNERS	INDICATIVE EXPENDITURE FOR 2012-13
Loan assistance to assist in removal of category 1 hazards	N/A	<ul style="list-style-type: none"> • Loan assistance administered by Wessex • Maximum loan £7,500 subject to an assessment of Financial circumstances. 	Owner/occupier £150K loans Total £150K
Empty property or Commercial Conversion loans to facilitate works to achieve decent homes standard.	<ul style="list-style-type: none"> • Maximum eligible expense £10,000 • loan assistance administered by Wessex • condition of 10 year availability for letting; 		£50K loans Total £50K
Loan assistance to provide enhanced energy efficiency installations and/or to facilitate such installations where supported by ECO or Green Deal funding	<ul style="list-style-type: none"> • Maximum eligible expense £5,000 • loan assistance administered by Wessex • Condition of 10 year availability for letting 	<ul style="list-style-type: none"> • Loan assistance administered by Wessex • Maximum loan £7,500 subject to an assessment of financial circumstances 	Owner/occupier £75K loans Landlords £75K loans Total £150K
TYPE OF	LANDLORDS	VULNERABLE	INDICATIVE

ASSISTANCE		OWNER/OCCUPIERS	EXPENDITURE FOR 2012-13
<i>Grant assistance towards the cost of Solid Wall Insulation where the application meets the Pioneer Places proposal, including eligibility criteria</i>	<ul style="list-style-type: none"> • <i>administered by NDC</i> • <i>average of £3,079 per application</i> 	<ul style="list-style-type: none"> • <i>administered by NDC</i> • <i>average of £3,079 per application</i> 	<i>Owner occupiers and Landlords £75k grants</i>
<i>Loan assistance to provide Solid Wall Insulation where the application meets the Pioneer Places proposal, including eligibility criteria, and is supported by ECO funding</i>	<ul style="list-style-type: none"> • <i>Loans to meet the cost up to a maximum of £7,500</i> • <i>Loan assistance administered by Wessex subject to an assessment of financial circumstances</i> • <i>Condition of 10 year availability for letting</i> 	<ul style="list-style-type: none"> • <i>Loans to meet the cost up to a maximum of £7,500</i> • <i>Loan assistance administered by Wessex, subject to an assessment of financial circumstances</i> 	<i>Owner occupiers and Landlords £75k loans</i>