

6 MAWRTH 2017

Yr Aelod o'r Bwrdd Gweithredol:	Y Portffolio:
Y Cynghorydd Linda Davies Evans	Tai

Y PWNC:

**POLISI GOSODIADAU LLEOL AR GYFER STRYD CYFLEOEDD,
LLANELLI**

Y Pwrpas

Pwrpas yr adroddiad hwn yw cyflwyno Polisi Gosodiadau Lleol ar gyfer **Stryd Cyfleoedd** er mwyn sicrhau y cefnogir yr amcanion ehangach ar gyfer canol tref Llanelli.

Yr argymhellion / penderfyniadau allweddol sydd eu hangen:

- 1. Cymeradwyo'r polisi gosodiadau lleol ar gyfer Stryd Cyfleoedd, Llanelli.**

Y Rhesymau:

- Er mwyn sicrhau y cefnogir y weledigaeth a'r amcanion ehangach ar gyfer canol tref Llanelli.

Y Gyfarwyddiaeth Cymunedau Enw Pennaeth y Gwasanaeth: Robin Staines Awdur yr Adroddiad: Jonathan Morgan	Swydd: Pennaeth Tai a Diogelu'r Cyhoedd Rheolwr y Gwasanaethau Tai	Rhif Ffôn 01267 228960 / 01554 899285 Cyfeiriad E-bost: RStaines@sirgar.gov.uk JMorgan@sirgar.gov.uk
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Declaration of Personal Interest (if any):

None

Dispensation Granted to Make Decision (if any):

N/A

DECISION MADE:

Signed:

DATE: _____

EXECUTIVE BOARD MEMBER

The following section will be completed by the Democratic Services Officer in attendance at the meeting

Recommendation of Officer adopted	YES / NO
Recommendation of the Officer was adopted subject to the amendment(s) and reason(s) specified:	
Reason(s) why the Officer's recommendation was not adopted:	

EXECUTIVE SUMMARY
EXECUTIVE BOARD MEMBER DECISION MEETING FOR HOUSING
6TH MARCH, 2017

SUBJECT:

LOCAL LETTINGS POLICY FOR OPPORTUNITY STREET, LLANELLI

The purpose

The purpose of this report is to introduce a Local Lettings Policy for *Opportunity Street* to make sure it supports the wider objectives for Llanelli Town Centre.

The context

The Council is committed to making Llanelli Town Centre a better place to visit, work and live. A number of projects and initiatives are being developed to support this.

This local lettings policy has been developed to support the main objectives of the Opportunity Street project, which will include developing four affordable apartments for rent in the centre of the town.

The Local Lettings Policy

The attached report highlights:

- how the proposed policy will support the wider vision and objectives for the town centre
- the current demand for homes in the area
- the policy itself
- how the policy will be evaluated to ensure it is successful

Recommendation

1. To approve the local lettings policy for Opportunity Street, Llanelli.

DETAILED REPORT ATTACHED?

YES –

- **Local Lettings Policy for Opportunity Street, Llanelli**
 - **Appendix A – Equality Impact Assessment**

IMPLICATIONS

I confirm that other than those implications which have been agreed with the appropriate Directors / Heads of Service and are referred to in detail below, there are no other implications associated with this report :

Signed: **Robin Staines** Head of Housing and Public Protection

Policy and Crime & Disorder	Legal	Finance	ICT	Risk Management Issues	Organisational Development	Physical Assets
YES	YES	NONE	NONE	YES	NONE	YES

1. Policy, Crime & Disorder and Equalities

This policy promotes the reduction of crime; a sense of community and a feeling of safety in Llanelli town centre.

2. Legal

The Council has the legal authority to bring in local lettings policies within its housing stock, and has previously done so in line with the Access to Social Housing Policy.

5. Risk Management Issues

This policy reduces risk to the Council's assets and reputation, by ensuring that these homes are occupied by tenants who will make a positive contribution to Llanelli town centre.

6. Physical Assets

These four properties will be managed through the Housing Revenue Account.

CONSULTATIONS

I confirm that the appropriate consultations have taken in place and the outcomes are as detailed below

Signed: Robin Staines

Head of Housing and Public Protection

1. Scrutiny Committee

n/a

2. Local Member(s)

The local member for the Elli ward was consulted on 6 February 2017 and is fully supportive of what is being proposed.

3. Community / Town Council

Llanelli Town and Rural Councils have been consulted as members of the Llanelli Town Centre Task Force. Both Councils are fully supportive.

4. Relevant Partners

All relevant partners, including Chamber of Trade representatives, have been consulted as part of the Llanelli Town Centre Task Force. Again, all are fully supportive of the proposals.

5. Staff Side Representatives and other Organisations

n/a

Section 100D Local Government Act, 1972 – Access to Information

List of Background Papers used in the preparation of this report:

THESE ARE DETAILED BELOW

Title of Document	File Ref No.	Locations that the papers are available for public inspection
Opportunity Street, Llanelli. Local lettings policy.	Lettings Policy Stepney Street 2 nd draft 11 1 2017	\\ntcarmcc\cfp\Housing\CHS+\affordable housing\Opportunity Street
Equalities Impact Assessment	Equalities Impact Assessment – Opportunity Street Local Lettings Policy	\\ntcarmcc\cfp\Housing\CHS+\affordable housing\Opportunity Street