

DIRECTORS' UPDATE – APRIL 2013

This is a joint report prepared by the Director of Investment & Regeneration and the Director of Housing & Customer Service. The report provides City Board Members with a general overview and update on current issues.

Royal Society for the Prevention of Accidents

We have been advised that Derby Homes has been awarded the RoSPA Gold Medal for the 7th consecutive year. This is in recognition of the high priority Derby Homes places on the Health & Safety of its tenants, leaseholders and employees.

Recruitment to Senior Management Positions

City Board members may now be aware that Maureen Davis our Operations Manager retired on 31 March 2013. We have appointed two new Heads of Service positions and are currently completing our pre-employment checks. I hope to be able to advise the City Board of the start dates of these employees at the meeting.

Victory Road

Following the conclusion of the criminal proceedings Derby Homes has now commenced legal proceedings to formally obtain possession of 18 Victory Road. There has been much speculation within the press as to the future of the property. The situation is that the local community will be consulted on potential options for moving forward. It is anticipated that this consultation will commence during May 2013.

New Build

The community led new build project pioneered through the Osmaston Community Association of Residents (OSCAR) has been granted planning permission. The start on site has been delayed by a couple of months to give time for OSCAR to complete their registration process with the Homes and Communities Agency. In total 95 homes are being built with 40 of them owned by OSCAR for rent. Derby Homes has been appointed as development agent and will also manage the homes on OSCAR's behalf through a management contract.

The larger regeneration of Osmaston is still progressing and the Council's Regeneration Team is working closely with Derby Homes and the local community to select a delivery partner for the regeneration of the Rolls-Royce sites. Derby Homes is forming partnerships with remaining bidders to enable it to manage, maintain and possibly own any affordable homes.

Work is progressing well with the 17 bungalows in Derwent, Foundations have been laid and the homes will be completed in Summer this year.

Asset Management/Planned Maintenance

The City Board will recall delegating authority to the Housing Focus Groups (HFG's) for Quick Fix Estates Pride work. HFG's have been co-ordinating work and are adopting a strategic approach to understand the local priorities. Neighbourhood and Local Managers are working with the Resident Involvement Team to achieve this. Large scale improvements continue into the future, we have completed major landscaping improvements to many of our flatted estates.

We have made a start on the refurbishment of Oakvale House, delivering the project in-house with support from local sub-contractors.

Energy Efficiency

We are negotiating with the main energy suppliers to agree grant funding through the Energy Company Obligation (ECO). This will enable us to complete insulation to all solid walled homes in areas that have no wall insulation.

Repairs Team Update

Performance across all areas of repair work remains good. We are forecasting savings against our budget for the second year running.

If Board Members or others would like to discuss this report ahead of the meeting please contact the author.

Author: Maria Murphy / Acting Chief Executive / 01332 888522/

maria.murphy@derbyhomes.org

Shaun Bennett/Director of Investment & Regeneration/01332 88524/

shaun.bennett@derbyhomes.org

Background Information: None

Supporting Information: None