

ESTATES PRIDE SMALL SCALE WORKS REQUEST AT KESTRAL HOUSE, SINFIN

1. SUMMARY

- 1.1 Derby Homes has carried out a review of the Mobility Scooter Policy. The review has resulted in an update of the policy to reflect the tenancy Agreement, legislation, compliance, and good practise. The policy also reflects the government rules around mobility scooters alongside the publicised National Fire Chiefs Council Mobility Scooter Guidance.
- 1.2 Kestrel House is a category 2 supported housing scheme, and the Tenancy Agreement states mobility scooters cannot be brought into these building under the Tenancy Agreement condition 3.20 which states: If you are living in a category 2 Supported Housing Scheme, you or anyone living with you or visiting you must not bring, store, or use a motorised scooter within the building.
- 1.3 All other category 2 schemes have external mobility scooter stores, except for Kestrel House which currently operates an indoor storage area. To ensure compliance with the Tenancy Agreement, and as reflected in the revised Mobility Scooter Policy, the best option is to provide a purpose-built mobility scooter store which will be located outside, but near the building. The new store can accommodate up to 9 scooters, where the current store can only hold up to 4, and so can accommodate anticipated future demand from our customers to have mobility scooters at Kestrel House.

2. RECOMMENDATION

- 2.1 To approve the installation of an external mobility scooter store at Kestrel House.

3. REASONS FOR RECOMMENDATION

- 3.1 We are aware that more of our residents are using mobility scooters, they need to be stored and charged in a safe way. This proposal will allow an anticipated future increase in demand for mobility scooters and ensure compliance with the Tenancy Agreement and Mobility Scooter Policy.

4. MATTER FOR CONSIDERATION

- 4.1 Similar in nature to Large Scale Capital works, the Small-Scale works look to improve our estates by means of landscaping or minor works (in comparison). Any bid over £10k, needs Operational Board approval, any works under this amount are

approved by the Estates Maintenance Manager and The Head of Housing Manager.

5. OTHER OPTIONS CONSIDERED

- 5.1 Due to the layout/design of the building and access we are limited for alternative locations.

IMPLICATIONS

6. CONSULTATION IMPLICATIONS

- 6.1 Of the 24 surveys sent, 14 residents responded in favour, 2 objected and 7 did not respond to the mobility scooter storage and charging area being moved outside. We have one vacant property at Kestrel House.

7. FINANCIAL AND BUSINESS PLAN IMPLICATIONS

- 7.1 The cost of the works is forecast to be circa £18,000. There will also be a weekly service charge applied per scooter of £2.49 to each user. This is based on an estimated life span of the shelter of 20 years, minimal maintenance & cleaning, and an average of 6 users per week.

8. ENVIRONMENTAL IMPLICATIONS

- 8.1 None

9. EQUALITIES IMPLICATIONS

- 9.1 Mobility scooter usage is on the increase, and we must adjust to their numbers. This scheme has been brought forward by the review of the Mobility Scooter Policy and to bring Kestrel House in line with the conditions of the Tenancy Agreement. Scooters can give added independence to some of our customers and although anyone can purchase one, they often run alongside an individual mobility issue.

10. HEALTH & SAFETY IMPLICATIONS

- 10.1 There have been cases where residents have had no storage available, so have either taken them into properties, stored them in communal corridors and run cables across walkways. All of which represent a risk.

The areas listed below have no implications directly arising from this report:

Legal and Confidentiality
Environmental
Risk
Policy Review

For more information please contact:

Name Carl Tring-Willis

Background information:

List of appendices

This report has been approved by the following.

Governance Services (checked)	Chloe Gaskell	29/08/2023
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