

ITEM No ...6.....

REPORT TO: CITY DEVELOPMENT COMMITTEE – 27 NOVEMBER 2017

REPORT ON: AGREEMENT BETWEEN HOMES FOR SCOTLAND AND DUNDEE CITY COUNCIL

REPORT BY: EXECUTIVE DIRECTOR OF CITY DEVELOPMENT

REPORT NO: 388-2017

1 PURPOSE OF REPORT

1.1 The purpose of the report is to seek approval for Dundee City Council to enter into an Agreement with Homes for Scotland in order to work together to deliver housing within Dundee.

2 RECOMMENDATION

2.1 It is recommended that the Committee:

- a approves the Draft Agreement; and
- b remits the Executive Director of City Development to organise the official signing of the Agreement by Dundee City Council and Homes for Scotland.

3 FINANCIAL IMPLICATIONS

3.1 There are no financial implications arising from the approval of the Draft Agreement.

4 BACKGROUND

4.1 The Scottish Government's national agenda for housing delivery is set out in More Homes Scotland and the Joint Housing Delivery Plan Scotland (2015) which seek to ensure "*that all people in Scotland live in high quality sustainable homes that they can afford and meet their needs*". In order to seek to achieve the Scottish Governments aims of delivering more high quality homes of varying tenures Homes for Scotland approached the Council to seek to establish a commitment to work together. This commitment seeks to build on the recognition that the Council has worked closely with housebuilders throughout the city to seek to not only deliver homes but create high quality places.

4.2 Homes for Scotland is the representative body for the house building industry in Scotland. It represents in the region of 200 companies who together deliver a significant proportion of new homes built for sale each year as well as affordable housing. Homes for Scotland therefore plays a critical role in the delivery of housing in the city. It is recognised that not all housebuilders are members of Homes for Scotland and that local housebuilders have played and continue to play a significant role in delivering new housing in the city. The Council has therefore made a commitment through the draft Agreement to engage with all home builders equally.

4.3 The purpose of the Agreement is to assist with the delivery of new housing within Dundee through developing better working practice between Dundee City Council and Home Builders. It provides a process by which both parties can further improve working together and help ensure that the number of new homes being built meets the needs of people who live or want to live within Dundee.

4.4 The Agreement sets out the priorities and commitments of both parties in terms of the approach to future working practice including the approach to engagement and communication as well as delivery.

4.5 Whilst the Agreement seeks to ensure good working practice it does not impose any restrictions on the Council as it carries out its statutory duty in the determination of planning applications for housing within the city. The Local Development Plan provides a generous supply of housing land and will continue to be the guiding land use document in ensuring the delivery of housing in sustainable and appropriate locations within the city.

4.6 The next step, following approval of the proposed Agreement would be for Dundee City Council and Homes for Scotland to formally sign the Agreement towards the end of 2017/beginning of 2018.

5 POLICY IMPLICATIONS

5.1 This Report has been screened for any policy implications in respect of Sustainability, Strategic Environmental Assessment, Anti-Poverty, Equality Impact Assessment and Risk Management. There are no major issues.

6 CONSULTATIONS

6.1 All members of the Council Management Team have been consulted and are in agreement with the contents of this report.

7 BACKGROUND PAPERS

7.1 None.

Mike Galloway
Executive Director of City Development

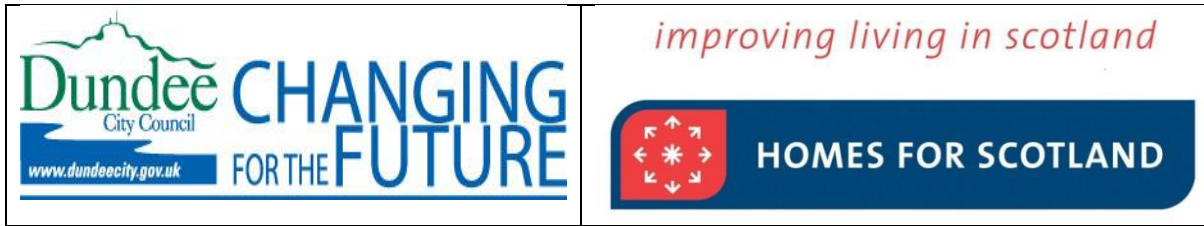
Gregor Hamilton
Head of Planning and Economic Development

GH/JR/KM

16 November 2017

Dundee City Council
Dundee House
Dundee

APPENDIX 1 – DRAFT AGREEMENT



WORKING TOGETHER TO BUILD ENOUGH HOMES FOR DUNDEE

Providing a plentiful supply of high quality homes in sustainable locations that meet the diverse needs and aspirations of all members of our communities is a unifying ambition of both Scotland's home builders and local authorities. This is reflected in the aims of the Dundee Local Development Plan, the Scottish Government's National Planning Framework, the Joint Housing Delivery Plan and the ongoing planning review. It is also the pivotal focus of all Homes for Scotland (HFS) activities.

Achieving, and maintaining, an increase in all-tenure housing delivery in Dundee will be secured through a continued enabling culture and collaborative approach supported by the Council and home building industry.

Building on the positive relationship that already exists, HFS and Dundee City Council have agreed upon the following commitments to further improve the way we work together and help ensure that the number of new homes being built meets the needs of people who live/want to live locally.

Homes for Scotland will...

- 1 facilitate two-way communication channels between the Council and HFS members.
- 2 act as a constructive sounding board and respectfully frame challenges with regard to emerging changes to policy and practice.
- 3 recognise council ambitions to deliver sustainable economic growth and a balanced land supply, including the regeneration of brownfield land and other priority areas.
- 4 promote home building within Dundee and support endeavours to provide a wide range and choice of high quality homes required to meet need and demand.
- 5 contribute to the Strategic Housing Regeneration Group.
- 6 offer tailored training and development opportunities to Councillors and officers.
- 7 encourage members to promote their investment in local economic growth and social wellbeing through delivering community benefits such as apprenticeships, skills, training and the use of local labour

Dundee City Council will...

- 8 provide positive leadership and strategic alignment to enable the timely delivery of homes and the creation of better places.
- 9 continue to engage with HFS and work in partnership to meet strategic objectives.
- 10 continue to engage equally with all home builders, whether or not they are HFS members.
- 11 work in partnership with home builders and skills and training organisations to provide an appropriately skilled workforce.
- 12 pursue positive interventions to identify, release and unlock land for housing.
- 13 advocate the need for more homes of all tenures and acknowledge their role in sustaining local communities and economies.
- 14 attract funding and ensure that infrastructure investment is aligned.
- 15 continue to engage with the home building industry through all stages of the development process to ensure the delivery of high quality homes.

This agreement will be jointly review by both parties on at least an annual basis.

Signed by:	Signed by:
Name:	Name:
Position:	Position:
Date:	Date:
<i>On behalf of Homes for Scotland</i>	<i>On behalf of Dundee City Council</i>