

June 2015

Housing Landlord - Elliott Brooks

HL_F01 Failure to closely monitor operational and financial factors affecting the delivery of the HRA Business Plan

Category: Financial	Corporate Priority:	Risk Owner: Elliott Brooks	Portfolio Holder: Cllr Margaret Griffiths	Tolerance: Treating
-------------------------------	----------------------------	--------------------------------------	---	-------------------------------

Inherent Probability	Inherent Impact	Inherent Risk Score	Residual Probability	Residual Impact	Residual Risk Score
2 Unlikely	4 Severe	8 Amber	1 Very Unlikely	2 Medium	2 Green

Consequences	Current Controls	Assurance
--------------	------------------	-----------

Delivery of the Business Plan would not be achieved if income and financial control is not closely managed	Regular and then formal end of year review of Business Plan in partnership with Finance. Any policy changes or govt announcements that may impact the plan or its assumptions are quickly analysed and reflected into the Business Plan This enables for long term financial viability to always be visible and if there are foreseen issues in certain years programmes can be altered as needed or issues taken to mitigate	HRA Business Plan Signed off by Cabinet
--	--	--

Sign Off and Comments

Sign Off Complete

Recent government announcements relating to both Social Rent Policy and RTB policy will have a significant impact on the HRA Business Plan in the short, medium and long term. Officers are currently 'modelling' scenarios to present to Members with the intention to revise the HRA Business Plan and take to TLC/Scrutiny/Cabinet in October 2015

HL_F02 Failure to closely monitor operational and financial factors relating to the delivery of the Council's Homelessness Service

Category: Financial	Corporate Priority: Affordable Housing	Risk Owner: Elliott Brooks	Portfolio Holder: Cllr Margaret Griffiths	Tolerance: Treating
-------------------------------	--	--------------------------------------	---	-------------------------------

Inherent Probability	Inherent Impact	Inherent Risk Score	Residual Probability	Residual Impact	Residual Risk Score
3 Likely	4 Severe	12 Red	2 Unlikely	4 Severe	8 Amber

Consequences	Current Controls	Assurance
--------------	------------------	-----------

June 2015



June 2015

DBC Could be open to legal challenge if the service is not fit for purpose due to lack of resources for this statutory service. Health & Safety risks for clients if not provided with TA and left to sleep rough. Increase in homeless presentations would have severe impact on budget.	Monthly financial monitoring with Group Manager and accountant, team leader monitors weekly B & B spend, and monthly reporting of stats including numbers of cases seeking Housing Advice and presentations as homeless.	Recently Agreed New Homelessness Strategy Recent Study carried out to report to CMT regarding trends and demand for the DBC Homelessness Service as a comparative to 12 months ago
---	--	---

Sign Off and Comments

Sign Off Complete

Rather than a full review which will take place in 2016 the Homelessness Strategy will be 'updated' over the coming months to reflect certain legislation and procedural changes. No strategic alteration will take place.

Failure of the Total Asset Management Contractor to deliver the five strategic objectives

Category: Financial	Corporate Priority: Affordable Housing	Risk Owner: Elliott Brooks	Portfolio Holder: Cllr Margaret Griffiths	Tolerance: Transferring	
Inherent Probability	Inherent Impact	Inherent Risk Score	Residual Probability	Residual Impact	Residual Risk Score
3 Likely	4 Severe	12 Red	2 Unlikely	4 Severe	8 Amber
Consequences		Current Controls		Assurance	
Inability of the contractor to secure contract extensions and associated costs of managing the collation and interrogation of repairs data and stock condition information. Reputational issues in respect of the anticipated benefits to stakeholders not being realised. Operational consequences if the gas servicing and installation contract secures contract extensions due to the co-location of the operational teams. Additional costs and time to procure a new contract.		Regular contract review through a matrix of operational, financial and strategic core group meetings, with early warning mechanisms and agreed actions to address any areas of poor performance. Monthly monitoring of key performance indicators to identify any trends which could impact upon the achievement of the key strategic indicators.		Strategic Core Group Minutes Key Performance Indicators	

Sign Off and Comments

Sign Off Complete

Year 1 completed and successful review resulted in 1 year rolling extension awarded

June 2015



June 2015

HL_I03 Failure to adopt a service specific best practice approach to Health and Safety (Housing Landlord)					
Category: Infrastructure	Corporate Priority: Safe and Clean Environment		Risk Owner: Elliott Brooks	Portfolio Holder: Cllr Margaret Griffiths	Tolerance: Treating
Inherent Probability	Inherent Impact	Inherent Risk Score	Residual Probability	Residual Impact	Residual Risk Score
3 Likely	4 Severe	12 Red	2 Unlikely	4 Severe	8 Amber
Consequences		Current Controls		Assurance	
Death or injury to staff; residents or contractors' staff; reputation; litigation and charges of corporate manslaughter.		Service specific H & S procedures applied to sheltered housing service covering service users and staff eg. fire safety and lone working; clear landings policy and procedures; estate inspections schedule.. Corporate H&S policy under review. Ongoing training for staff in key areas. Directorate Health & Safty Committee Quarterly at DMT Standing Items on Team Meeting Agendas Quarterly Housing Fire Safety Group attended by Fire Service		All Risk Assessments / Notes of meetings available for review	
Sign Off and Comments					
Sign Off Complete					

HL_R01 Failure to identify the needs and risks of residents living in sheltered housing and ensure that they have access to support appropriate to their needs					
Category: Reputational	Corporate Priority: Affordable Housing		Risk Owner: Elliott Brooks	Portfolio Holder: Cllr Margaret Griffiths	Tolerance: Treating
Inherent Probability	Inherent Impact	Inherent Risk Score	Residual Probability	Residual Impact	Residual Risk Score
3 Likely	4 Severe	12 Red	1 Very Unlikely	4 Severe	4 Green
Consequences		Current Controls		Assurance	

June 2015



June 2015

<p>Appropriate Support to individuals living in sheltered accommodation and if not given there is risk to health and wellbeing of some of our most vulnerable residents</p>	<p>Supported Housing Operational Procedures.</p> <p>Partnership working with other agencies.</p> <p>Effect use of SPRINT – sheltered housing IT system. This allows for more robust record keeping and management of visits and support plans</p> <p>Line management structure within supported housing including performance management structure (1:1s and appraisals).</p>	<p>Supported Housing Officer Procedures</p>
<p>Sign Off and Comments</p>		
<p>Sign Off Complete</p>		

HL_R03 Failure to Deliver the Council’s New Build Programme

<p>Category: Reputational</p>	<p>Corporate Priority: Affordable Housing</p>	<p>Risk Owner: Elliott Brooks</p>	<p>Portfolio Holder: Cllr Margaret Griffiths</p>	<p>Tolerance: Treating</p>	
<p>Inherent Probability</p>	<p>Inherent Impact</p>	<p>Inherent Risk Score</p>	<p>Residual Probability</p>	<p>Residual Impact</p>	<p>Residual Risk Score</p>
<p>2 Unlikely</p>	<p>4 Severe</p>	<p>8 Amber</p>	<p>1 Very Unlikely</p>	<p>4 Severe</p>	<p>4 Green</p>
<p>Consequences</p>		<p>Current Controls</p>		<p>Assurance</p>	
<p>Reputational and financial impact with public and HCA regarding grant allocations and due to the high profile of the project</p>		<p>Monthly Financial meetings to monitor budgets, Fortnightly AD update, monthly project group, seconded team concentrating solely on development.</p> <p>This allows full debate on key issues and involves legal, finance, procurement at the early stages of any discussions</p>		<p>All Schemes have project worksheets updated fortnightly</p>	
<p>Sign Off and Comments</p>					
<p>Sign Off Complete</p>					

June 2015



June 2015

New Build Development Programme currently being reviewed due to government announcements which will effect the HRA Business Plan

June 2015

