

Resident Questions for Housing Area Panel

Department	Housing Investment & Asset Management
Date question raised	23/06/2022
Date of Area Panel	16/08/2022
Area in city	East
Star rating applied by residents	3 star – city wide issue
Deadline for officer response	25/07/2022
Name of officer responding	Theresa Youngman
Officer job title	Programme Delivery Manager
Title of Question:	Planned Maintenance Schedules
Issue:	Residents don't have sufficient information about planned maintenance in their area.
Background:	It is difficult for Residents' Associations to properly represent and feedback to local residents about planned routine maintenance on their homes, as they don't have access to the Council's Planned Maintenance Schedule. Furthermore, the current Planned Maintenance Schedule only covers 18 months, and it is therefore impossible to know if the necessary work is planned/or will be planned in the time after this period.
Action requested by residents:	<ol style="list-style-type: none"> 1) Copies of the existing planned maintenance schedule be sent to all resident reps. 2) Copies of planned maintenance schedules to be sent to all reps regularly, whenever it is updated, as a matter of course. 3) Planned maintenance schedules be changed from the current 18 months to 4-5 years.
Officer Response:	Theresa Youngman
Officer contact details:	Theresa.youngman@brighton-hove.gov.uk
Response:	<p>The current programmes were short term which followed the transition from the partnership to our new contractors and methods of working, these were only interim measures to allow the embedding of the new contracts.</p> <p>We are in the process of preparing capital works programmes for the next 3 years from April 2023 and this will develop into a 5-year programme. We will also be taking an overview of our 10-year requirement within the next 12 months.</p>

We are currently updating all our Planned Maintenance Programmes to align with our Asset Management Strategy.

Our proposed 3-year programme will be part of the budget setting process in October and following agreement we will be able to publish after that and share with Resident groups across the city, once available this will also be published on our website and updated as required.

The focus now will be to develop these and to provide the 5-year programme which will be shared on completion.

It should be noted that the confirmed programmes may be subject to change throughout the financial year/s to consider schedules that arise through urgency, accelerated dilapidation or opportunities to combine different workstreams into one project – thus providing improved value for money

Specific Action:

Action:

Update Planned Programmes for publication to Area Panel

Timeline:

Start date:

Next area panel

End date:

Ongoing