



A Working Partnership for West Yorkshire

The West Yorkshire Housing Partnership's Annual Report
From October 2021 to September 2022



Foreword...

from the Chair of the West Yorkshire Housing Partnership, Helen Lennon.

We have seen many changes in the last year. We've come out of the Covid-19 restrictions, changed Prime Minister (more than once) and more recently entered challenging economic times.

That is why I am so proud of the achievements of the West Yorkshire Housing Partnership during 2022, given the challenges our members, residents and partnering organisations have faced. Now in our second year, the Partnership has continued to go from strength to strength. We have continued to work collaboratively, which has enabled us to achieve more than we would have been able to as individual housing providers. Our values unite us, our diversity provides a unique perspective.

We were pleased to welcome Thirteen Group as a new member of the Partnership this year.

Since our 2021 report, we've made an impression. We've met with key housing stakeholders, most notably the Mayor of West Yorkshire but also the Chair and Chief Executive of Homes England, as well as senior civil servants from the Department for Levelling Up, Housing and Communities and the Department for Business, Energy and Industrial Strategy. Whilst meeting new people is lovely in itself, our aim is to support decision-makers remove the obstacles to improving the homes and lives of local citizens.

The priorities of the West Yorkshire Housing Partnership align closely with the Mayor's pledges. Over the last year, we have refined our focus with four key strands; investment and regeneration, the climate emergency, inclusive growth and health, housing and homelessness.

The strong principle of trust within the Partnership has allowed us to set out a shared development pipeline for the region and successfully make joint bids for decarbonisation funding to improve the energy efficiency of homes in the region. We have moved from plans to action, getting decarbonisation projects onsite and delivering Trauma Informed Practice training to frontline housing colleagues. We have recognised the gaps that can be filled through inclusive growth, providing the skills and training needed for a greener environment in a difficult economic climate. Collaboration has been the key to the progress on health, housing and homelessness, working with the Mayor's Dementia Ready Housing Task Force, Local Authorities and health and care providers.

We hope this report demonstrates the opportunities for housing in West Yorkshire and the positive work the West Yorkshire Housing Partnership has done for our communities. There's still more work to do and we are always thinking about what's to come.



Helen Lennon

Chair of the West Yorkshire Housing Partnership and Chief Executive of Connect Housing.

Our highlights from the year...

About us

- 14 members – one new member – 12 housing associations and two stock-holding Local Authorities
- Over 250,000 homes owned or managed, two-thirds of which are provided in West Yorkshire.



Investment and regeneration

- 797 new affordable homes delivered in 2021/22
- Developed a shared three year development pipeline of new homes
- Held meetings with the Chair and Chief Executive of Homes England and senior civil servants from the Department for Levelling Up, Housing and Communities about our work.



Climate emergency

- Successfully bid jointly with the West Yorkshire Combined Authority for the Social Housing Decarbonisation Fund Wave 1, achieving nearly £5.2m in grants for work on 1,316 properties
- Highly Commended in the Regional Housing Association or Landlord of the Year category at the Yorkshire and Humber Energy Efficiency Awards
- Became an active member of the Mayor's Green Jobs Task Force.



Inclusive growth

- Engaged with stakeholders on expanding inclusive growth
- Exploring training for colleagues and customers through the Retrofit Academy
- Collaborated on opportunities for funding such as the UK Shared Prosperity Fund.



Health, housing and homelessness

- 300 frontline housing colleagues provided with Trauma Informed Practice training
- Collated information on homelessness service provision across West Yorkshire
- Jointly commissioned a market needs assessment on demand for supported accommodation
- Supported a regional right-sizing marketing campaign.



Who we are

The West Yorkshire Housing Partnership (WYHP) was established in October 2020. It was created to provide a single focus for all social housing related policy and delivery in the devolved West Yorkshire region.

WYHP is apolitical and we will engage with the Mayor, Local Authorities and other stakeholders to improve housing in West Yorkshire. Our interest is in providing more and better homes in thriving communities in West Yorkshire.

In April 2022, we reviewed our membership criteria. Due to the success of the WYHP, we were approached by housing providers who did not meet the original membership criteria, seeking to join.

Our reviewed criteria means we can continue to grow our strength while ensuring the interests of West Yorkshire are kept firmly at the heart of our work. We were pleased to welcome Thirteen Group as a new member of the WYHP.

We now have 14 members – 12 housing associations and two stock holding Local Authorities. The WYHP owns or manages over 250,000 homes, two-thirds of which are provided in West Yorkshire.

Our members:

- Accent Group
- Connect Housing
- Incommunities
- Johnnie Johnson Housing
- Kirklees Metropolitan Borough Council
- Leeds and Yorkshire Housing Association
- Leeds City Council
- Leeds Federated Housing Association
- Manningham Housing Association
- Thirteen Group
- Together Housing
- Unity Homes and Enterprise
- WDH
- Yorkshire Housing

Also includes representation from:

- Homes England
- West Yorkshire Combined Authority

The Partnership has positive relationships with stakeholders across the region. Regular meetings take place with key politicians and senior officers. The Partnership also has close working relationships with the Local Authority Directors of Development group.

250,000+

Total homes owned or managed



14 members

Within the West Yorkshire Housing Partnership



Who we are

The WYHP is proud to operate using a distributed leadership model which seeks to encourage participation from relevant housing organisations in West Yorkshire.

This allows collaborative working while recognising each member's independence. The WYHP has strategic oversight from Senior Executive representatives of the member organisations. Meetings of these representatives take place every other month, meeting 6 times a year.

The work of the WYHP is delivered through themes. 4 operational workstreams consider specific areas of work in more detail. These workstreams have a Senior Executive sponsor, responsible for providing leadership and strategic direction in terms of the workstream activity, and an operational workstream lead or leads, responsible for progressing action. Progress of the workstreams is reported to every WYHP meeting.

The workstreams are:

	Senior Executive Sponsor (Accountable person)	Operational Workstream Lead(s) (Responsible person/s)
Investment and Regeneration	Andy Wallhead (WDH)	George Paterson (Together Housing) Andy Gamble (Yorkshire Housing)
Climate Emergency	Matthew Walker (Leeds Federated Housing Association)	Martyn Broadest (Connect Housing) Patrick Berry (Together Housing)
Health, Housing and Homelessness	Mark Pearson (Leeds and Yorkshire Housing Association) Naz Parkar (Kirklees Metropolitan Borough Council)	Sarah Roxby (WDH) Christine Fox (Connect Housing) Phil Windle (Leeds City Council)
Inclusive Growth	Cedric Boston (Unity Homes and Enterprise)	Post available

This report sets out the achievements of these workstreams over the past year and future planned activity to continue to positively impact communities across West Yorkshire, supporting the work of the West Yorkshire Combined Authority and Mayor of West Yorkshire.



Investment and regeneration

1

Nationally, there is a need for more affordable housing, particularly given the increasing costs facing households across daily life. West Yorkshire is no exception to this. The WYHP has a vital role in increasing this supply. That is why we have a focus on investing in new and better homes.

However, it is not just about new homes. Our existing homes have a significant effect on our residents' quality of life. Rising costs, particularly around energy, presents a challenge for us and for our residents in ensuring the quality of our homes is maintained. Our work is facing this challenge head on, pooling our knowledge so that we can make best use of the available resources.

The purpose of the Investment and Regeneration workstream is to support the Mayor's pledge of building 5,000 affordable homes, to develop a clear pipeline of available and potential sites which places the need for more and better homes at the forefront of the agenda, and to identify the opportunities for regeneration and the improvement of existing housing condition, specifically addressing damp, mould and disrepair.



Investment and regeneration

1



What have we achieved this year?

- Developed a shared 3 year development pipeline, coordinated by the West Yorkshire Combined Authority acting as honest broker. High level, anonymised pipeline information is shared with WYHP members. This includes the total West Yorkshire supply pipeline to 2024/25, supply by Local Authority area, supply by year and supply by status category (secured, unsecured and ambition). This work has provided a high level of confidence that the projected numbers are accurate and has removed any possible duplication from sites being counted.
- Delivered 797 new affordable homes during 2021/22, in the context of Covid-related delays and supply chain challenges.
- Surveyed members to gather best practice on managing cases of condensation, damp and mould and established a shared digital resource pulling together best practice examples (covering procedure, identification, use of data, resident communication and training/competencies) which can be easily accessed by WYHP members.
- Presented to the Chief Executive and Chair of Homes England about the work of the WYHP during a visit to West Yorkshire in July 2022.



What is planned for the year to come?

- Continue to work towards the Mayor's target of building 5,000 new affordable homes. In October 2022, our development pipeline suggested that we have capacity to deliver over 1,000 homes in 2022/23, having already completed over 250 new homes.
- Identify barriers to the delivery of brownfield land developments to share with the West Yorkshire Combined Authority, the Local Authority Directors of Development and Homes England.
- Share the best practice report on managing cases of condensation, damp and mould with other social landlords to engage them in a shared approach and continue to add best practice examples to the shared digital resource.
- Explore the appetite, capacity and capability to develop a common approach from a range of suppliers of Modern Methods of Construction (MMC).
- Input into the production and subsequent delivery of the Strategic Place Partnership being developed between the West Yorkshire Combined Authority and Homes England, following the successful visit by the Chair and Chief Executive of Homes England to West Yorkshire in the summer.

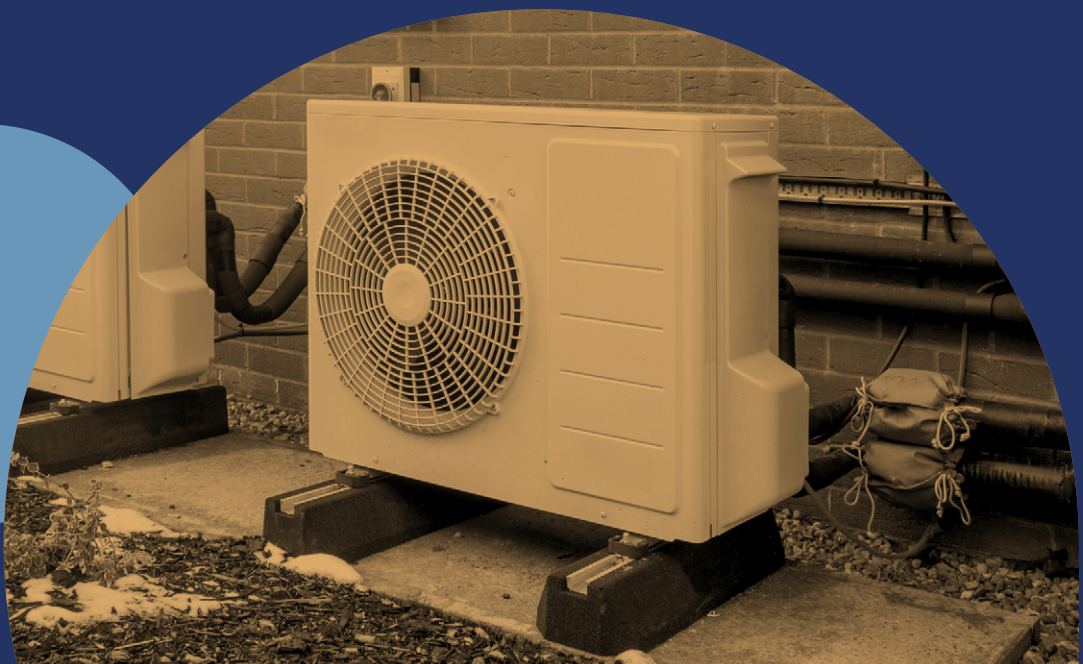
Climate emergency

2

The last year has shown starkly the impacts of the climate emergency. The extreme weather seen worldwide has highlighted the need for change. We are also in the midst of a cost of living crisis, fuelled in part by the soaring energy prices. This is the time for decisive action.

The purpose of the Climate Emergency workstream is to promote and deliver collaborative action amongst WYHP members, generating real and substantial progress towards decarbonising social housing stock and operations across the region, enable greater resilience to climate change impacts, and helps to promote biodiversity to safeguard and enhance our natural environment, through an inclusive approach which engages the communities in which we work.

The benefits of this work are broad, ensuring our homes are safe and warm, reducing the energy bills of our residents, reducing carbon emissions, creating jobs and supply chains. This past year we have been able to progress projects onsite, making a tangible difference to the energy efficiency of our homes. Collaborative working has enabled progress at pace, providing economies of scale.



Climate emergency

2



What have we achieved this year?

- WYHP members successfully bid, with the West Yorkshire Combined Authority as lead, for the Department for Business, Energy and Industrial Strategy's Wave 1 Social Housing Decarbonisation Fund funding, achieving nearly £5.2m in grants for work on 1,316 properties. This is a major step forward for a two-year old partnership and due to the success of delivery, access to additional booster funding has become possible.
- Awarded Highly Commended in the Regional Housing Association or Landlord of the Year category at the Yorkshire and Humber Energy Efficiency Awards for the collaborative work done on the successful joint bid to the Wave 1 Social Housing Decarbonisation Fund.
- Progressed the solar PV and battery storage project, receiving indicative investment from partners, setting up a Project Board to manage the project and reviewing the proposed model with a specialist independent energy consultant. This project aims to reduce carbon emissions, provide benefits to tenants, generate employment opportunities and develop supply chains through an income generating approach.
- Joined the Sustainable Housing Action Partnership to access best practice from other regions.
- Become an active member of the Mayor's Green Jobs Task Force with members signing up to the Mayor's Green Jobs Pledge and discussions underway with local colleges about building the skills we need to retrofit homes.
- Agreed to support a Better Homes Hub for West Yorkshire, working with Leeds City Council and the West Yorkshire Combined Authority. The Hub will establish a ready-to-implement retrofit model in five identified neighbourhoods, one in each of the Local Authority areas in West Yorkshire, and a One Stop Shop agency service providing information and support to all property owners.
- Become a member of the West Yorkshire Combined Authority's Climate, Energy and Environment Committee.



What is planned for the year to come?

- Deliver to completion the Wave 1 Social Housing Decarbonisation Fund projects and booster fund projects.
- Submit a joint bid to the Department for Business, Energy and Industrial Strategy's Wave 2 Social Housing Decarbonisation Fund, with the West Yorkshire Combined Authority as lead.
- Continue to progress the solar PV and battery storage project, beginning delivery of a large scale pilot of at least 1,000 installations. Working with the West Yorkshire Combined Authority, additional investment options will be explored to boost these numbers further.
- Support the Better Homes Hub project to get up and running, with a 3 year development plan in place.
- Map out and create a strategic plan for workforce development on Climate Emergency issues, auditing member activity and engaging with partner organisations.
- Build working relationships with key partners, such as Northern Powergrid, to support the transition to low carbon heat.

Inclusive growth

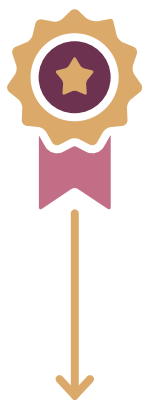
The current economic environment is challenging. Having emerged from the worst of the Covid-19 pandemic, the country is now experiencing a cost of living crisis. The need for inclusive growth opportunities has not been this pressing in over a decade.

The purpose of the Inclusive Growth workstream is to ensure the WYHP makes a strong, meaningful and decisive contribution to the Mayor's inclusive growth agenda, that will ensure the most vulnerable people in West Yorkshire derive tangible benefit from the economic growth expected in the region.

WYHP members have a strong track record of providing training and employment support. Partnership working has been key to progressing the actions of this workstream, with members, the West Yorkshire Combined Authority and local stakeholders. This past year has been about identifying opportunities to support our local communities, ensuring resilience in challenging circumstances.

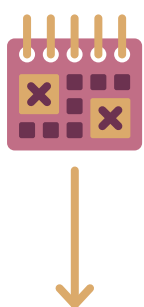


Inclusive growth



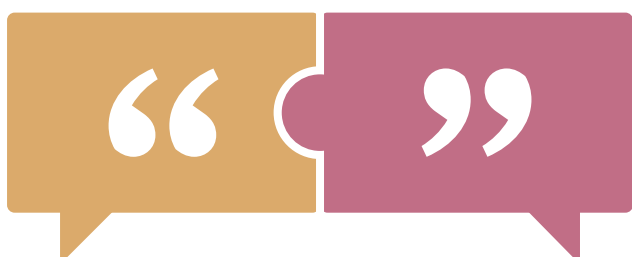
What have we achieved this year?

- Identified opportunities through the link between inclusive growth and green skills and training that can be progressed.
- Engaged with key stakeholders to understand where inclusive growth can be expanded.
- Worked collaboratively to generate opportunities for funding through the UK Shared Prosperity Fund over the 3 year programme, with the intention of identifying opportunities for inclusive growth prior to skills and training becoming the priority in the final year.
- Engaged with the West Yorkshire Combined Authority on their bid to the UK Shared Prosperity Fund.
- Agreed to explore supporting the Retrofit Academy to provide training on retrofitting to colleagues and customers.



What is planned for the year to come?

- Engage with organisations providing training in the region to identify opportunities for joint working to deliver UK Shared Prosperity Fund aims.
- Engage with the Institute of Employment Studies and Communities That Work to discuss the findings of their research from a social housing perspective, highlighting the need to target social housing tenants to improve employment outcomes.
- Identify and progress opportunities for green skills and training and retrofitting for both colleagues and customers.



Identify and progress opportunities for green skills and training

Health, housing and homelessness

Health, housing and homelessness are intrinsically linked. That is why, over the last year, we have combined the Health and Housing workstream and the Homelessness workstream. Our holistic approach will address each issue in context.

The current cost of living crisis has ignited fears that homelessness could increase and that health quality could decline. The WYHP has taken practical steps over the last 12 months to ensure that these risks are identified, putting resources in place and ensuring colleagues are equipped with the necessary skills.

The purpose of the Health, Housing and Homelessness workstream is to develop partnerships and collaborations with health and homelessness stakeholders, to share good practice and innovation, and to collectively influence health partners across West Yorkshire to work more closely with the housing sector. Activity is aligned with the West Yorkshire Health and Care Partnership (WYHCP) priorities for improving population health.



Health, housing and homelessness



What have we achieved this year?

- Collated information on homelessness service provision across the West Yorkshire region, identifying key challenges and opportunities.
- Worked with the WYHCP and Groundswell UK to carry out peer led research highlighting the experience of homeless and rough sleepers accessing health care.
- Carried out housing training with Public Health Registrars.
- Worked collaboratively with the West Yorkshire Dementia Ready Housing Task Force, supporting mapping of current provision, scoping a framework for a West Yorkshire Dementia Housing Strategy and working with the University of Huddersfield to bid for Nuffield Foundation funding to research lived experience.
- Around 300 WYHP member's frontline housing colleagues provided with Trauma Informed Practice training.
- Progressing work to identify autism training for frontline housing colleagues with a view to developing autism champions in each organisation.
- Commissioned, working with the West Yorkshire Transforming Care Team, a market needs assessment on the demand for supported accommodation for people with learning disabilities, mental health and autism.
- Supported a regional right-sizing marketing campaign, to promote the range of housing options for older people and encourage planning for later life.



What is planned for the year to come?

- Explore partnership working with the Investment and Regeneration workstream on delivering new homes designed to dementia standards.
- Explore options and appetite for a regional Housing First model, with a view to implementing a pilot.
- Identification and prioritisation of the top three issues around supporting good mental health and tenancy sustainment.
- Embed trauma informed approaches within WYHP member organisations.
- Deliver training and share good practice to better support people and families living with autism.
- Sign up to the Alzheimer's Society dementia-friendly housing charter and implement the dementia friendly housing guide to support the development of dementia-friendly neighbourhoods.
- Appoint dementia 'champions' at a senior level in member organisations and extend the Dementia Friends network across WYHP member organisations.

Looking ahead...

Closing from the Vice-Chair of the West Yorkshire Housing Partnership, Nick Atkin

Thanks for reading our report, I hope you found it interesting. What has surprised me for the second consecutive year is just how much has been achieved by the West Yorkshire Housing Partnership!

We keep on moving forward at pace across several priority areas, and as I hope you've seen throughout this report, we've got big plans for the year to come.

We live in rapidly changing times, with the economic environment more challenging than many of us have experienced before. That is why we must be more innovative, seeking out opportunities for the benefit of the West Yorkshire communities we serve.

Trust and collaboration are part of our DNA. This will stand us in good stead and support our continued development over the next year. We will continue to grow, and through this, increasing what we can achieve by working together as a Partnership and with stakeholders, both new and existing.

We are facing increased development costs as a result of high inflation. That is why we must look at how and where we build more much needed homes, utilising brownfield land and Modern Methods of Construction.

The cost of energy emphasises just how important the energy efficiency of our homes is. The focus for the year ahead will be on how we can make our homes more affordable to live in, through retrofitting wherever possible. We also need the skills to do this, with inclusive growth coming to the fore to ensure this is possible. Health, housing and homelessness are vital areas for focus during a cost of living crisis. Our concerted approach will ensure we are able to support those people most in need. Housing First is being piloted in other areas of the country and this approach is delivering positive results. We're looking at how the learning can be applied across West Yorkshire.

We aim to be a trusted partner for the West Yorkshire Combined Authority, supporting the Mayor's pledges. We firmly believe that good quality, affordable housing is vital to the strength and growth of West Yorkshire. Regardless of what's happening around us, we won't be distracted from our core aims. We'll maintain the momentum throughout the year ahead. I don't think any of us can predict what the next West Yorkshire Housing Partnership annual report will be saying! But we can be sure that the Partnership will continue to deliver for the people across the West Yorkshire region.



Nick Atkin

Vice-Chair of the West Yorkshire Housing Partnership
and Chief Executive of Yorkshire Housing

To discuss this document please contact:

Alice Keirle-Shaw
Together Housing
alice.keirle-shaw@togetherhousing.co.uk

