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# Bath & North East Somerset Council

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**Improving People's Lives**

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Housing Services

# Housing Standards Summary

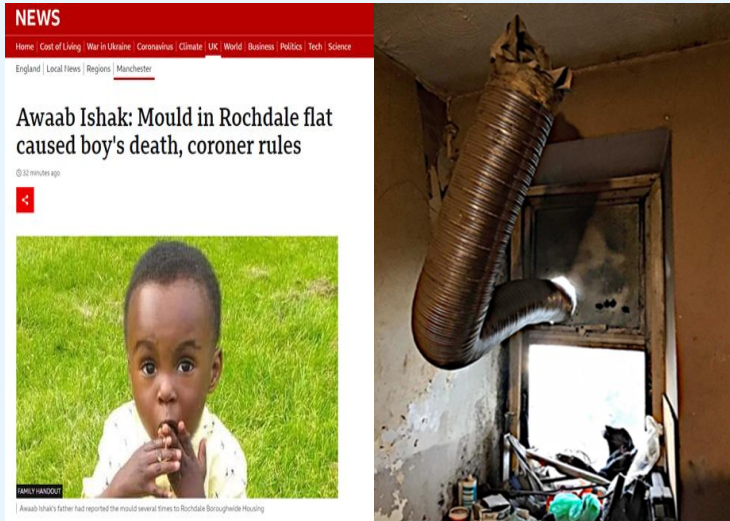
- 83,000 individual dwellings
  - 50% 0/0
  - 27% PR
  - 13% Social rented
- 15% Hazards
  - Cold Falls and Damp and mould found most often
- 28% EPC E or lower

# Housing standards and improvement team in Housing Services



# Better Homes

## Regulation & Enforcement



- Enforcement of housing conditions reactive and proactive based on minimum statutory standard and HMO regulations
- Commissioning house condition survey to inform future enforcement approach for private rented sector

## Adaptation Services



- Disabled facilities grants
- Recently incorporated the Community Equipment Service
- Urgent repair grants and low cost improvement loans

## Affordable Warmth



- Energy at Home Service provides information and signposting on improving home energy efficiency and affordable warmth grants and loans.
- Work with Public Health team and Sustainability team on promoting home energy retrofit and affordable warmth
- Work with other Local Authorities on Grant Schemes e.g. Bright Green Homes

# Local Housing Standards Challenges

## Achieving affordable warmth for existing housing

- Every home is different and every household is different
- Insulation, solar PV and low carbon heating for the existing stock where suitable

## Private rented sector homes free from serious hazards

Housing stock survey this year to inform any further discretionary licensing scheme

## Adaptability for independent living as we get older

- Different household circumstances
- Resources to assist with home adaptation