



# Public Health and Housing: Local Leadership for Health Improvement

Thursday 20th January 2011  
Saffron Centre, Moseley





# Housing and Health

Sarah Davis

Senior Policy and Practice Officer  
Chartered Institute of Housing





# Going forward – housing as partners for health and care





# Overview

‘Housing’ – who, what, why

Policy context for public services  
– dynamic change

What we share:

Challenges – housing conditions  
and health/ care implications

Population changes –  
communities and  
neighbourhoods

Financial constraints

Strategic planning for the future

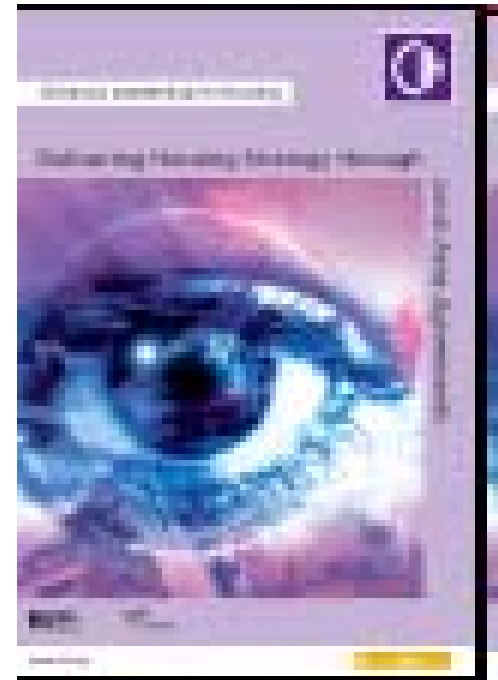




# What/ who do I mean by housing?

Local authorities' strategic housing role

- More than enabling
- Housing across all tenures in local area
- Maximise value for communities
- Areas not boundaries
- Part of wider strategic planning for an area



# Housing – what/ who?



LAs regulatory role:  
Environmental health and  
the health and housing  
safety rating system –  
private sector

Houses in multiple  
occupation licensing

Private rented sector  
landlord liaison

Aids and adaptations



# Housing – social sector



Social housing sector:

Local authority and housing associations

Rented, specialist, supported, low cost home ownership

Housing related support

Home improvement agencies



# Public sector transformation



- CSR  
(DFGs, supporting people and homelessness)
- Regulation and inspection changes
- Social housing reform
- Housing Benefit and Welfare reform
- No private sector monies



# Public sector transformation



- CSR
- Liberating the NHS and Outcomes Framework
- Think Local Act Personal
- Capable communities and active citizens
- Healthy Lives, Healthy People
- Long term care commission (Dilnot)

# Homes, environment and health



- Damp and mould

Respiratory problems, asthma and other breathing difficulties, eczema, depression

- Cold

Decreased resistance to respiratory infection, hypothermia, heart disease and strokes

Excess winter deaths (between 20,000 and 40,000)

- Internal design and security

Accessibility, falls anxiety, depression

- External design

Accessibility, isolation, depression, lack of mobility/exercise

# (UN)Sustainable communities and health



- Anti-social behaviour – fear, anxiety and depression
- Deprivation and health inequalities – life expectancy, long term limiting illness
- Lack of accessibility – isolation, depression, falls
- Support – independence, inclusion, opportunities for education/ training, active ageing

# Homes and environment: policy responses



- Decent Homes standard – includes thermal std

No private sector monies

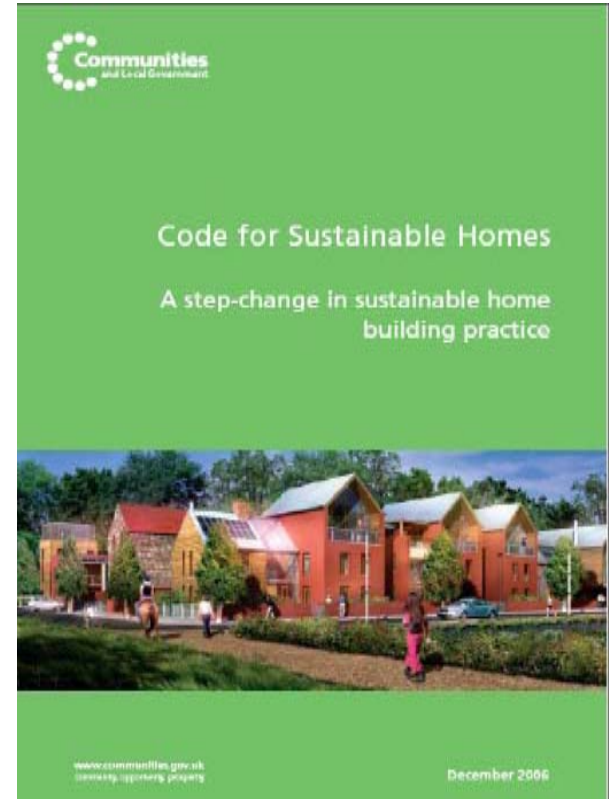
- Fuel poverty

Warm Front to Green Deal

- Code for Sustainable Homes Level 3 for publicly funded homes (eco and LHS)

Still in place but how to enforce?

Existing stock?



# Homes and environment: policy responses



- Design – Lifetime Homes, Lifetime Neighbourhoods – where next?
- Localism and local development frameworks
- Neighbourhood renewal and housing market renewal – regional growth fund? Link to economic challenges (public health and work benefits?)
- ASB ongoing investment nationally (CIH host advisors)





# Housing sector responses

- Home Improvement agencies
- Health through warmth scheme in Birmingham
- Repairs on prescription in Sandwell
- Heat pump project in Harrogate
- Unified strategy and new projects in County Durham



# Housing sector responses: ASB



- Diversionary techniques – football with New Charter housing, Pride of Whitfield with High Peak Community housing
- Parenting support at New Charter
- Engagement with employment and training opportunities – Build Up programme, Broadland
- Supported housing – accommodation and lifeskills
- Targeted areas/times – taxi marshalls in Hertford



# Housing sector responses: deprivation



- **South London Citizens**  
– Housing our future –  
impacts for children
- **St Alban's TIFFIN club** –  
exercise and education
- **Salford SHIP** – low cost  
heating improvement
- Access to services in  
rural area – Ledbury  
community health and  
care centre
- Mill Rise,  
Staffordshire – Aspire  
housing and 8  
partners



# Innovation – how?



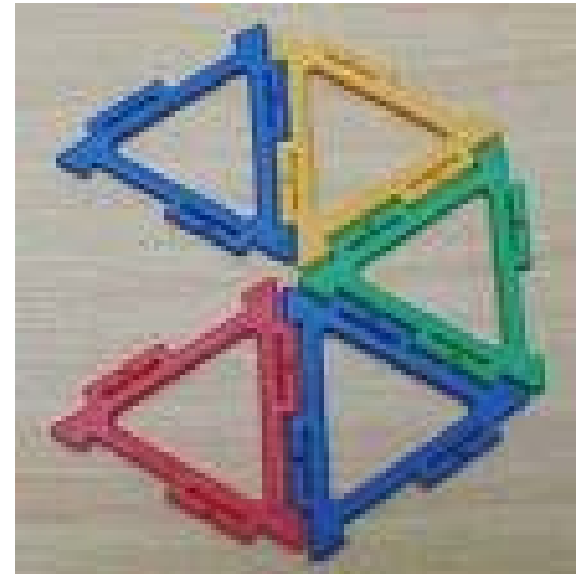
- Consumer demand –  
personalisation and meeting  
aspirations (design, options,  
services)
- Financing  
equity release  
new models (CLTs/  
mutuals/cooperatives)  
HRA
- Local authority/ partner assets



# Partnerships



- Local authority's strategic role for place – including public health
- Strategic housing market assessments and joint strategic needs assessments
- Sustainable community strategy
- Local development frameworks
- LSPs – cross sector partnerships for delivery - private, public and community sectors





**[sarah.davis@cih.org](mailto:sarah.davis@cih.org)**

**024 7685 1793**