

The ASC Specialist Accommodation Project

41

Wokingham Borough Council

Wes Hedger AD Strategy, Commissioning and Performance,
Adult Services



WOKINGHAM
BOROUGH COUNCIL



Agenda Item 27.



Where our Journey Started

Our Learning Disability Community Wokingham Borough Council's Learning Disability Strategy 2019

- The number of adults with learning disabilities that we support in Wokingham Borough is higher than in many other parts of the country
- There are likely to be increasing numbers of residents with disabilities that require support, as our population continues to grow
- Wokingham Borough Council had 200 vulnerable people living in unsuitable accommodation across the borough and beyond

Our ambition is for Wokingham Borough to be one of the best boroughs for adults and carers in need of support to live, where they feel safe, included and a key part of our community.

42

Maximise independence and the opportunity for people to stay in their own homes through a strength-based approach to care and support

- Reducing residential care placements, especially for those with learning disabilities
- Providing support within the local borough where possible and developing provision including alternatives to traditional residential care, through greater use of supported accommodation, shared lives etc
- A greater use of technology to increase efficiency and improve outcomes throughout
- Increasing partnerships with care providers and neighbouring authorities to address unmet needs, especially around complex disabilities and challenging behaviours



Delivery Opportunities



Sources of Funding:

- WBC Capital programme bid
- Section 106 developer contributions
- NHS funding
- Homes England grant
- Housing Revenue Account
- Utilising borrowing through Loddon Homes

Sources of Accommodation:

- Section 106
- Surplus assets
- Open market purchase

Operational Property and Development team skills:

- Design, build, renovate, refurbish
- Property purchase, leases

Landlord function:

- Loddon Homes wholly owned Housing company

Care Commissioning:

- Optalis wholly owned care company
- Specialist Mental Health and complex needs providers procured through the Care and Support Framework

Locally-Driven through Partnership

Working

- Led by commissioners from strategic housing and adult social care
- Initial focus on the buildings, then progressed into people/resident focussed
- Membership of the project groups changed over the 2 year programme period
- Different workstreams within the programme including buildings, people and care/commissioning
- Lots of resource required from different teams across the Council including...

The Project Group:

- Commissioners
- Commercial Property Team (leases & tenancies)
- Operational Property Team (renovation and building)
- Specialist architect to meet complex needs.
- Housing needs team, (potential tenants, Housing benefit)
- Social care managers
- Social workers (residents' needs)
- Occupational Therapists (housing accessibility and adaptations)
- Technology Enabled Care team (enabling independence)
- Care providers

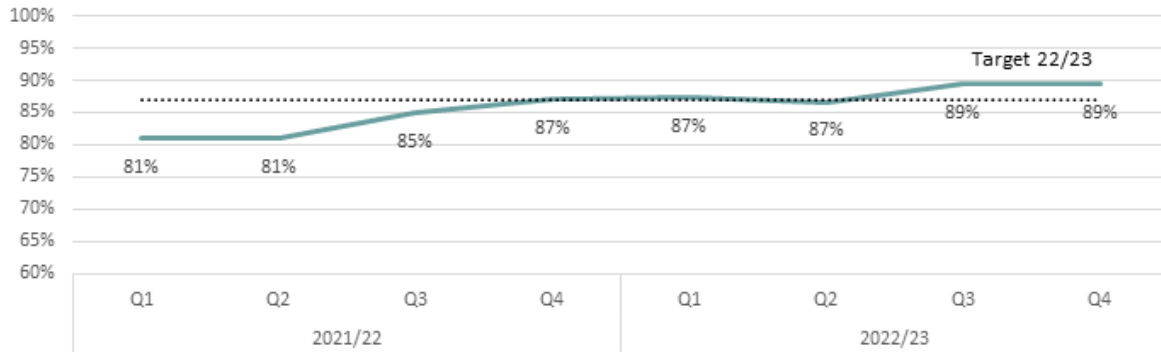


Outcomes

- 36 people with new homes adapted to their needs.
- Good quality care and support on site.
- Managing demand for adult social care packages
- More Independent adults within their communities
- 45 • Secure long term tenancies with good housing management: Homes for life
- Happy families

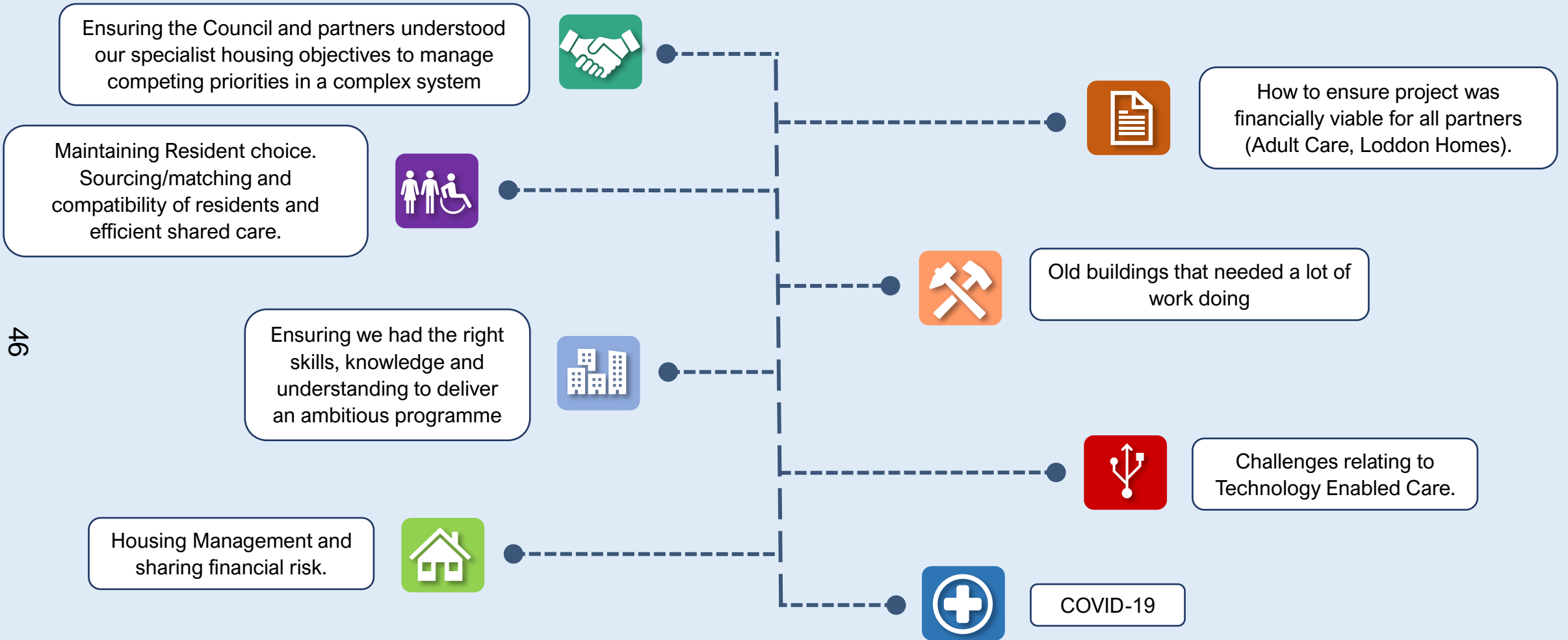


Percent of Adults who live in their own Home:



Key Challenges and our Response

46



Conclusion and Next Steps

- Customers have gained independence and acquired new skills for living
- Customer and family satisfaction is very high
- ⁴ MJ award winner 2023 for 'Best Social Housing Initiative'
- Programme delivered its commitments within the MTFP
- Phase 2 of the specialist accommodation project will be developed during the summer/autum



This page is intentionally left blank