



**HARTLEPOOL**  
**BOROUGH COUNCIL**

## **OFFICER DECISION RECORD**

Department: Development, N/hoods and Regulatory Servs

Division:

Date of Decision / Issue  
of Licence: 06/06/2025

Officer Making Decision: MR T HANSON

Subject / Description &  
Reason for Decision:  
(for publication)

Letting of 6 properties to New Walk Property Management for the purposes of the Rough Sleeper Accommodation Programme.

The Rough Sleeper Accommodation Programme (RSAP) is a 3 year programme delivered by the DLUHC and builds on the concept of 'Everyone In'. The aim is to house rough sleepers and/ or those at risk of sleeping rough and eradicate rough sleeping for good. Tenants will be offered a 'home' for up to two years and supported to move on when they are ready. Community Campus and New Walk are delivering this scheme on behalf of the Council and required properties to provide accommodation for this programme.

In 2022, the Council identified 15 void properties from its Housing Revenue Account (HRA) stock which were suitable accommodation to meet the needs of this scheme, and 6 of these properties were let to New Walk. Funding for the scheme has been granted for a further year and agreement has been reached to renew the leases.

This lease renewals will result in a guaranteed income for a further 12 months 3 year and assist in the delivery of a scheme to reduce rough sleepers in the town. The properties have proven difficult to let and furthermore, the repair clause ensures that there will be limited expenditure during the term of the lease.

Type of Decision: Non Key

Nature of Delegation  
Being Exercised:

In accordance with paragraph 4.2 of the Delegation Scheme set out at Part 3 of the Constitution the Managing Director is authorised to exercise any of those functions delegated to the Directors and hereby exercises the delegation as set out below:

EDDNRS223 - Power to approve land and property disposal, leases, lettings, licences, wayleaves, easements, undertaking and concluding rent reviews, lease renewals and the release and amendments of restrictions, covenants and other land and property matters within prescribed thresholds as set out in the Finance and Policy committee arrangements

Alternative Options  
Considered & Rejected:

Not to renew the leases was rejected as the Council is supporting the scheme and the stock is likely to remain vacant for a long-term if the leases were terminated. The 6 individual lettings not only provide invaluable assistance to the Rough Sleeper Accommodation Programme but secures the letting of low demand long term vacant properties from the Councils stock. The rental income received will provide extra income for the Council's Housing Revenue Account and remove the cost of repairs for a further 12 months.

Any Declared Register of  
Interest:

No

#### **OFFICER WITH THE DELEGATION**

**NAME:** MR T HANSON

**POSITION:** Executive Director Dev N/hood & Reg Serv

#### **IN CONSULTATION WITH...**

**NAME:** TONY HANSON

**POSITION:** Executive Director Dev N/hood & Reg Serv