

Items suggested by Members of the Council

Councillor	Item	Reasons for request
Cllr Sam Swash	Scrutinising the Implementation of Affordable Housing Targets	It would be useful if the Committee could scrutinise the effectiveness of Flintshire County Council's enforcement of affordable housing targets on development sites. The Council has 'Housing Market Areas' which allocate the viable percentage of affordable homes on sites in each area (e.g. Connah's Quay, Queensferry & Broughton: 35% / Mold & Buckley: 40% / Flint & coast: 15% etc.). How often are developers actually meeting these targets? How often do developers challenge their commitment to those targets? How often are their challenges successful in reducing the amount of affordable housing from the assessed viable target?
	Housing Strategy: Brownfield housing development	The Flintshire Housing Strategy & Action Plan outlines plans for building homes in the "right location", but the plan is notable in its absence of any mention of the words 'green' and 'brown'. Could the Committee look to assess the availability and quantity of brownfield sites across Flintshire with a view to challenging the continued development of green belt and green barrier land in Flintshire?
Cllr Carol Ellis	Parking at Sheltered Housing	The lack of Residents only parking in Sheltered Housing. The two complexes in Buckley Mountain are well known for parking issues locally yet new tenants are not made aware.
Cllr Jean Davies	Parking at Sheltered Housing	I have pensioners bungalows in Brynford that would benefit from parking spaces in today's car ownership with families extending to some four cars per family they are taking over roads and residents parking. I suspect my ward isn't the only ward to suffer this 20th century problem.

<p>Cllr David Coggins-Cogan</p>	<p>Garage Sites</p>	<p>Could you look into how the demolition of garage sites would affect residents in my ward please?</p> <p>Although there are a few garage sites, there's only one which, if demolished, will cause hardship to my residents. The garages in Gwernymynydd provide parking to houses on Maes y Wern, which is a terrace of housing on the busy Ruthin Road / A494 trunk road. It's a 40mph road and Maes y Wern is on the downhill side, meaning that 40mph is often the minimum speed. We also have the constant, 24hr articulated lorries between the quarry and Padeswood.</p> <p>If the garages are demolished, the residents on Maes y Wern will have nowhere safe to park. They cannot safely park on the A494 as it's too dangerous and we have had fatal accidents there in the past, and recent near-misses.</p> <p>It will mean parking problems are created elsewhere in the estate behind as more cars are forced to park in the same amount of free space.</p> <p>The garages are currently under utilised. There is a waiting list (approximately two years) but most of the garages are empty, awaiting repairs. To me, it seems illogical to prioritise repairs for a building which will be knocked down in a few years, so unless the garage is rented out to a tenant, the repairs are not being done.</p> <p>The garages are in demand, will generate revenue, and will solve a problem. Please investigate if this policy is causing unnecessary hardships.</p>
<p>Cllr Chris Bithell</p>	<p>Inappropriate Lettings</p>	<p>Where the new tenant is more or less set up to fail (e.g., a single very young parent is given the tenancy of a three bedroomed house with a</p>

APPENDIX 3

		<p>large garden. It seems obvious from the start that she/he will not have the time, energy, inclination to maintain it and keep the garden tidy. Again, in some cases the garden inherited is in a total mess with accumulated rubbish dating from the previous tenant(s) and with no attempt to clear it all before the new tenant moves in.</p> <p>Also putting the wrong tenant into sheltered accommodation where most of the neighbours are all elderly (70s, 80's 90's) and vulnerable and thus creating problems for the entire existing community.</p>
	Voids	<p>The time it takes to fill voids is still wholly unacceptable, between six to twelve months not unusual, which results not only in a loss of income for the Council from rents but is also keeping desperate people on the housing waiting list waiting even longer than is necessary before they are housed.</p>
	Voids – Gardens	<p>Also leaving those empty properties where the previous tenant has either died or vacated with the rubbish left by the previous tenant piled high in the garden front and back which is not only a dreadful eyesore for the neighbours and community and creates a very bad impression of the area but also attracts rats and other vermin. This is totally unacceptable and reflects badly on Flintshire as a responsible Housing authority.</p>
Cllr Simon Jones	Electric Car Charge Points	<p>I would like you to consider the right of all tenants to have an electric car charge point installed at their property. Motobility are currently offering EVs as an option to disabled drivers, however currently many are having to turn this option down, due to the inability to charge an EV at home. This results in people being forced into leasing a carbon emitting vehicle instead. Not only would this allow the tenant to make a choice of vehicle that is cheaper to run, but it would also help FCC meet its climate commitments.</p>

APPENDIX 3

		<p>The council should offer an EV charge point to all tenants who request one and have an EV already or who have one on order. This could be done for a small charge, which motobility would then refund to the tenant via the government OLED scheme.</p>
Cllr Dale Selvester	Voids – Gardens	<p>I’m under the impression FCC are sub-contracting work for garden works in void properties. It would be interesting to know what FCC have spent to date if this is the case. In the past Caretakers would undertake this work</p>
	Voids	<p>It would be interesting to see the KPI’s for performance management in voids turnaround and letting times. With agile working being promoted I’m interested to know if this has affected the KPI’s at all.</p>
Cllr Marion Bateman	Garage Sites	<p>Some years ago, I attended a Housing Workshop where the possibility of removing some garages and using the sites to build new housing stock was debated.</p> <p>We all know the great shortage and the even greater need for bungalows in Flintshire. Can these garage sites be looked at again with a view to, perhaps, easing the shortfall?</p> <p>In my ward there are at least 3 garage plots that are not being used to house vehicles and many are in a state of disrepair.</p>