

REPORT

To: HOUSING AND SOCIAL WORK SERVICES COMMITTEE		Subject: APPLYING FOR PRESSURED AREA STATUS – OUTCOME OF SUBMISSION
From: HEAD OF HOUSING SERVICES		
Date: 25 FEBRUARY 2009	Ref: MP/PH	

1. Purpose of Report / Introduction

The purpose of this report is to provide Committee with an update on the Council's submission to the Scottish Government for Pressured Area Status designation in the local housing market areas of Cumbernauld and Moodiesburn.

2. Background

- 2.1 In August 2008 the committee approved the recommendation to proceed with a submission to Scottish Government to suspend the Right to Buy for 'modernised' tenancies within Cumbernauld and Moodiesburn.
- 2.2 A submission was subsequently sent to the Scottish Government requesting that 'Pressured Area Status' be designated for Moodiesburn (Gartferry, Moodiesburn Electric and Main Schemes, Old Moodiesburn, Mollinsburn, Muirhead, Chryston, Crowwood, Mount Ellen, Gartcosh, Cardowan, Stepps, Millerston and Auchenloch) and Cumbernauld (Abronhill, Balloch, Eastfield, Carbrain, Condorrat, Castlecary, Cumbernauld Village, Greenfaulds, Kildrum, Seafar, Ravenswood and Westfield).
- 2.3 A letter was issued to all council tenants on 10 November 2008 advising them that the application had been sent to the Scottish Government and the implications of this should submission be approved.

3. Proposals / Considerations

- 3.1. On 30 January 2009, the Scottish Government wrote to the Head of Housing Services and advised that North Lanarkshire Council's request had been granted and was effective from 2 February 2009.
- 3.2. To comply with our statutory obligations, further letters are to be issued to all current and prospective tenants advising that Cumbernauld and Moodiesburn areas are now designated 'Pressured Areas'.
- 3.3. For a period of five years, the 'Right to Buy' is temporarily suspended for new tenants in tenancies that began on or after the introduction of the Scottish Secure Tenancy on 30 September 2002, (including tenants who have transfer or exchanged their tenancy) and those who succeed or have succeeded to their tenancy on or after 30 September 2002 and those who did not, before 30 September 2002, have the right to buy.

4. Financial / Personnel / Legal / Policy Implications

- 4.1 As per prior report to Committee on 20 August 2008, the number of Right to Buy purchases will be reduced as an effect of Pressured Area Status designation. However, it is anticipated that the financial impact will be limited and therefore not significantly affect business planning assumptions.
- 4.2 There are no other direct financial, personnel, legal or policy implications for the Council arising from this report.

5. Recommendations

It is recommended that the Committee note the contents of this report.



Monica Patterson
Head of Housing Services
12 February 2009

For further information about this report please contact Lynda Stevenson on 01698 274151