

Midlothian 

**Rapid Rehousing
Transition Plan
2022/23 – 2023/24**



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1. Introduction

Following the publication of the Scottish Government's Ending Homeless Together Action plan all Local Authorities were required to publish a Rapid Rehousing Transition Plan (RRTP) by December 2018. As part of these plans Local Authorities were asked to demonstrate the following:

- How they will move to a rapid rehousing model over a period of no more than five years.
- Demonstrate how both homeless demand will be met, and how any backlog of homeless households currently in temporary accommodation will be addressed.

Midlothian Council's original Rapid Rehousing Transition Plan was given approval by a meeting of the full Council on 18th December 2018. This set out a vision that by 2024:

“An increased number of homeless households will obtain permanent accommodation, no homeless household will be accommodated in bed and breakfast accommodation, and the average time taken for the Council to complete its homeless duty will have halved from 105 to 52 weeks.”

The following key actions were identified to support this vision:

- Increasing the supply of affordable housing in Midlothian.
- Revise Midlothian Council's Housing Allocation Policy to address the backlog of homeless households already in temporary accommodation, and reduce the time taken to house homeless households in the future.
- Seek alternative models of temporary accommodation to reduce the need for bed and breakfast accommodation.
- Ensure homeless households are supported to access a wide range of housing options, including the private rented sector.
- Develop a 'housing first' approach in Midlothian to house homeless households with complex needs.

Midlothian Council has updated its RRTP on an annual basis, with the most recent version being approved in August 2021. These updated plans provide an update on the activities undertaken during the year and which activities are to be prioritised in future years.

Midlothian Council has received support from the Scottish Governments Ending Homelessness Together Fund to help deliver these activities. Table 1 gives details of the confirmed funding allocated to Midlothian Council. It will not be possible to fully transform the way services are delivered without securing additional resources.

Table 1 Ending Homelessness Together Funding received by Midlothian Council	
Initial Grant (development funding)	£32,000
2019/20 EHT Funding	£141,000

Table 1 Ending Homelessness Together Funding received by Midlothian Council	
2020/21 EHT Funding	£137,000
Winter Support Fund 2020/21	£85,000
2021/22 EHT Funding	£127,000
2022/23 EHT Funding	£121,000
TOTAL	£643,000

Midlothian Council made decisions on which projects could be delivered within the funding available, prioritising those it believes will have the most significant impact on reshaping homelessness in Midlothian. Details of work undertaken and progress made during 2021/22 is provided in Section 4. A detailed breakdown of spending for each project up to the end of 2021/22 and projected spend in 2022/23 is included in Appendix 1.

This updated Rapid Rehousing Transition Plan will provide an update on the progress made during 2020/21 and will show how Midlothian Council will continue the work undertaken to deliver these projects during 2022/23. Midlothian Council believes these activities are crucial, to reduce the time spent in temporary accommodation, improving the quality of temporary accommodation and continue to deliver Housing First. The plan also explains how Midlothian Council will address the next phase of its approach to transforming the services provided to those in housing need by developing other initiatives during 2022/23 and into 2023/24, with an emphasis on the prevention of homelessness. Section 5 of this report sets out Midlothian Council's priorities for over the next two years. Section 6 sets out the resources required to effectively deliver these activities.

2. Midlothian Context

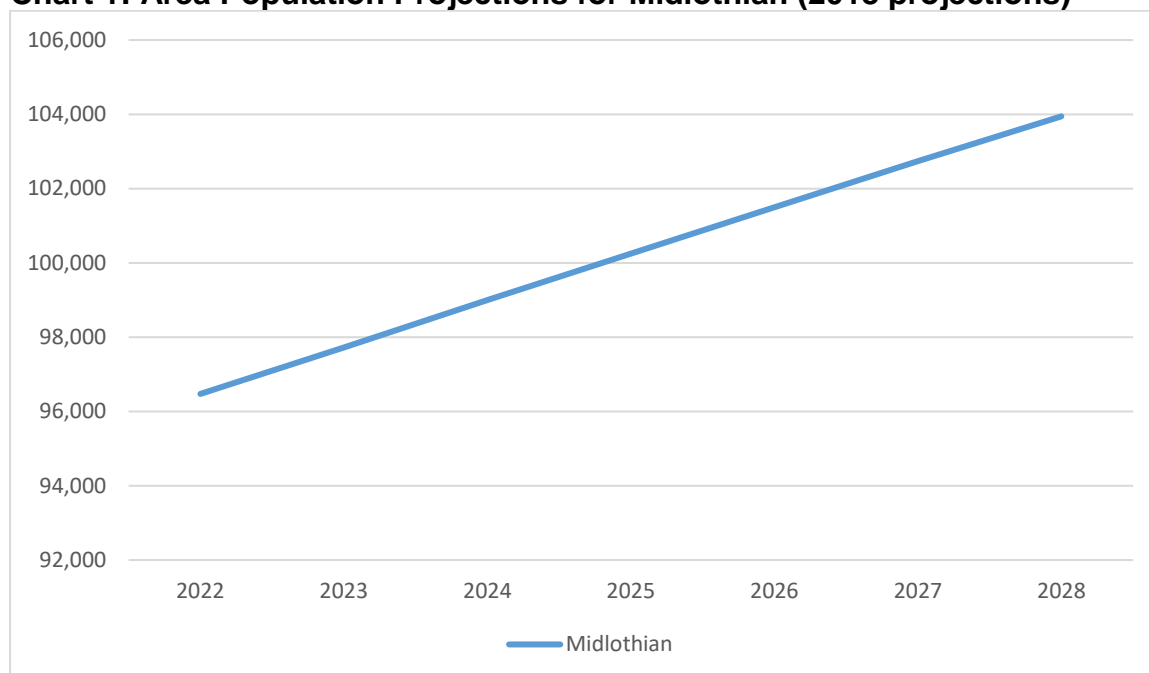
2.1. About Midlothian

Midlothian is a small local authority area adjoining Edinburgh's southern boundary and framed by the Pentland Hills in the west and the Moorfoot Hills of the Scottish Borders in the south. The majority of the population lives in larger towns and villages in the northern part of the county. The southern half of the authority is predominantly rural, with a small population spread between a number of villages and farm settlements.

The population of Midlothian accounts for 1.7% of the total population of Scotland. In June 2020, the Midlothian population was 93,150. It is projected that by 2028 the population will increase to 103,945 which is an increase of 10% compared to the population of Scotland which is projected to increase by only 1.35% during the same period (2020 to 2028)¹. Chart 1 below, shows the projected population increase for the Midlothian area which is estimated to be the highest percentage change to population size in Scotland.

¹ [Population Estimates | National Records of Scotland \(nrscotland.gov.uk\)](https://www.nrscotland.gov.uk/population-estimates)

Chart 1: Area Population Projections for Midlothian (2018 projections)²



The SESplan Housing Need and Demand Assessment, published in 2015, assessed housing need and demand in Edinburgh, Fife, East Lothian, West Lothian, Midlothian and the Scottish Borders. It set Housing Supply Targets (HST) for each local authority within the South East of Scotland area. A Project Team and Executive Board comprising of representatives from each SESplan area was set up to deliver the Housing Supply Target for the SESplan area. Table 2 below shows the Housing Supply Targets agreed by SESplan Member Authorities for 2018-30 with 165 affordable housing and 369 market housing agreed for Midlothian.

	Affordable		Market		Combined	
	Annual Average	Period Total	Annual Average	Period Total	Annual Average	Period Total
City of Edinburgh	1,200	14,400	1,220	14,640	2,420	29,040
East Lothian	189	2,268	330	3,960	519	6,228
Fife	262	3,144	605	7,260	867	10,404
Midlothian	165	1,980	369	4,428	534	6,408
Scottish Borders	128	1,536	220	2,640	348	4,176
West Lothian	300	3,600	333	3,996	633	7,596
SESPLAN	2,244	26,928	3,077	36,924	5,321	63,852

It should be noted that a Housing Need and Demand Assessment (HNDA3) is currently underway which will provide updated Housing Supply Targets for the

² [Midlothian Council Area Profile \(nrscotland.gov.uk\)](https://www.nrscotland.gov.uk/midlothian-council-area-profile)

SESPlan area.

As shown in table 3 below, the most common housing tenure in Midlothian is owner occupied housing (66%) followed by social rented housing (25%) with private rented housing accounting for 8% of dwellings in Midlothian. Compared to Scotland overall there is a higher percentage of home owners and council tenants in Midlothian while there is a lower proportion of private rented housing and Housing Association properties.

Table 3: Housing Tenure				
Tenure	Midlothian Tenure (000)		Scotland Tenure (000)	
	%	No.	%	No.
Owner occupied	66%	27	59%	1,551
Rented privately	8%	3	14%	376
Vacant private dwellings and second homes	2%	1	4%	99
Housing Associations	8%	3	11%	284
Council Housing	17%	7	12%	316
Total	100%	41	100%	2,626

<http://www.gov.scot/Topics/Statistics/Browse/Housing-Regeneration/HSfS/KeyInfoTables>

The supply of social rented housing and private rented housing is particularly important as the majority of homeless households will require rented accommodation in order that they can be suitably housed in permanent accommodation. Table 4, below shows that there are 10 RSLs who own housing in Midlothian. Midlothian Council (7,121 homes), Melville Housing Association (2,010 homes) and Castle Rock Edinvar Housing Association (1075 homes) all have a significant supply of housing in the local area whereas the other providers have a smaller number of units, and are often providers of specialist housing, such as retirement housing.

Table 4: Stock Profile Collection by Midlothian Area		
Type of provision	Total Units	%
Ark Housing Association	5	0.04%
Bield Housing Association	116	1%
Blackwood Housing Association	23	0.2%
Castle Rock Edinvar Housing Association	1075	10%
Dunedin Canmore Housing Association	98	0.9%
Link Housing Association	20	0.1%
Melville Housing Association	2010	19%
Midlothian Council	7121	68%
Trust Housing Association	35	0.3%
Viewpoint Housing Association	34	0.3%
Total	10,537	100%

Source: Scottish Housing Regulator

Chart 2 below, shows the number of lets made by Midlothian Council in recent years. It shows that there has been an increase in the number of lets made in recent years, which is due to new build site completions and purchases of ex-council properties

from the open market. The level of turnover of council housing in Midlothian is low, with a turnover rate of 4% of council homes becoming available for re-let in 2021/22³. This is significantly below the national average which is 8%.

Chart 2: No. of lets made by Midlothian Council

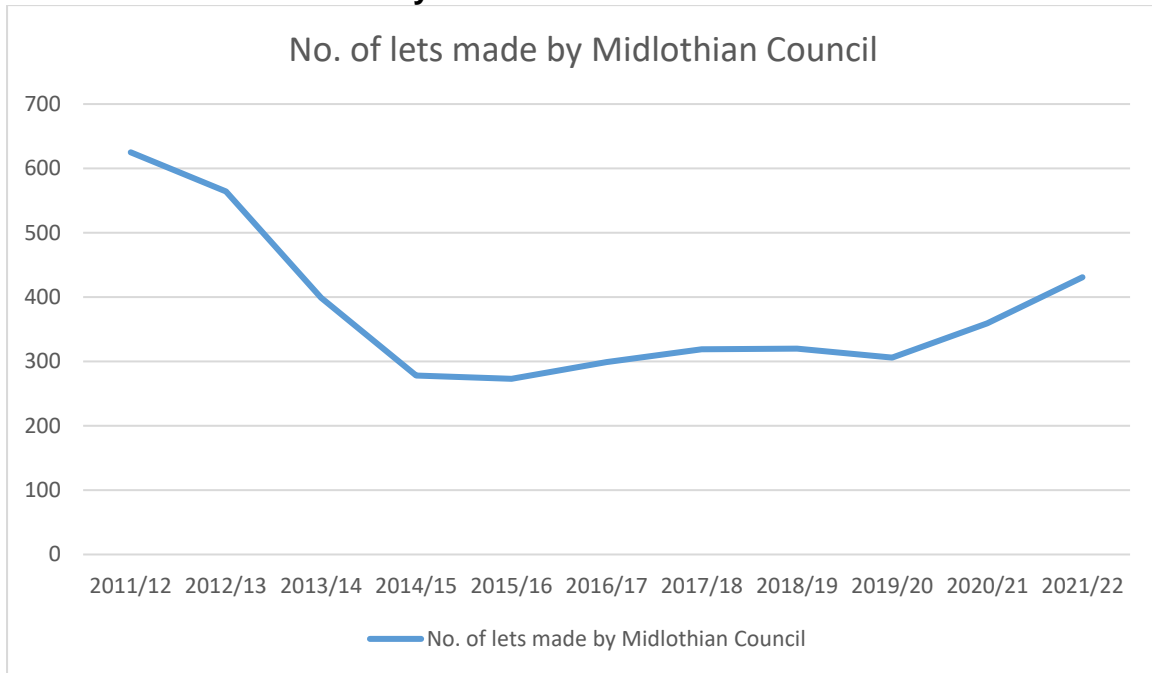
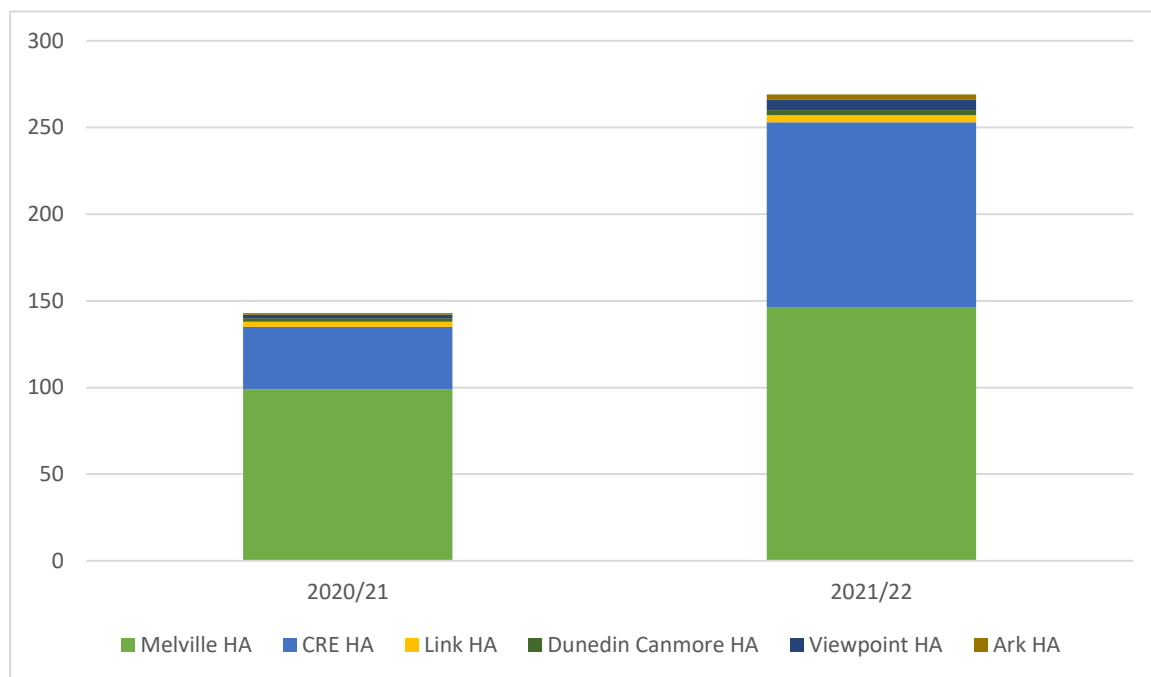


Chart 3 below shows the number of Housing Association lets in Midlothian in 2020/21 and 2021/22. It is clear from the chart that RSL lettings are low in Midlothian however new build completions in 2021/22 by Melville and Castle Rock Housing Associations boosted numbers. In 2021/22, there were 269⁴ lets by RSLs in Midlothian, representing 8% of total RSL stock which reflects the national average. Overall, RSL lettings and new build projects are very important as they provide additional homes and options to people applying for housing in Midlothian.

³ This figure does not include lets to new build properties or open market purchases; solely lets to existing permanent properties in order to reflect an accurate turnover rate

⁴ Does not include data from Bield, Blackwood or Trust Housing Associations

Chart 3: No. of RSL lets in Midlothian



Midlothian Council has a target to let 60% of its housing to homeless households. This target is higher than the average for Councils in Scotland and significantly higher when compared to the average for housing associations in Scotland. Midlothian Council let 431 homes in 2021/22 of which 253 were to homeless households which, at 59% is just below target.

Table 5 shows the number of private lets advertised in Midlothian. It should be noted that lets within the private rented sector were heavily impacted by the Covid pandemic in 2020 and continued to be so in 2021. It can be assumed that a small number of households are no longer homeless as a result of obtaining a private rented tenancy.

Table 5: No. of private sector lets in Midlothian 2020-2021⁵		
Year	2020	2021
No. of lets	133	138

2.2. Investment in new Council housing in Midlothian

The Council is committed to the construction of new build council homes in Midlothian. A Future Land Supply Report providing an update on the Council House Building programme was submitted to a meeting of full Council in March 2022. Table 5A below details sites in the current programme which are either on site or coming forward.

⁵ Data obtained from www.zoopla.co.uk and may not capture all available private lets being advertised in a year.

Table 5A: emerging sites in 2021/22			
Project Address	No. of properties	Estimated / Actual site start	Estimated / Actual completion
Bonnyrigg, Burnbrae Road	21	Mar-22	Jun-23
Bonnyrigg, Cockpen Terrace	16	Mar-22	Jan-23
Bonnyrigg, Dalhousie (Springfield Homes)	70	Jan-21	Jun-22
Bonnyrigg High Street (Complex Care)	20	May-22	Mar-24
Bonnyrigg Polton Street (Complex Care)	46	Mar-22	Jun-24
Dalkeith Newmills Road (Care Housing)	48	Mar-21	Dec-22
Dalkeith Newmills Road (General Needs)	44	Mar-21	Dec-22
Gorebridge, Newbyres Crescent	72	Mar-22	May-24
Mayfield, Conifer Road	72	Mar-22	Mar-24
Mayfield, Former Newbattle High School	98	Sep-22	Apr-24
Newtongrange, Morris Road	79	Aug-18	Jul-22
Dalkeith, Buccleuch Street	7	Feb-22	Nov-22
Roslin, Moat View (Barratt)	53	Feb-22	Jan-24
Shawfair (Dandara)	18	Feb-22	Apr-23
Danderhall, Newton Church Road (Leisure Centre)	24		
Danderhall, Newton Church Road (Barratt)	33	Sep-22	Feb-24
Shawfair Plot P	49	Jun-22	Mar-24
Total	770		

Midlothian's Strategic Housing Investment Plan 2022/23-2026/27 contains details of all planned social housing sites in the area:

https://www.midlothian.gov.uk/downloads/file/4395/strategic_housing_investment_plan_202223_to_202627

2.3. Pressure analysis

Table 6 below shows the areas in Midlothian which are in greatest demand from homeless applicants. Dalkeith is in most demand with 23.2% of homeless applicants waiting for a permanent home there, this is followed by Penicuik (16.7%), Bonnyrigg/Lasswade (14.7%) and Mayfield (10.6%). When examining these in conjunction with the affordable housing supply programme above, it is evident that

the programme is working to address the issue.

It is of importance to note that Midlothian Council let 431 properties in 2021/22 and of these, 253 lets were to homeless applicants. Were the council to let properties solely to homeless applicants, it would take 1.4 years to permanently house those currently on the waiting list.

Table 6: No. of homeless applicants on waiting list by area		
Area	Number	%
Auchendinny	2	0.3%
Bilston	4	0.6%
Bonnyrigg/Lasswade	93	14.7%
Carrington	0	0.0%
Cousland	0	0.0%
Dalkeith	147	23.2%
Danderhall	13	2.1%
East Lothian	3	0.5%
Edinburgh	11	1.7%
Gorebridge	48	7.6%
Loanhead	57	9.0%
Mayfield	67	10.6%
Newtongrange	25	3.9%
Nfa	30	4.7%
North Middleton	0	0.0%
Other	11	1.7%
Pathhead	5	0.8%
Penicuik	106	16.7%
Poltonhall	4	0.6%
Rosewell	5	0.8%
Roslin	1	0.2%
Temple	0	0.0%
West Lothian	2	0.3%
Total	634	100%

2.4. Open Market Purchases

Midlothian Council has an Open Market Purchase Scheme whereby ex-local authority properties are purchased from the open market and let to those on the waiting list. Midlothian Council plans to purchase a further 80 properties between 2022/23 and 2026/27.

3. Homelessness in Midlothian

This section will provide an update on homeless trends in Midlothian during 2021/22, reflect on the impact of COVID-19 and the positive changes realised through the revised Housing Allocation Policy. All data presented in this section is sourced from Midlothian Councils HL1, HL2 and HL3 return to the Scottish Government.

During 2021/22 there has been a further reduction (11%) in the overall number of households seeking homeless assistance compared to the previous year. Table 7

shows this, while the proportion of applications from households with dependent children has remained relatively unchanged since the previous year.

Table 7: Number of homeless applications per year							
	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22
Total homeless applications	526	509	566	495	481	490	432
% of households with dependent children	44%	46%	41%	39%	41%	35%	34%
% of households with no children	56%	54%	59%	61%	59%	65%	66%

This reduction in homeless applications during 2021/22 has mostly been as a result of fewer people aged 18-59 seeking assistance. Table 8 shows there was a 23% reduction in presentations from applicants aged 18-25, and a 10% reduction from those aged 26-59 compared to 2020/21. During the same period the number of applications from 16-17 year olds increased by 36%, this is still less than the number of presentations each year from 2015/16 – 2018/19.

Table 8: Number of applications by age (percentage of all applications)							
	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22
16-17	29 (6%)	25 (5%)	34 (6%)	29 (7%)	20 (4%)	14 (3%)	22 (5%)
18-25	137 (26%)	120 (24%)	153 (27%)	130 (26%)	112 (23%)	155 (32%)	119 (28%)
26-59	339 (64%)	344 (67%)	359 (63%)	311 (62%)	320 (67%)	299 (61%)	269 (62%)
60+	21 (4%)	20 (4%)	20 (4%)	25 (5%)	29 (6%)	22 (4%)	22 (5%)

It is important for gender and household type to be taken into consideration when delivering services to homeless people. In 2021/22 Midlothian Council received 263 requests for homeless assistance from single person households, 40% of which were from female applicants. The number of applications from single parents reduced from 157 in 2020/21 to 127 in 2021/22, of which 67% were female. It is also important to recognise that woman and children are far more likely to require assistance as a result of domestic violence. 59 people sought homeless assistance as a result of domestic abuse or other violence in the household during 2021/22. 57 of these approaches for assistance were from female applicants, 40 of which had dependent children in the household.

Table 9 gives a breakdown of the reason given for requesting homeless assistance from Midlothian Council. People being asked to leave by friends/relatives or leaving accommodation following a breakdown in relationship with a partner or parents remains the main cause of homelessness in Midlothian. The Coronavirus (Scotland) Act 2020 contained measures to protect renters during the pandemic, including a ban on evictions in areas subject to Level 3 and 4 restrictions and extended notice periods and all grounds becoming discretionary. During 2021/22 these measures were phased out with the last ones ending in March 2021. This has resulted in a reduction in the number of applications made as a result of a landlord taking action to end the tenancy during 2020/21 continuing through 2021/22.

Table 9: Technical reason for homeless application							
	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22
Asked to leave	157	138	189	133	101	151	130
Dispute within household / relationship breakdown: non-violent	84	103	86	99	138	150	127
Dispute within household: violent or abusive	105	104	117	73	78	69	53
Other reason for loss of accommodation	25	25	46	20	43	43	57
Overcrowding	12	14	10	24	26	22	14
Discharge from prison / hospital / care / other institution	17	11	15	19	16	11	9
Other action by landlord resulting in the termination of the tenancy	55	57	38	66	38	8	17
Fleeing non-domestic violence	3	1	1	1	9	8	6

Table 9: Technical reason for homeless application							
Emergency (fire, flood, storm, closing order from Environmental Health etc.)	4	2	1	1	1	5	0
Other reason for leaving accommodation / household	39	23	26	40	3	6	3
Harassment	4	2	3	1	1	5	7
Termination of tenancy / mortgage due to rent arrears / default on payments	12	16	21	10	13	4	4
Forced division and sale of matrimonial home	9	7	5	2	4	4	3
Applicant terminated secure accommodation	2	3	6	5	9	3	1
Loss of service / tied accommodation	2	4	3	1	2	0	1

Since 2017/18 the number of ongoing homeless cases closed each year has exceeded the number of presentations made to Midlothian Council. Resulting in a significant reduction in the overall number of homeless households who are waiting to be rehoused in Midlothian, this is shown in Table 10. Midlothian Councils 2019/20 RRTP including a target to reduce the number open homeless cases to 860 by 2023/24, As a result of the number of open cases being below this for the previous two years the target was revised in 2021/22. The revised target was for the number of open homeless cases to be below 700 by 2023/24. As this target has already been achieved as further revision has been made to in this year's action plan. The table also shows the proportion of people who secure some form of permanent

accommodation (Scottish Secure or Private Residential Tenancy) has continued to increase from 42% of all closed cases in 2015/16 to 65% in 2021/22. In 2021/22 this has largely been maintained by the revisions made to Midlothian Councils Housing Allocation Policy which increased the proportion of lets to homeless households, and the number of properties completed as part of the new build housing programme. The number of people securing a Private Residential tenancy has reduced from 55 in 2020/21 to 31 in 2021/22, this is reflective of a reduction in the number of properties available in the area with rents that are within Local Housing Allowance rates.

Table 10: Number of closed and ongoing homeless cases in Midlothian							
	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22
Number of cases closed	504	447	571	678	537	531	615
Number of open cases on 31 st March	1025	1087	1082	899	843	802	630
% closed to LA or RSL tenancy	41%	46%	42%	46%	51%	54%	60%
% closed to Private Rented Accommodation	1%	1%	1%	8%	7%	10%	5%

As Midlothian Council moves on to the next phase of Rapid Rehousing it will focus on activities which aim to prevent homelessness to further reduce the number of homeless applications made.

Table 11 shows that the average time taken to close a homeless case in Midlothian reduced during 2021/22, this shows to positive impact of the revised allocations policy in previous years reducing the number of long term legacy cases. The average length of stay in temporary accommodation (Table 12) also reduced during this period.

Table 11: Average case duration (weeks)							
	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22
Average case duration	91.7	108.1	109.4	106.7	109.2	118.1	97.9

Table 12: Length of stay (weeks) in temporary accommodation							
	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22
Total (all)	-	95.1	36.1	60.6	72.5	87.3	76.2

Midlothian Council anticipated these averages to increase during 2020/21 and remain relatively high during 2021/22 as more temporary tenancies were ‘flipped’ to permanent accommodation and an increase in the number of permanent lets to homeless applicants. This resulted in those who have been in their accommodation for long periods being housed reflecting the positive impact of the Housing Allocations Policy and the delivery of preventative housing options advice. Long term the activities undertaken as part of Midlothian Councils transformation of services will continue to focus on reducing the time taken to make an offer of permanent housing, and reducing the length of time in temporary accommodation.

4. Midlothian Council’s RRTP 3rd year position statement

Midlothian Council continued to develop key projects that could best achieve the outcomes detailed in previous years RRTP during 2021/22. This section will provide an update on the development and delivery of this work. A full breakdown of the funding allocated to each activity is included as Appendix 1.

4.1. Housing Allocations Policy

After receiving approval at a full Council meeting in December 2019, Midlothian implemented a revised Housing Allocations Policy in April 2020. Work to implement these changes has continued during 2021/22. The key changes to the policy were:

- Increase the proportion of permanent lets to the homeless list – As previously stated Midlothian Councils new allocations policy established a target of allocating 60% of void properties to homeless applicants. In 2021/22 205 void properties were let to homeless households, a slight increase from 194 in 2020/21, and more significant increase from 150 in 2019/20. When combined with the number of ‘flipped’ temporary accommodation properties, this is the equivalent of 58.7% of Midlothian Council lets, compared to 54% in the previous year.
- Flipping tenancies – Converting temporary accommodation to permanent accommodation has also been scaled up as part of the new Housing Applications Policy. During 2021/22 48 households had their temporary accommodation ‘flipped’ to a permanent council tenancy in this way. A slight reduction to the 51 completed in 2020/21, this is due to a significant staff resource required to allocate and let new build properties which have been completed during this period. This practice has helped to reduce the number of households who have been in their temporary accommodation for over two years from 189 in 2018/19 to 51 at the end of 2021/22 (52 at the end of 2020/21). All those households who had been in temporary accommodation for over two years on 31st March 2022, have either been offered and declined the opportunity to have their accommodation made into a permanent tenancy, or the property is not suitable to be flipped in this way.
- Improving opportunities for general needs applicants – The Housing Allocations Policy includes measures intended to ensure other households in housing need are able to access suitable accommodation without the need to present for homeless assistance. These measures are also designed to ensure that the Council makes best use of its available housing stock by allocating to those in most need. The changes include increased incentives for people willing to downsize and encourage mutual exchanges. During 2021/22 59 mutual exchanges involving a Midlothian Council tenant were

completed. 80 applications were submitted to the incentive to move scheme after following the completion of a mutual exchange, or an existing tenant downsizing to a smaller property in 2021/22. Due to the restriction on unnecessary house moves during much of 2020/21 it is not possible to fully evaluate the effectiveness of these measures compared to previous years. The ongoing effectiveness of these initiatives will continue to be monitored in future years.

4.2. Housing First

Midlothian Council launched Housing First on 1st July 2020. The successes of the first year pilot have continued to be realised during 2021/22. Midlothian Council met its target of creating 20 Housing First tenancies in the first year and remains on course to create a further 20 in year two.

A partnership approach is taken to identifying and supporting homeless people who may benefit from the Housing First approach. Services from a range of disciplines including, Housing, Homelessness, Justice, Mental Health, Substance Misuse, Midlothian Womens Aid, Domestic Abuse Service and other third sector organisations have all committed to the delivery of Housing First in Midlothian.

As of 31st March 2022 there have been no evictions from a Housing First tenancy in Midlothian. 33 people continued to engage with the support provided through Housing First, five of which are in the 'step-down' process. Since the launch of Housing First two tenants have sadly passed away.

Midlothian Council has participated in the inaugural Housing First Check-Up process led by Homeless Network Scotland. The purpose of this process is to help local authorities to consider the quality and effectiveness of Housing First services, the fidelity to the principles of Housing First, and assess improvement methodology around local systems. A full report of the outcomes will be provided by Homeless Network Scotland in June 2022.

Midlothian Council has committed to creating a further 20 Housing First tenancies in the third year of the programme. To ensure people are properly supported in their tenancy the number of support hours available in the service will be increased. A full review of Housing First in Midlothian will be completed in autumn of 2022. This review will consider the options for mainstreaming the service on a long term basis, ensuring people are sufficiently supported within their tenancy, and seek the views of service users to improve the service. It will also take into account the feedback received through the Housing First annual check-up process.

4.3. Review of temporary accommodation

Midlothian Council recognises the need to ensure that when temporary accommodation is required it is of a good quality, affordable, and meets the needs of the individual and has undertaken several activities to reflect this.

4.3.1. Ending unsuitable accommodation

Midlothian Councils RRTP for 2020/21 set out plans to end the use of Bed and Breakfast type accommodation by the end of April 2021. This was to ensure

compliance with the Scottish Government's intention to extend the Unsuitable Accommodation Order (UAO) to all homeless households by this date. A Local Authority would be in breach of the order if any homeless person is placed in unsuitable accommodation for more than 7 days.

As part of its response to COVID-19 the Scottish Government moved the date for implementing these changes to May 2020. With the following additional exemptions:

- a person in the household has symptoms of coronavirus and the household requires to isolate;
- the accommodation is required to provide temporary accommodation to ensure that a distance of 2 metres can be maintained between a member of the household and a person who is not a member of the household in order to prevent the spread of coronavirus
- The local authority is unable to place the household in suitable accommodation as a result of the impacts of coronavirus on temporary accommodation supply in the area (this exemption only applies to households without a dependent child or pregnant person).

In response to these changes Midlothian Council was successful in ending the use of B&B type accommodation in November 2020, and has not placed any household in accommodation considered unsuitable as defined by the UAO since this time.

The cost of using emergency accommodation provided by third party contractors was £526,930 in 2019/20. Many of the savings realised by ending the use of this accommodation will be used to fund other RRTP activities, where possible. These activities will have a clear focus on the prevention of homelessness, including increasing the number of households assisted to private rented accommodation and providing direct assistance to help people remain in their current accommodation.

4.3.2. Shared temporary accommodation

During 2020, Midlothian Council developed shared temporary accommodation which satisfies the UAO guidance, to replace bed and breakfast accommodation. This accommodation uses two bedroom properties to provide accommodation for single person households each with their own bedroom, while sharing kitchen, bathroom and living room areas with one other person. This type of accommodation is more affordable for people who are in employment, and also increases opportunities for others to access education, training and employment.

Midlothian Council's original RRTP included plans for 20 properties to be used in this way. During the initial stages of the COVID-19 pandemic this was increased to 33 properties to accommodate up to 60 households. Ensuring sufficient capacity for all those in B&B type accommodation plus additional capacity to meet the increased demand for temporary accommodation at the time.

At the end of March 2022, 21 properties were being used to provide this type of temporary accommodation. As some residents have been permanently housed, some of those remaining in the shared temporary accommodation have been offered the opportunity to have the property converted to a permanent Scottish Secure Tenancy.

These properties are managed by a 0.5 FTE Temporary Accommodation Officer, this post is funded up to the end of 2022/23.

4.3.3. Emergency accommodation for families

Midlothian Council established emergency accommodation to provide fully furnished, self-contained, accommodation for up to eight households with either children or a pregnant person in the Mayfield area. This project became fully operational in July 2020. A review of furnishings in the accommodation in January 2021 ensured all flats were able to provide accommodation to families with up to three children in the household.

To ensure sufficient accommodation for larger families a second project in the Gorebridge area was completed in July 2021. This project provides self-contained, fully furnished accommodation for a further five households, two of the properties provide accommodation for households with up to four children.

An on-site caretaker service during office hours provides basic support to residents as required, while also maintaining the security and cleanliness of the building and monitoring anti-social behaviour.

These projects will be managed by a 0.5 FTE Temporary Accommodation Officer, this post is funded up to the end of 2022/23.

4.3.4. Supported accommodation – Jarnac Court

In December 2019 Midlothian Council approved revised plans to refurbish an office building in the centre of Dalkeith to be re-purposed as supported accommodation for at least five years. The project will provide supported accommodation for 22 households that is of good quality with access to support appropriate to the needs of the individual, including 14 double bedrooms. Residents will be able to access two fully fitted kitchens, two communal living areas, and laundry facilities, a number of the bedrooms have en-suite facilities. There are a variety of office/meeting areas within the accommodation which all allow residents to be provided with any support required in a private setting. Services from Midlothian Health and Social Care Partnership, including mental health and substance misuse teams will also provide specialist support on site. This will ensure people are able to have their support needs assessed quickly and receive the support they require. Following a delay to building work commencing due to COVID-19 the project is now scheduled for completing in spring 2022.

On completion a full review of supported accommodation in Midlothian will be completed. This will ensure the support provided and capacity meets the needs and wishes of homeless people in Midlothian.

4.3.5. Review of temporary accommodation rents

It is important that when needed temporary accommodation is accessible to all homeless households who require it, regardless of income. In February 2020 Midlothian Council approved plans to include revisions of rent charges for self-contained temporary accommodation as part of the next rent strategy.

A further full council meeting in February 2021 decided to defer the rent setting strategy for 2022-25. This work will be completed in the autumn of 2022.

4.4. Housing Education

Two housing education projects are included in Midlothian Council's RRTP. These projects focus on preventing youth homelessness from occurring, promoting tenancy sustainment, preventing recurring homelessness.

4.4.1. Schools education programme

Midlothian Councils homelessness team have an established programme of providing housing education to S4 and S6 pupils as part of the school curriculum. As a result of the limitations imposed on external visitors in schools settings during the Covid-19 pandemic it was not possible to deliver this during 2020/21 and 2021/22.

Officers are currently liaising with individual schools to deliver this programme during 2022/23. The aim of each session is to educate on homelessness, housing options, and budgeting. Providing a more locally focused information in order to give wholly accurate collections of information young adults in readiness for their leave from home.

4.4.2. SQA accredited Tenancy and Citizenship award

In December 2018 a pilot programme for a SQA level 4, Tenancy and Citizenship Award was completed, resulting in four young parents successfully graduating.

Following the success of this pilot the course materials have been revised during 2021/22. Creating a suite of six standalone modules covering the following outcomes:

- Gaining and sustaining a tenancy
- Looking after your home
- Living in your community
- Understanding principles of money
- Money management
- Cookery skills, techniques and process.

Modules have been designed in a way that allows them to be built into support plans to help achieve better outcomes for the individual. Course materials have been designed in such a way that they can be delivered directly by support workers. Services users will be able to access the modules most relevant to them.

While primarily being delivered to households in supported accommodation, households in any type of temporary accommodation or Housing First tenancy will be able to access the revised modules. Midlothian Council believes this will promote tenancy sustainment and reduce instances of recurring homelessness.

4.5. Crisis Intervention Fund

Proposals to introduce a Crisis Intervention Fund were approved by Midlothian

Council in May 2021. The fund launched in July 2021 and is accessible to front line officers allowing a more preventative approach to be taken when assisting those in housing need. Examples of where the fund may be used include; preventing action to end a tenancy being taken following an unforeseen change in circumstances, enabling a household to access accommodation they would otherwise be able to, assisting a household to remain in their current accommodation until a planned move to alternative accommodation is completed.

The fund will operate as a two year pilot to enable its effectiveness to be fully evaluated with an interim review completed after 12 months. An annual budget of £30,000 has been committed to the fund for the duration of the pilot. Making use of savings realised from ending the use of B&B accommodation.

During 2021/22 4 people were provided with assistance totalling £3060.09. This reflects the nature of homeless presentations during this period and limited availability of private rented accommodation during this period. The Scottish Government Tenant Grant Fund was also successfully implemented in Midlothian during this time, providing assistance to 75 households who had accrued rent arrears as a result of the Covid-19 pandemic who may have otherwise required assistance from the prevention fund.

4.6. Nomination agreement with East and Midlothian Women's Aid

The long-standing nomination agreement between Midlothian Council and East and Midlothian Women's Aid was revised in August 2020, resulting in a minimum of four nominations to be made by East and Midlothian Women's Aid.

Those nominated by East and Midlothian Women's aid are provided with a permanent Scottish Secure Tenancy without the need to present to the Local Authority for homeless assistance. Support is provided to help address practical issues such as registering with GP, liaising with schools, setting up utility accounts, and settling into the community, in addition to emotional support.

In April 2022, both parties agreed to continue this nomination agreement.

4.7. Improving access to the private rented sector.

It is important for people who are homeless or threatened with homelessness to have access to the widest possible range of housing options. Since the introduction of the Private Residential Tenancy in December 2017 Midlothian Council has provided direct financial assistance to households who are prevented from accessing this accommodation due to lack of a deposit. In 2021/22 31 homeless households secured a private rented tenancy, of those 11 received direct assistance to secure a deposit. This is reflective of a reduced number of properties available within LHA rates, and increased competition for those properties being reported by front line officers.

The increased budget of £32,000 approved for 2021/22 will remain in place for 2022/23. This increased utilises savings made from ending the use of B&B type accommodation.

4.8. Sustainable Housing on release For Everyone (SHORE) Standards

In November 2019, Midlothian Council's Community Safety and Justice Partnership established a multi-disciplinary group to work in partnership in the provision of supporting people returning to the community after serving a custodial sentence. This group includes representatives from, Justice, Mental Health, Substance Misuse, Housing/Homelessness and two third sector organisations. In addition to securing suitable housing the group works in partnership to develop support plans to help people address other, often complex, support needs that meet their individual needs. All support provided through this project is delivered from a trauma informed perspective. In 2021/22 this group was expanded to include representatives from the DWP, Job Centre Plus, and Communities and Lifelong Learning.

The Community Safety and Justice Partnership continues to fund an additional two workers from third sector organisations as part of this project. One post provides transitional support to help people to engage with other services. A second post is tasked to build a network of volunteer peers, to support clients in preparation for returning back to the community, often with the focus on reducing isolation and support those who are on the periphery of re-offending.

During 2021/22 42 people scheduled to be released from prison were discussed at this group, accommodation was made available to all those who were identified as having nowhere to stay in advance of release.

4.9. Staff resources

In April 2021 an additional Homelessness Officer was recruited for two years. This post will provide an additional resource to reduce individual caseloads and afford officers with more time to focus on providing advice and assistance to prevent homelessness.

4.10. Staff Training

Midlothian Council is committed to ensuring a person-centred and trauma informed approach is taken to the delivery of services, with responses that are tailored to the individual needs and circumstances of those in need of assistance.

During 2020/21, the majority of staff from Homelessness and Housing Services, including front line officers and managers have completed Level 1 Trauma Informed Training delivered through the NHS Education led pilot programme. This training provided staff with an understanding of the ways adverse and traumatic events in childhood and later life impact on homelessness. Support workers from contracted tenancy support, housing first and supported accommodation services were also able to access this training. Following an evaluation of this training Midlothian Health and Social Care Partnership are recruiting a Trauma Informed Practice Development worker, this post will be responsible for ensuring the training is made available to all partners in to develop a trauma informed community.

Additional staff training is delivered through Midlothian Councils Health and Social Care Partnership's 'The Midway' project. This training is available to all staff from within the Health and Social Care Partnership, Council staff, Primary Care providers, and the Third Sector. This includes the 'Good Conversations' training course. This

training helps staff to deliver services that focus on what matters to the person, and ensures responses are based on the strengths, needs and wishes of the individual.

Frontline Homelessness, Temporary Accommodation and Housing Officers have all been provided with Domestic Abuse Awareness Training.

The Health and Social Care Partnership also co-ordinate a series of bite sized training/awareness sessions throughout the year. These sessions aim to better equip staff to recognise and address unfair disadvantages people face to leading healthy lives. Topics include, substance misuse, grief and loss, access to work and housing and homelessness.

All frontline staff from Homelessness, Temporary Accommodation and Housing Services have access to the first three modules of the Housing Options Training Toolkit. Modules five and six are expected to be made available to users during May 2022, with Module four still in production.

4.11. Domestic abuse pathway

Midlothian Council supports a zero tolerance approach to domestic abuse, and supports the recommendations of the Improving Housing Outcomes for Women and Children Experiencing Domestic report published in December 2020. This commitment to taking action to support the victims of domestic abuse has been affirmed by signing the Women's Aid, Chartered Institute of Housing, and Domestic Abuse Housing Alliance, Make a Stand pledge

Domestic abuse is one of the main reasons for people seeking homelessness assistance in Scotland. It is important for services to be delivered in a way that meet the needs of women, children and young people affected by violence against women and girls.

As any future policies relating to Housing and Homelessness are developed, Midlothian Council will ensure they give full consideration to the specific needs of women and children experiencing domestic abuse. This work has continued in the delivery of RRTP projects during 2021/22:

- Training for all front line homeless staff. This training provides staff with the skills required to deliver services in a sensitive manner that does not put the victim at risk of further abuse.
- Developing an Equally Safe policy.
- Developing shared temporary accommodation. This provides an alternative temporary accommodation option for women fleeing domestic abuse removing the need to access larger scale congregate accommodation where many other residents will be male.
- Revising the delivery of Housing First. Membership of the multi-agency core-group was reviewed in March/April 2021 to include representation from services who provide support to women experiencing domestic abuse. This provides an additional route to accessing Housing First, and also helps maintain the safety of victims by ensuring perpetrators are not knowingly accommodated in an area that would put a person at further risk.
- Embedding partnership working with East and Midlothian Woman's Aid, Domestic Abuse Service and MARAC within the delivery of housing

management functions.

4.12. Homeless Prevention - Escalating HARM joint working group

Midlothian Council's Housing Services Team has established an Escalating HARM group to provide support to tenants potentially at risk of losing their home. This multi-discipline group includes representatives from the following agencies: Housing Services, Adult Health and Social Care, Children's Services, Police Scotland, Mental Health Services, and any relevant third sector partners. The group meets at short notice to develop agreed packages of support to prevent further action being taken to terminate a tenancy, with a focus on early intervention and partnership working.

4.13. Improving health and homeless outcomes

As part its strategic plan Midlothian's Health and Social Care Partnership is committed to providing additional resources to people in supported accommodation to ensure they are able to access appropriate support as early as possible. These services are delivered directly within the accommodation with the intention of removing potential barriers to accessing services and improve engagement. With two posts funded by the Health and Social Care Partnership and Justice Service.

During 2021/22 the Health and Homelessness Steering group has continued to meet, with a continued focus on ensuring the safety and wellbeing of homeless people during the pandemic, and ensuring homeless households in Midlothian are able to access vaccines.

Additional projects being considered by the steering group include, provided gym passes for people in supported accommodation, promoting digital inclusion through the provision of Wi-Fi, and the creation of a digital library in supported accommodation.

5. Midlothian Councils Rapid Rehousing Transition Plan

5.1. Key outcomes

Midlothian Council's original RRTP set out 4 key outcomes that would achieve the overall vision of the RRTP:

Midlothian's vision for the Rapid Rehousing Transition Plan is that by 2024: "An increased number of homeless households will obtain permanent accommodation, no homeless household will be accommodated in bed and breakfast accommodation, and the average time taken for the Council to complete its homeless duty will have halved from 105 weeks to 52 weeks."

A set of actions is associated with each outcome which will only be achieved if the Council and key stakeholders work in partnership. More detail on the proposed actions is provided in section 5.2. Some of the outcomes and activities will be revised over the coming years to ensure that the RRTP remains a relevant strategic document.

Outcome 1: The supply of permanent accommodation for homeless households has increased.

Achieving a significant increase in the supply of affordable housing is key to providing homeless households, and others in housing need, with a settled housing outcome as soon as possible. The low supply of affordable housing has been the biggest contributor to issues such as the length of time taken to close a homeless case and lengthy periods spent in temporary accommodation.

As stated earlier there has been significant investment in new housing over a sustained period of time in Midlothian. It is important that this investment continues as set out in the Strategic Housing Investment Plan 2021-26.

This investment alone will not be sufficient to deliver the wider aims of the RRTP. It is important to maximise the opportunities to prevent homelessness from occurring, and for homeless households to have access to the widest choice of housing options including improving access to the private rented sector.

Outcome 2: Where temporary accommodation is required it is of good standard with access to effective support.

This outcome was revising in 2021/22 after successfully ending the use of Bed and Breakfast accommodation in 2020. It is important that measures continue to be in place to ensure there is no risk of using unsuitable accommodation in the future.

Good progress has been made to reduce the number of households who have been in temporary accommodation for over two years. To ensure the overall objective of reducing this number to zero by 2023/24 access to permanent accommodation for homeless households will need to continue to increase.

To ensure accommodation meets the needs of homeless households in Midlothian a review of council owned supported accommodation will need to be completed. Partnership working with other agencies including those from the Health and Social Care Partnership must continue to ensure support needs can be assessed at the earliest opportunity.

Outcome 3: Homeless households with support needs supported to access and maintain permanent accommodation.

To ensure people who have experienced long term/repeated homelessness with multiple/enduring support needs are supported to live a sustainable way of life, Midlothian Council will continue to deliver up to 20 Housing First tenancies a year during 2022/23.

Midlothian Council will continue the work of the Health and Homelessness Steering Group to review and improve service provision to maximise opportunities to prevent homelessness and improve outcomes across all services.

To deliver effective support to homeless people, Midlothian Council will need to develop effective partnership working practices with other organisations to ensure people's wider support needs are also addressed alongside housing need.

To protect staff and services users, it has not been possible to deliver some housing education projects during 2020/21, and 2021/22 as a result of restrictions preventing access to schools and restrictions on accessing supported accommodation for staff who do not usually work at the property. The delivery of these projects will be reviewed as the easing of restrictions allows.

Outcome 4: Housing Options and support is in place to prevent homelessness

In Midlothian it is important that opportunities for homeless prevention and housing options activities are maximised due to the low supply of social rented housing.

The Housing Options process begins when the local authority is approached by anyone in housing need. It is important for people to be offered the widest choice of housing options, at the earliest opportunity. The advice should also cover other circumstances which may not be housing related, such as debt, employment, mediation, and mental health issues. To deliver these services effectively it is important that staff delivering the Housing Options service are well trained and able to provide a person centred approach.

As many people may not seek face-face advice in the first instance it is important that housing options advice is available through as many sources as possible, including digitally, and in a variety of local settings such as libraries and GP surgeries.

The RRTP also identifies a need to make greater use of the private rented sector, and consider innovative ways to prevent homelessness through a crisis intervention fund. It is important that these initiatives are available to people at the earliest opportunity, and not only those at risk of losing their accommodation in the next 56 days.

5.2. Action Plan

Midlothian Council Rapid Rehousing Transition Plan: Action Plan (updated June 2022)

Outcome 1: The supply of permanent accommodation to homeless households has increased

What Actions are planned		Lead Partners	Timescale	Current indicator 2021/22	Target indicator 2023/24	Resource requirement	Comments
1.1	Increase number of Scottish Secure Tenancies allocated to homeless households in Midlothian	Midlothian Council, RSLs	Ongoing	373 Homeless cases closed after securing a Scottish Secure Tenancy	350 let to homeless households by Council and RSLs	Existing resources	
1.2	Fully implement updated Housing Allocations Policy	Midlothian Council, RSLs	Ongoing	58.7% lets to homeless households	60% lets to homeless households	Existing resources	
1.3	Review nominations agreement with RSLs to ensure homeless households are housed more quickly	Midlothian Council RSLs	Ongoing	Annual Review	-	Existing resources	Review completed in 2021/22. Will be kept under ongoing review.
1.4	Provide settled accommodation to homeless households in the private rented sector	Midlothian Council, Private landlords	Ongoing	5% homeless cases closed after securing a private rented tenancy	35 Homeless cases closed to private let. (revised from 10% of all cases)	Yes – see page 36/37	This reflects a slight reduction in the number of homeless households who were able to secure a private residential tenancy (31 in 2021/22 compared to 55 in 2020/21) and a significant increase in the number of homeless

What Actions are planned	Lead Partners	Timescale	Current indicator 2021/22	Target indicator 2023/24	Resource requirement	Comments	
						households who secured a Scottish Secure Tenancy (373 in 2021/22 compared to 285 in 2020/21) along with the challenges in securing affordable private rented accommodation detailed in 4.7	
1.5	Target open market purchases for council housing to areas and property types in demand from homeless households	Midlothian Council	Ongoing	15 properties purchased in 2021/22	12 Purchases in 2022/23 based on SG funding.	SHIP development plan funding	Original RRTP target of 80 properties by 2023/24 has been achieved: 2018/19 – 39 2019/20 – 44 2020/21 – 14 2021/22 - 15 Total - 112
1.6	Reduce the average number of weeks taken to close a homeless case	Midlothian Council RSLs	By 2023/24	97.9 weeks to close a homeless cases	Average 52 weeks to close a homeless cases	Existing resources	Reducing from 118.1 in 2020/21. Midlothian Council expects this to remain relatively high in 2022/23 as those households who have been homeless for the longest time are rehoused through the measures included in the revised Housing Allocation Policy.

What Actions are planned		Lead Partners	Timescale	Current indicator 2021/22	Target indicator 2023/24	Resource requirement	Comments
1.7	No homeless household will spend longer than 2 years in Temporary Accommodation	Midlothian Council, RSLs	By 2023/24	51 households in temporary accommodation longer than 2 years (on 31/3/2022)	All households in temporary accommodation for over 9 months will have been offered the opportunity to have the property flipped to permanent housing, where the property type is suitable for this to happen.	Existing resources	Reducing from 189 in 2019/20 and 52 in 2020/21

Outcome 2: Where temporary accommodation is required it is of good standard with access to effective support.

What Actions are planned		Lead Partners	Timescale	Current indicator 2021/22	Target indicator 2023/24	Resource requirement	Comments
2.1	Ensure no breaches of the Unsuitable Accommodation Order	Midlothian Council	Ongoing	0	0	Existing resources	
2.2	Ensure adequate supply of emergency accommodation for households with children and pregnant	Midlothian Council	Complete	N/A	Two projects established to be used for emergency	Yes – see page 36/37	Second project operational in July 2021.

What Actions are planned	Lead Partners	Timescale	Current indicator 2021/22	Target indicator 2023/24	Resource requirement	Comments	
persons by developing a 2 nd project to replicate the Mayfield Families Project.				accommodation for families.			
2.3	Convert Jarnac Court – an existing office building owned by Midlothian Council – into 22 short term lets.	Midlothian Council	2021/22	N/A	22 units	Yes – see page 36/37	Scheduled for completion in June 2022.
2.4	Improve the turnover of emergency family accommodation by reviewing internal working practices and developing appropriate performance indicators	Midlothian Council	Ongoing	34.9 days	Families will spend no longer than 28 days in emergency accommodation	Yes – see page 36/37	Reducing from 36 in 2020/21
2.5	Include a review of temporary accommodation rents as part of the next rent setting strategy.	Midlothian Council, tenant groups	2022/23	Approval for this work given at Council meeting in Feb 2021*	Revised rents in place	Existing resources	*Scheduled to be completed during 2022/23
2.6	Complete a review of the furnishings provided in temporary accommodation to ensure it is of a good quality and meets the needs of tenants	Midlothian Council	Complete	N/A	N/A	Existing resources	
2.7	Following completion Jarnac Court complete a review of all supported	Midlothian Council,	2022/23	N/A	N/A	Existing resources	

What Actions are planned		Lead Partners	Timescale	Current indicator 2021/22	Target indicator 2023/24	Resource requirement	Comments
	accommodation to make sure it provides the services and support required	H+SC Partnership					
2.8	Ensure all temporary accommodation in Midlothian meets the Temporary Accommodation Standards (expected to be published by the Scottish Government in 2022)	Midlothian Council, Third Sector, H+SC Partnership	2023/24		All temporary accommodation meets the published standards		
2.9	Ensure sufficient staffing resources are in place to manage temporary accommodation effectively.	Midlothian Council	Ongoing	0.5 FTE Officer recruited to manage shared temporary accommodation 0.5 FTE Officer recruited to manage emergency accommodation for families	Continual review as projects are developed	Yes – see page 36/37	This post is funded through 2022/23.
2.10	Improve tenant satisfaction with the quality of temporary accommodation	Midlothian Council	By 2022/23	This data was not collected due to COVID in 2021/22	85%	Existing resources	

Outcome 3: Homeless households with support needs are supported to access and sustain permanent accommodation

What Actions are planned		Lead Partners	Timescale	Current indicator 2021/22	Target indicator 2023/24	Resource requirement	Comments
3.1	Ensure accommodation and support is available to those in crisis to ensure no rough sleeping Occurs in Midlothian	Midlothian Council	Ongoing	% of applicants who slept rough the night before applying: 0%	% of applicants who slept rough the night before applying: 0%	Existing resources	
3.2	Continue to deliver Housing first beyond first year pilot.	Midlothian Council, H+SC Partnership	Ongoing	20 People supported into accommodation during each of the first two years.	20 new housing first tenancies established a year*	Yes – see page 36/37	*20 properties during 2022/23. Number of properties during future years to be confirmed following full review.
3.3	Review resources required to ensure sufficient capacity to provide effective support to people in Housing First tenancies	Midlothian Council, H+SC Partnership	Complete	Additional staffing resource funded for 2022/23	All Housing First tenants who require support are provided with this for as long as they require.	Yes see page ***	
3.4	Complete full review of Housing First in Midlothian with a view to creating a long term sustainable model of delivery that can be mainstreamed.	Midlothian Council H+SC Partnership	2022/23		A long term model for Housing First is in place for 2023/24	Existing resources (Funding model to be confirmed)	
3.5	Develop an Equally Safe Housing And Homeless policy	Midlothian Council	Complete	-	-	Existing Resources	Approved by Divisional

What Actions are planned	Lead Partners	Timescale	Current indicator 2021/22	Target indicator 2023/24	Resource requirement	Comments
						Management team in November 2021
3.6	Midlothian Council; H+SC Partnership, NHS Lothian	Ongoing	-	-	Existing resources	
3.7	Midlothian Council, H+SC Partnership, SPS	Ongoing	Percentage of people identified as having no accommodation available on release are provided with accommodation on release from prison 100%	Percentage of people identified as having no accommodation available on release are provided with accommodation on release from prison 100%	Existing resources	
3.8	Midlothian Council	2022/23	Complete the redesign of six core modules from the SQA accredited course	All young people will be offered the opportunity to complete modules appropriate to their needs.	Existing resources	*During 2022/23 roll out of the Gaining and Sustaining a tenancy module as an initial trial of the revised course materials to young people in supported accommodation.

What Actions are planned		Lead Partners	Timescale	Current indicator 2021/22	Target indicator 2023/24	Resource requirement	Comments
3.9	Revise working practices to ensure all individuals seeking Housing Options Advice/Homelessness Assistance are provided with a Personal Housing Plan to ensure early identification of support needs	Midlothian Council	2022/23	-	100% of individuals seeking Housing Options Advice/Homelessness Assistance are provided with a Personal Housing Plan	Existing resources	*procedures will be fully revised to reflect changes enacted following the recommendations of the Prevention Review Group.
3.10	Develop and procure a dedicated Youth Prevention and Support Service	Midlothian Council	2022/23	-	Youth homeless support service in place	Yes see page	

Outcome 4: Housing options and support are in place to prevent homelessness

What Actions are planned		Lead Partners	Timescale	Current indicator 2021/22	Target indicator 2023/24	Resource requirement	Comments
4.1	Reduce the number of open homeless cases	Midlothian Council, RSLs	By 2023/24	630*	500	Existing resources	*Exceeds original target of 860 by 2023/24
4.2	Make better use of the private rented sector by increasing the number of households given assistance to access a deposit.	Midlothian Council, Private Landlords	Ongoing	11 households provided with deposit assistance	45 Households provided with deposit assistance	Yes – see page 36/37	Reflects the challenges accessing the private rented sector described in section 4.7
4.3	Continue to provide housing education	Midlothian Council	Ongoing	Not completed during 2021/22	All secondary schools have	Existing resources	

What Actions are planned		Lead Partners	Timescale	Current indicator 2021/22	Target indicator 2023/24	Resource requirement	Comments
	courses in Midlothian Secondary Schools			due to Covid-19 restrictions	housing education on curriculum		
4.4	Ensure a person centred approach is taken to the delivery of all housing options, homelessness and tenancy management functions by having a trauma informed workforce.	Midlothian Council, H+SC Partnership, NHS Lothian	2022/23	Continued roll out of training.	100% of Homelessness, Housing and Temporary accommodation officers have received trauma informed training.	Existing resource – staff time to attend ½ day training sessions.	Training will be offered to all Housing, Homeless and Temporary Accommodation Officers as it is made available by Midlothian Health and Social Care Partnership.
4.5	Roll out of the Housing Options Training tool kit to all appropriate staff teams	Midlothian Council	Ongoing	Monitoring indicators to be confirmed once roll out of the tool kit commences	All housing staff have completed HO tool kit training	Existing resource – Staff time required to complete 6 modules and to monitor completion.	All Housing and Homeless staff were provided with access to the tool kit at launch in January 2022.
4.6	Continue work with the Edinburgh, Lothian's and Border Housing Options HUB to identify and share best practice across the region, and to ensure joint working on homeless prevention activates.	Housing Hub membership areas. Scottish Government	Ongoing	N/A	N/A	Existing resource	

What Actions are planned		Lead Partners	Timescale	Current indicator 2021/22	Target indicator 2023/24	Resource requirement	Comments
4.7	Reduce the number of evictions from RSLs following receipt of a Section 11 notice. Liaise with RSLs to develop joint working protocols based on the good practice identified through the North HUB. Develop a recording and monitoring framework to measure the effectiveness of the work	Midlothian Council, RSLs	2022/23	Monitoring framework to be developed in 2022/23	Reducing percentage of section 11 notices that result in a homeless presentation.	Existing resource	
4.8	Develop an improved response to Section 11 Notices received from private landlords and mortgage lenders. Develop a recording and monitoring framework to measure the effectiveness of the work	Midlothian Council	2022/23	Monitoring framework to be developed in 2022/23	Reducing percentage of section 11 notices that result in a homeless presentation.	Existing resource	
4.9	Develop processes to improve the response to those at risk of being evicted from Council tenancies in Midlothian	Midlothian Council H+CP Children and Families	Ongoing	Monitoring framework to be developed*	Reducing number of evictions that result in a homeless presentation.	Existing resource	*First meeting took place in November 2022. Full evaluation to be completed during 2022/23

What Actions are planned		Lead Partners	Timescale	Current indicator 2021/22	Target indicator 2023/24	Resource requirement	Comments
4.10	Develop a crisis intervention fund to prevent homelessness at an early stage. Removing risk of homelessness in specific cases and testing new solutions that do not fit into existing pathways.	Midlothian Council	Ongoing	Launched in July 2022.	Reducing number of Housing Advice cases that result in a homeless presentation	Yes – see page 36/37	Evaluation to be completed in 2022/23
4.11	Develop pathways to prevent homelessness for groups who are predictably at highest risk of becoming homeless including, ensuring policies reflect the needs of vulnerable groups: <ul style="list-style-type: none"> • Women and children experiencing domestic abuse. • Young people • Individuals up to the age of 26 who were previously looked after by the local authority • Gypsy/travellers • Individuals with a history of offending 	Midlothian Council	2023/24	-	-	Existing resource	

What Actions are planned	Lead Partners	Timescale	Current indicator 2021/22	Target indicator 2023/24	Resource requirement	Comments
<ul style="list-style-type: none"> Individuals discharged from hospital or other institutions 						
4.12 Develop partnership working with internal teams and third sector support providers to deliver more effective responses across all services.	Midlothian Council, RSLs, H+SC Partnership, Third Sector	Ongoing	-	-	Existing resource	Working practices will be kept under continued review to ensure the needs of service users are met.
4.13 Monitor the effectiveness of prevention activities as set out in Single Midlothian Plan.	Midlothian Council	Ongoing	44%	55%	Existing resource	
4.14 Assess feasibility of delivering/procuring a mediation service	Midlothian Council	2022/23	-	-	Existing resource – Staff time to complete	This will be included as part of a wider review of housing support services.
4.15 Review Housing Advice availability in the Midlothian Council area including: <ul style="list-style-type: none"> Review and develop bite sized housing options leaflets Review housing options content on 	Midlothian Council	Ongoing	-	-	Existing Resource – Staff time to complete	

What Actions are planned	Lead Partners	Timescale	Current indicator 2021/22	Target indicator 2023/24	Resource requirement	Comments
<p>Midlothian Council website</p> <ul style="list-style-type: none"> • Ensure housing options advice is accessible in a variety of settings i.e. libraries, GP surgeries, Local Job Centre Plus 						
4.16	Midlothian Council, H+SC Partnership	Ongoing	Number of Housing/Homeless Session delivered in the year: 4	Number of Housing/Homeless Sessions delivered per year: 4	Existing resource	
4.17	Midlothian Council, H+SC Partnership	Ongoing	1 additional Homeless Officer in place for 2 years	Officers have manageable caseloads that allow effective prevention work to be completed.	Yes – see page 36/37	

6. Resource plan

Table 13 provides an estimate of the funding required to deliver Midlothian Council's RRTP from 2022/23 through to 2023/24. Midlothian council is confident it will be able to deliver the projects within these costs. However, to do so will require additional resources to deliver the plan in full. For this reason, Midlothian Council's RRTP will be subject to continual review and, therefore possible amendment.

Table 13: Projected resources required by activity.			
Activity	Financial Year		Total
	2022/23	2023/24	
RRTP – Coordinator 0.5 FTE	£17,248	£17,248	£34,496
Housing First Support	£56,349	£56,349	£112,698
Housing First co-ordinator 0.25 FTE	£8,624	£8,624	£17,248
Crisis Intervention Fund	£30,000	£30,000	£60,000
Private Rented Deposit Scheme	£32,000	£32,000	£64,000
1 FTE Homelessness Officers (2 year post)	£36,159*	-	£36,159
Temporary accommodation Officer- 0.5 FTE (Emergency Families accommodation)	£17,248*	-	£17,248
Temporary Accommodation Officer – 0.5 FTE (Shared Accommodation)	£17,248*	-	£17,248
Emergency Accommodation (Families) – Support staff	£50,207	£50,207	£100,414
Housing Education (SQA) 0.33 FTE	£11,498	£11,498	£22,996

Table 13: Projected resources required by activity.			
Housing Education (Schools Programme) 0.33 FTE	£11,498	£11,498	£22,996
Housing Options Training Toolkit	£857.24	£757.48	£1,614.72
Development of Jarnac Court	£415,207	-	£415,207
Youth Prevention and Housing Support Service	£200,000	-	£200,000
Total	£689,267.24	£218,181.48	£907,448.72

7. Monitoring, Equalities and Consultation

Midlothian Council provides opportunities for consultation and engagement with tenants and other service users. If you have any comments or queries on the content of this document, please contact the Housing Planning & Performance Section at Midlothian Council for more information.

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Midlothian Council is committed to ensuring equality of opportunity and combating discrimination through a series of equal opportunities and anti-discriminatory policies. The Council has embedded equalities principles into strategic planning as well as service delivery. Housing policies and services are regularly monitored, reviewed and reported on to ensure that they comply with equalities requirements.

Midlothian Council carried out an Integrated Impact Assessment when publishing its original Rapid Rehousing Transition Plan to ensure that the needs of all equality strands were considered. This has been reviewed in June 2022. Additional Integrated Impact Assessments have been completed for individual activities. These assessments found no evidence that any direct discrimination will arise from any of the activities. Where relevant Midlothian Council has continued to consult with tenants and service users when developing activities related to this plan.