

House to Home - Care Experienced Young People Local Lettings Plan (LLP)

1. Introduction

Sefton's Corporate Parenting Board set up a Task & Finish Group to look at a scheme that prepares properties for Care Experienced Young People (C E Y P) to move into. This includes properties being decorated in collaboration with the young person, also floor and window coverings are provided.

This LLP forms part of the Property Pool Plus allocation framework and ensures that allocations are fair while addressing specific local priorities.

2. Purpose of the Local Lettings Plan

The purpose of this LLP is to:

- Address Care Experienced Young Peoples' concerns regarding undecorated and unfurnished properties being offered to them.
- Minimise issues such as not moving in and tenancy turnover.
- Improve health and wellbeing of Sefton's C E Y P
- Promote community cohesion and long-term tenancy sustainment.

3. Objectives

The objectives of the LLP are to:

- Prioritise applicants with a strong local connection to Sefton through residence, family ties, or employment.
- Achieve a balanced community by allocating a mix of tenants, including working households and those requiring support.
- Reduce the risk of tenancy management issues by ensuring applicants are suitable for the properties offered.

4. Property Details

There are a small number of 1-bedroom properties across Sefton that Registered Providers will decorate and furnish with floor and window coverings in conjunction with young people. These include:

One Vision Housing	up to 20 properties
Plus Dane	up to 5 properties
Prima	up to 5 properties
Torus	up to 3 properties
Onward	up to 4 properties
Sefton Council	up to 2 properties

5. Allocation Criteria

5.1 Priority Households – Care Leavers registered with Property Pool Plus.

As property availability is unpredictable, particularly among Registered Providers with limited stock, we have provided a numbered range of properties they can allocate to the **House to Home** scheme within a year.

Plus Dane	4 to 5 properties
Prima	4 to 5 properties
Torus	2 to 3 properties
Regenda	3 to 4 properties
Onward	3 to 4 properties
Riverside	5 to 6 properties

Support agencies may be involved in assessing and assisting these applicants as required.

6. Selection Process

The selection process for allocating properties for under the **House to Home** scheme will involve the following steps:

6.1 Advertising Properties

The **House to Home** Local Lettings Plan will be advertised on the Property Pool Plus website explaining that there are a small number of properties that will **not** be advertised on Property Pool Plus and advising that applications for the **House to Home** scheme are only open to Care Experienced Young People.

Applicants are to fully occupy the property in line with current bedroom eligibility needs.

6.2 Shortlisting Applicants

Applicants will be shortlisted to Care Experienced Young People based on their Property Pool Plus priority banding and housing need.

6.3 Pre-Tenancy Assessment

All shortlisted applicants will undergo a pre-tenancy assessment to confirm their suitability for the property.

The assessment will evaluate:

- Financial ability to sustain the tenancy (e.g., proof of income or benefits).
- History of tenancy management (e.g., references from previous landlords).
- Support needs for vulnerable households.

6.4 Final Allocation Decision

The final allocation decision is made in line with the LLP priorities, ensuring that the balance between local needs, community stability, and tenancy sustainability is achieved. Where multiple applicants have equal priority, factors such as length of local connection and Property Pool Plus registration date may be considered.

6.5 Offer and Sign-Up Process

Successful applicants will receive a formal offer of tenancy. A tenancy sign-up process will include:

- An explanation of tenancy terms and conditions.
- Details about rights and responsibilities.
- Additional support arrangements, if applicable.

7. Monitoring and Review

This LLP will be monitored quarterly to evaluate its effectiveness and to assess if the scheme is meeting its objectives.

A full review will be conducted after 12 months, with adjustments made as necessary to improve outcomes and address feedback from stakeholders.

8. EIA-Rapid Impact Assessment

Name of policy: Local Lettings Policy – House to Home

Is this a new service or policy? New

Person responsible for assessment: Lee Payne

Date completed: 24th September 2025

What are the aims, objectives and purpose of the policy or service?

The aim of the Local Lettings Policy is to ensure that Care Experienced Young People leaving Local Authority Care (C E Y P) can move into properties with an enhanced letting standard, recognising their uniquely vulnerable position. The policy supports our lettings policy objectives which are to:

- Ensure our homes are let in a fair, transparent and efficient way.
- Support the local authority's strategic housing function.
- Give people choice through participation in choice based letting schemes.
- Make best use of available stock and create sustainable communities.
- Minimise the time that properties are left unoccupied.
- Allow us the opportunity to market our homes in a diverse, accessible, and innovative way.

Who does the policy or service affect?

Care Leavers leaving the care of Sefton Council to move into independent tenancies in the borough of Sefton between April 2025 and March 2026.

Working through the questions below, are there any concerns that:

- the policy or service could affect people differently because of their ethnicity, gender, sexual orientation, age, disability, religious belief, or social economic circumstances, or
- that the needs of people in any of these groups will not be met?

(PLEASE NOTE: For comments that apply to all diversity strands, these are shown in the general comments at the end of this form).

Characteristic - Ethnicity People from different ethnic backgrounds including travellers & Minorities	Impact None	The LLP will apply equally to all applicants irrespective of Race or Religious belief. Where there are language difficulties or language limitations, a translation service will be used.
Characteristic - Gender Between men & women	Impact None	The LLP will apply equally to men and women. Applicants can speak with either a male or a female Officer to discuss their housing needs.
Characteristic - Sexual Orientation People with difference sexual orientations	Impact None	The LLP will apply equally to all applicants irrespective of sexual orientation. Same sex couples are recognised within the bedroom standard criteria
Characteristic - Age People of different ages including young, older people and children	Impact Yes	The LLP will be restricted to those leaving Sefton Council care between April 2025 and March 2026.
Characteristic - Disability including mobility, hearing, HIV, visual impairment, and people with mental health problems.	Impact None	The LLP will apply equally to all applicants irrespective of their disability.
Characteristic - Faith or religious belief People with different religions or beliefs	Impact None	The LLP will apply equally to all applicants irrespective of faith or religious belief.

Characteristic - Transgender Peoples whose gender identity is not the same as that assigned at birth	Impact None	The LLP will apply equally to all applicants irrespective of their gender identity.
Other socio-economic factors such as an emerging community, people living in other areas, migrant workers, people with a criminal record, people on low income	Impact Yes	The LLP will be restricted to Care Leavers leaving the care of Sefton Council between April 2025 and March 2026.
SUMMARY of EIA The impact of this policy was found to be low.		