

## PERFORMANCE ACTION PLAN

### PI INFORMATION AND ACCOUNTABILITY

<b>PI NUMBER &amp; TITLE</b> <b>Identify type of PI –</b> <b>BV,CPA,PAF,Local, etc.</b>		BV 64 - The number of non-local authority owned vacant dwellings returned to occupation or demolished during the financial year as a direct result of action by the LA	
<b>SERVICE</b>	Housing Standards & Improvement	<b>DIRECTORATE</b>	Social Care & Inclusion
<b>OFFICER</b>	Mark Wade	<b>CABINET MEMBER</b>	Cllr Paul

### PERFORMANCE DATA

LAST YEAR			THIS YEAR						NEXT YR
Target	Outturn	Quartile	Target	Q1	Q2	Q3	Q4	Est'd outturn	Target
45	77	second	125	13	17 (cum total)				150

### WHY IS CURRENT/PROJECTED PERFORMANCE NOT ON TARGET?

***Briefly explain the reasons. List the most significant reasons first. Be clear and up-front. Mention targets, resources, environment, change, other issues.***

- Walsall Housing Group (WHG) demolition programme for 2006/07 has been delayed meaning the demolition that we expected to make a significant contribution to achieving this target are not now going to happen in this financial year.

### PLEASE COMPLETE PAGE 2

### WHAT ARE YOU DOING TO IMPROVE PERFORMANCE?

***What has already been done? To what extent has it worked? What else is planned? What else needs to happen? Exactly how and why will these actions make a positive difference? When will we see a difference and by how much?***


- The final staffing vacancy in the Housing Standards Tam was filled in the late part of quarter 2. This will ensure performance for 3 and 4 improves. Empty Property Grants will now be promoted.
- All partner Housing Associations have been contacted again to ensure all qualifying demolitions and properties brought back into use are notified to the council.
- We will be working with WHG in quarter 3 and 4 to ensure as many long term void properties as possible are put back into use to ensure the year target is met.

## WHAT ARE THE RISKS AND OPPORTUNITIES?

***What issues/factors may adversely impact on performance and stop you achieving your targets? What are you doing to reduce this risk? What else needs to happen e.g. a change in council policy? Why? When? By whom?***

1. There is now a significant risk that the year target may not now be met. Bringing empty properties back into use is a long term process involving negotiations with owners meaning the lack of time to the year end us the main risk factor.
2. Efforts will be concentrated in quarter 3 and 4 as described above to maximise performance.

## SIGN OFF

<b>YOUR NAME</b>	Mark Wade	<b>YOUR </b>	2169
<b>ED's SIGNATURE</b>	Kathy McAteer	<b>DATE</b>	