Housing Delivery Strategy Action Plan 2025/2026 (joint for South and Vale)

The Joint Housing Delivery Strategy sets out the following priorities. This action plan identifies the specific pieces of work that the council will do to deliver the strategy, and how the outcomes and outputs will be measures

1. Providing homes to meet current and future local need.

2. Delivering housing that is truly affordable.

3. Valuing and supporting council and community led housing initiatives.

4. Planning for well-designed net zero carbon housing.

No.	Strategic Priority Number	Strategic approach	Actions	Measurable Outcome/Output	Lead Team responsible for delivering outcome/output	Timescale for delivery of outcome/ output
1	1,2,3	Increase the volume of accommodation the council directly provides, ensuring it is a safe and secure	a) (Vale) Use S106 funding to procure new properties to be used as temporary accommodation by singles and couples b) Complete the purchase of properties through the Local Authority Housing fund 3 (South and Vale) c) Use any suitable capital funds available to purchase more housing to be brought within the housing landlord model (South and Vale) d) Review and update housing policies and processes e) Move to the corporate landlord model of providing repairs and maintenance of	1.1 Purchase of new one bedroom accommodation to act as temporary accommodation or general needs housing for singles/couples (a) 1.2 Purchase of new Housing to meet LAHF targets (b) 1.3 Purchase of new housing for temporary accommodation or general needs housing for homelessness and local needs (c) 1.4 Housing policies and procedures are updated and on the relevant council website for commencement of in-house services (d)	Strategic Property Strategic Property Strategic Property Housing Landlord	Q3 Q4 Q4 Q1

				council-provided housing	1.5 New contract for repair and maintenance of council-provided housing is embedded, with KPIs, and share servicing programme for 25/26 with Housing compliance (e)	Property Maintenance	Q2
			f)	Ensure compliance with the requirements of the RSH and HO	1.6 Submission of compliant requirements to RSH Via NROSH, and Housing Ombudsman annual self-assessment and online submission (f)	Housing Landlord	Q2
					1.7 Publish the Housing Landlord Position statement 2026 (f)	Housing Landlord	Q4
					1.8 Undertake survey of all those living in council owned homes in line <u>Transparency Influence and Accountability Standard</u> and audit recommendation (f)	Housing Landlord	Q3
			g)	(Vale) Progress the development of more council owned sites for housing	1.9 Submission of planning pre-applications (if issues of due diligence can be overcome) (g)	Strategic Property	Q4

No.	Strategic Priority Number	Strategic approach	Actions	Measurable Outcome/Output	Lead Team responsible for delivering outcome/output	Timescale for delivery of outcome/ output
2	1,2,3,4	Deliver the new Joint Local Plan	a) Joint Local Plan which will guide the kinds of new housing and jobs needed and where they should go, informing planning application decisions for the districts. b) Development of planning policies that help address the climate emergency, restore nature, and meet the needs of our residents c) Take the plan through the statutory process of examination and then to adoption	2.1 Successful Examination of the Joint Local Plan 2.2 Successful adoption of the Joint local plan 2.3 Allocation of sites for the delivery of more affordable and social housing 2.4 Adoption of planning policies in the Joint Local Plan raising the percentages of affordable housing developers are required to provide and updating the housing mix.	Planning Policy Planning Policy Planning Policy Planning Policy	Q1-Q4 Q3-4 Q4 onwards Q4 onwards

No.	Strategic Priority Number	Strategic approach	Actions	Measurable Outcome/Output	Lead Team responsible for delivering outcome/output	Timescale for delivery of outcome/ output
3	3,4	Monitor and report on the standards in existing social and affordable housing	a) Request updates on current social, affordable and shared ownership housing stock from all known RPs operating in the districts. b) Publish meta data about social housing in the districts c) Use RP-provided decarbonisation plans to create a district-wide summary of how social housing stock will be developed over the next 5-10 years	3.1 Annual report of updated information on social and affordable housing stock (a, b) 3.2 Summary report on decarbonization plans of RPs (c)	Affordable Housing Affordable Housing	Q4 Q2

No.	Strategic Priority Number	Strategic approach	Actions	Measurable Outcome/Output	Lead Team responsible for delivering outcome/output	Timescale for delivery of outcome/ output
4	1,2,3,4	Support developers, RPs and CLTs to deliver more suitable social and affordable housing	a) Offer regular meetings with Community Land Trusts (CLTs) to understand what support they need to deliver community-based housing solutions b) Provide RPs, developers and CLTs with a quarterly newsletter of housing issues and updates within the districts c) Where funds are available, accept and review the application of S106 housing grants, putting those that are suitable forward for council-decision	4.1 CLTs have information necessary to bring forward new housing schemes (a) 4.2 newsletter published and circulated to all RPs operating in the district that we have contact information for. (b) 4.3 Handling of applications for S106 housing grant funding in line with the updated policy and process (c)	Affordable Housing Affordable Housing Affordable Housing	Q2 Q1 Q1

No.	Strategic Priority Number	Strategic approach	Actions	Measurable Outcome/Output	Lead Team responsible for delivering outcome/output	Timescale for delivery of outcome/ output
5	1,2	Support and regulate the private rental sector to increase the delivery of good quality private rental homes	a) Help owners of empty homes to more quickly bring them back into use, or help them in ensuring maintenance whilst empty b) Implement the regulation that comes from the Renters Rights Bill c) Provide information for landlords and tenants on what looks good in the private rented sector	5.1 Number of empty homes that are identified and supported to be reoccupied 5.2 Council is regulating the private rental sector in line with legislation 5.3 Information on the private rental market is published and maintained for tenants to access 5.4 Information on being a good landlord is published and maintained	Private Sector Housing Private Sector Housing Private Sector Housing Private Sector Housing	Q1 Q3 Q3 Q3

RP: Registered Provider

JLP: Joint Local Plan   AH: Affordable Housing

OCC: Oxfordshire County Council   RSH: Regulator for Social Housing

CLT: Community Land Trust   BAU: Business as Usual