



West   
Dunbartonshire  
COUNCIL

# Sheltered Housing Policy 2017



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## 1. Introduction

### ❖ What is Sheltered Housing

Sheltered Housing is the name given to grouped housing particularly aimed at people of retirement age or for those with a disability approaching retirement age who would benefit from this type of housing.

### ❖ Who can apply for Sheltered Housing

Anyone of retirement age, or anyone with a disability who is approaching retirement age, who would benefit from this type of accommodation.

## 2. Types of accommodation available & how to apply

### ❖ Sheltered Housing Complexes

There are nine sheltered housing complexes within West Dunbartonshire.

<b>Clydebank</b>	<b>Dumbarton</b>
Young Street	Willox park
Second Avenue	Westbridgend
Mill road	<b>Vale of Leven</b>
Melfort Avenue	Manse Gardens
Hogan Court	Gray Street

Sheltered housing offers individual accommodation within a complex of properties with some communal facilities available. Support is available from a team of sheltered housing warden staff who work within each complex with 24/7 cover by mobile attendants. Support is also linked to a central control of the community alarm service, which has mobile attendants operating in the area 24 hours a day, 365 days a year. An information leaflet is available on the Sheltered Complexes which details the facilities they all have a support they can offer. The layout of each

complex is very varied so when completing your application form you should consult the information leaflet to see if the needs that you wish/require can be met by the complex that you would like to move to.

#### ❖ Applying for Sheltered Housing

You can apply for sheltered housing by completing a sheltered housing application form; this form will consist of general housing questions and questions relating to your current circumstances and level of mobility etc. Based on the information within the sheltered housing information leaflet you should then make your choices depending on which housing complex best suits your needs and rate them in order of preference. The supply of sheltered housing is limited within West Dunbartonshire and demand outstrips supply. The community alarm service is an option that is available for residents within their own current home, it is not just specific to properties within sheltered complexes, so may work for those who simply would like to reassurance of help being at hand, applicants should take this into consideration when completing the form and matching their needs with the complexes

### **3. Application process**

#### ❖ What happens when you apply

When your sheltered housing application form is received it will be assessed in line with our allocations policy. You will then be informed by letter of your housing need point's assessment and your position on the list for your preferred complexes.

#### ❖ Single Shared Assessment

The allocation of Sheltered Housing is a joint process with the Health and Social Care Partnership (HSCP), this insures that properties are matched to the person most in need of sheltered housing. Therefore along with your sheltered housing application form which you complete, HSCP will

also assess your needs by carrying out a Single Shared Assessment (SSA) if you have not already had one carried out.

An SSA is a holistic assessment of your housing, medical and support needs with your current accommodation, current adaptations, equipment and the requirement of future adaptations all being taken into consideration.

Your physical health and self-care is assessed in terms of personal and practical care needs, sensory impairments, nutrition, health, physical care, and current medical status.

Mobility is assessed by ability to walk on level ground, using steps and stairs, whether you experience regular balance or fall problems, how you manage to move around the house and whether you require assistance to go outdoors. Your level of social involvement is also taken into consideration.

Risk aspects are also assessed by considering a variety of aspects including, whether you are isolated, if you are at risk of falling, if you need assistance to mobilise using equipment and if you are aware of hazards both inside and outside your home.

You will be asked your views on your needs and, if applicable, the views of any carers are sought. Sheltered Housing may not be suitable for everyone so the SSA and discussions with staff can highlight to you the best options for housing available to you.

If Sheltered Housing is suitable to your needs this assessment will determine whether you have a high, medium or low priority for Sheltered Housing.

**High priority** would be assessed for someone receiving substantial care/support from family, friends, HSCP and need support to protect their safety and reduce the risks to them immediately or imminently. The applicant would have the ability to care for themselves with the help of Home Care, day shift sheltered housing supervisors and 24/7 cover by mobile attendants would be viable for them.

**Medium priority** would be assessed for some-one whose health was deteriorating but not significantly, and while being able to manage with current services for the foreseeable future, would benefit from additional sheltered housing supervisor support because they are in need of protection of their safety and to reduce risks to them, but at this stage this need is not urgent.

**Low priority** would be assessed where the person is not at any risk in their current house over the longer term, so would not be considered for residential care, but their wish is to move into sheltered accommodation.

#### **4. Allocation of Houses**

❖ What happens when a sheltered property becomes available

The top two applicants from the three priority groups are sent over to HSCP, these candidates are all assessed and if any applicants needing a SSA have one carried out and applicants that have a SSA already that is older than three months a new one is carried out.

Homeless applicants in need of sheltered accommodation are also considered for any void properties, allocation of the void property is based on need, what capacity the complex has, and what level of care can be adequately catered for.

HSCP then inform housing of the applicant most suitable for the current vacancy and an offer of housing would be made. If a situation arose where some applicants had the same priority for a sheltered housing vacancy then the applicant with the most points on the housing waiting list would be offered the property.

❖ Appeals

You have the right to appeal against any decision made on the allocation of a vacancy, appeals should be put in writing and you can refer to the appeals process in the main Allocations Policy for more guidance on this.

