

Rough Sleeping Accommodation Programme (RSAP)

18 August 2020

FAQs

1 Can homes delivered through the RSAP be ringfenced for people with a local connection to the borough?

Where a borough delivers an RSAP project and contributes its own capital investment by making a building or substantial funding available, it will be able to have ringfenced access to the project for rough sleepers or those at risk of rough sleeping who have a local connection. In these circumstances the programme allows for ringfenced access for the borough of up to 100 per cent. In other situations, e.g. where the local authority is not bringing forward a building for use, it is still the case that borough ringfenced access for some units may be agreed. An example could be that, given some boroughs' current pressing need for move on from hotels, at first let units are ringfenced but subsequently they become pan-London.

2 Are boroughs required to use the Clearing House mechanism for referrals and nominations to homes they deliver through the RSAP?

The team that currently manages Clearing House is extremely experienced at efficiently matching people to units and ensuring that the right level of support is provided and has the confidence of landlords because of this track record. It is therefore expected that many boroughs that are allocated funding through the programme will want to make use of this service.

However, where boroughs wish to do so, and it is clear that they have established processes as part of their rough sleeping pathway, referral and nominations processes for projects they deliver through the RSAP can be carried out by their own nomination team rather than the Clearing House.

Boroughs carrying out their own nominations and referrals for projects funded through the programme will be required to provide information on their referrals, nominations and lettings to Clearing House at least quarterly. This should be straightforward, particularly as there has been a collective effort to collate data on all the people in hotels and temporary accommodation across London. Clearing House will collate information for all schemes funded through the programme, for monitoring by the GLA and MHCLG.

3 Why do we need many homes delivered through the RSAP to be accessed on a pan-London basis?

There is a need for some of the accommodation funded through the programme to be made available as pan-London accommodation. This is because:

- a significant minority of the rough sleepers targeted for support do not have a local connection with a borough or have a history of moving across boroughs. That is, accommodation needs to be available to people who do not necessarily have a connection with the borough where they are housed.
- there is mismatch between need and supply across London – suitable and available properties and buildings will not necessarily be located in the areas of greatest need.

The Clearing House arrangements which have been in place over the last 25 years have been highly effective in enabling rough sleepers to sustain accommodation and offered some choice

to people and it is important that the pan-London stock can be increased through this programme.

4 Why is ongoing monitoring of the homes delivered through the RSAP important?

Homes for rough sleepers: the programme is explicitly for people who are rough sleeping or at risk of rough sleeping with a focus, particularly in the first year, on people who have been helped inside during the Covid-19 pandemic. Because of this, the GLA and MHCLG need to be able to monitor the rough sleeping backgrounds of people moving into the funded projects.

Homes developed through the programme can be offered to people at risk of rough sleeping, though the GLA and MHCLG will want to monitor this (using the information produced by the Clearing House) to ensure that there is not movement towards a group of people who are in housing need but are unlikely to ever be at risk of rough sleeping.

Through an annual review of Clearing House nominations and referrals processes, this issue will be kept under review.

Homes in perpetuity: there is a strong expectation that these units are there in perpetuity, as is the case with the Clearing House units funded under the earlier Rough Sleepers' Initiative. For this reason, each unit needs to be recorded on a single database that will be the responsibility of the Clearing House to maintain. The tracking of units in the future, as units are re-let, will also be a Clearing House responsibility.

5 What kind of monitoring information does Clearing House produce?

The Clearing House has for some years produced and disseminated a regular dashboard of information to boroughs, housing associations and others. The GLA and MHCLG is engaging with partners on future information needs.

6 How will the provision and monitoring of support work?

Most people moving into the units will require some form of ongoing support. Bidders to the programme who can demonstrate that they need RSAP funding for support have several options. They may:

- bid for funding to provide support in-house themselves
- bid for funding to provide support via another organisation that they will (or already) commission
- bid for funding to buy in to the Mayor's pan-London Tenancy Sustainment Team or other pan-London service
- partner with another organisation that will bid for funding itself.

Bidders for support funding may wish to group together to partner with or commission a support provider that could provide support across a number of boroughs or projects, including on a sub-regional basis.

Where the contract for support provision is between the bidding organisation and the support provider and is at a single borough level, the bidding organisation will be responsible for ongoing contract monitoring. In this situation, the bidding organisation will be required to provide some regular monitoring information to the GLA, to demonstrate that support is being provided at the level and to the standard required for the programme and for which funding has been provided.

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Where the contract for support provision is between the GLA and the support provider, or covers more than one borough, the GLA will be responsible for ongoing contract monitoring.

7 What does the Clearing House do?

The Clearing House receives referrals from over 30 support providers commissioned by boroughs and the GLA of people sleeping rough from the street, hostels and other supported housing projects. It undertakes assessments and nominates people to the stock of over 3,500 homes across the capital earmarked for rough sleepers that is owned and managed by around 50 housing association. Tenants of these flats are supported by Mayor's Tenancy Sustainment Teams (TSTs), who provide a floating support service. It plays a key role in managing relationships with the landlords of the homes, and with the TSTs.

As described above, it also collects and analyses information, including to ensure that the homes are being used for the intended client group.

8 Can shared accommodation be delivered through the Programme?

Our strong preference is for self-contained accommodation – ie units with exclusive use of all facilities, including bathrooms and kitchen facilities. Proposals for schemes containing self-contained units but with additional communal spaces are welcomed.

We will, however, consider bids for shared accommodation, subject to the following:

- bidders must demonstrate that they have considered current and future Covid-19 risk in their planning and designs
- where schemes are a mix of self-contained and shared accommodation, the higher the level of self-contained units, the more likely it is that the bid will be successful
- schemes should preferably be small (fewer than seven residents) (please note that capital funding is available through the Mayor's Homelessness Change Programme for the delivery of larger schemes, such as hostels)
- bidders must demonstrate that facilities, support staff and communal space are appropriate and adequate for the number and needs of the residents who will be living there
- all rooms should have en-suite toilet and bathroom facilities
- all rooms must have access to cooking and food storage facilities, either for sole use or, where the number of residents is very low, shared
- as with self-contained accommodation, the expectation is that tenancies will be for two years, but proposals for shorter (no less than six months) or longer (no more than three years) periods will be considered.

9 Should all homes delivered through the Programme be earmarked for those rough sleepers currently accommodated in hotels and other accommodation as a result of the Covid-19 emergency?

No. Although priority will be given to proposals that will directly and immediately provide homes for this group, the following client groups will be also eligible for the accommodation developed with this funding:

- homeless people living in hostels or other shared temporary accommodation for homeless people (thus freeing up accommodation for those with higher support needs)
- homeless people being supported by a GLA-commissioned rough sleeping service
- those on the street, including those who could benefit from a 'Housing First' approach.

10 How do organisation make a bid to the RSAP?

All organisation applying for RSAP funding, including boroughs, need to use [the bidding forms on the London.gov website](#) rather than the Next Steps Accommodation Programme application form (which, in London, is solely for bidding for a share of the £105m fund being administered by MHCLG. Bids should be submitted to roughsleepinghomes@london.gov.uk.