

Priority 1 – High Quality New Homes																	
Strategy Aim	Year 1	Year 2	Year 3	Output / Final Position	Additional Outcomes												
We will deliver our current Housing Development Programme ensuring quality and sustainability.	✓	✓	✓	Annual housing delivery targets were met: Council Plan Target (PE06) Homes delivered with council support, including council homes <table><tr><td>Year</td><td>Target</td><td>Total delivery</td></tr><tr><td>2022/23</td><td>225</td><td>373</td></tr><tr><td>2023/24</td><td>200</td><td>221</td></tr><tr><td>2024/25</td><td>200</td><td>213</td></tr></table>	Year	Target	Total delivery	2022/23	225	373	2023/24	200	221	2024/25	200	213	Introduction of a Market Acquisition Policy in 2023 to expand ability to acquire homes to meet local need. The first market acquisition was completed in 2024 and by the end of 24-25, 64 homes had been acquired. Pipeline of delivery is in place up to 2027. A total of 674 homes for council rent and shared ownership have been delivered since January 2018, therefore 326 are required to reach the 1000 homes target. This is forecasted to be achieved by Summer 2027.
Year	Target	Total delivery															
2022/23	225	373															
2023/24	200	221															
2024/25	200	213															
We will listen to what residents tell us and continue to engage with local communities and stakeholders on all Council-led developments.	✓	✓	✓	New engagement processes embedded in the development programme. Member, resident and service feedback is routinely used to shape all council led development.													
We will promote the benefits of high quality homes through our annual Developer Summit, and the Council's website.	✓	✓	✓	Developer and partner engagement events have taken place through the strategy period.	Zero Carbon Prototype Project at East Herringthorpe complete – Northern Housing Award Winner – Best Affordable Housing Development. Work undertaken with Homes England and South Yorkshire Mayoral Combined Authority to develop a pipeline of land for housing development and investment.												

Priority 2 - Affordable Housing to meet local need																									
Strategy Aim	Year 1	Year 2	Year 3	Output / Final Position	Additional Outcomes																				
We will continue to deliver our ambitious, Housing Revenue Account funded new build programme, to add hundreds of additional affordable homes to the 356 already completed by the Council since 2018.	✓	✓	✓	<p>There has been significant delivery of affordable homes across all three years of the strategy period. Tenure breakdown below;</p> <table><tr><td>Year</td><td>S/O</td><td>Rent</td><td>Total</td></tr><tr><td>2022</td><td>16</td><td>127</td><td>143</td></tr><tr><td>2023</td><td>18</td><td>24</td><td>42</td></tr><tr><td>2024</td><td>3</td><td>153</td><td>156</td></tr><tr><td>Total</td><td>37</td><td>304</td><td>341</td></tr></table> <p>The ambition to delivery hundreds of new council homes will remain a commitment in the next strategy.</p>	Year	S/O	Rent	Total	2022	16	127	143	2023	18	24	42	2024	3	153	156	Total	37	304	341	2022/23 included: <ul style="list-style-type: none">- 237 home development delivered through a partnership between Sanctuary, Great Places and Wise Living at Chesterhill Avenue completed in October 2023.- As well as 10 homes secured through the Rough Sleeper Accommodation Programme by SYHA & Action Housing.
Year	S/O	Rent	Total																						
2022	16	127	143																						
2023	18	24	42																						
2024	3	153	156																						
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171 Council built homes are in progress in Rotherham town centre, and we will go over and above Planning requirements to ensure that 75% of these are affordable tenures.	✓	✓		<p>The 171 homes were completed in May 2023.</p> <p>76% affordable homes achieved (64% affordable rent and 12% shared ownership) – above policy position.</p>	2023/24 included: <ul style="list-style-type: none">- Action Housing provided a further 3 homes through the Rough Sleeper Accommodation Programme- 8 units were delivered at Eldertree Court in partnership with a local SME developer Cadam.																				
We will continue to support other organisations to deliver affordable homes.	✓	✓	✓	<p>We continue to work closely with Housing Association partners to enable more new homes. This includes a quarterly Strategic Housing Forum and regular attendance at the South Yorkshire Housing Partnership.</p> <p>Delivery by partners;</p> <p>2022/23 - 230</p>	<ul style="list-style-type: none">- Ben Bailey delivered 10 homes at Swinton Town Centre, which were later bought by WDH as affordable homes, including shared ownership. <p>2024/25 included:</p>																				

				2023/24 - 179 2024/25 - 57	<ul style="list-style-type: none"> - Cadam completed a further 9 homes at Eldertree Court - WDH acquired a further 14 in Swinton.
We will continue to promote Shared Ownership homes and provide general advice and information to residents about other affordable home ownership opportunities.	✓	✓	✓	<p>The Council has directly delivered 37 shared ownership homes.</p> <p>The Council will be reviewing the approach to affordable home ownership in preparation for the new strategy.</p>	The Council secured nomination rights on many of the homes, supporting people at risk of homelessness, care leavers as well as individuals and families on the Council housing register.
We will work with developers, landowners and funders to accelerate the delivery of key housing sites, which will lead to the creation of affordable homes through planning policy requirements	✓	✓	✓	<p>Homebuilder Initiative launched to assist SMEs to support the Councils delivery programme. Promoted via networking events.</p> <p>The Council has acquired 7 homes via this route to add to council rented stock.</p>	The Council also built 34 homes during this period, for open market sale to provide a mixed tenure offer in the town centre.
Priority 3 - Investing in existing homes					
Strategy Aim	Year 1	Year 2	Year 3	Output / Final Position	Additional Outcomes
We will deliver energy efficiency improvements to more than 140 Council homes in Maltby, with support from the government's Social Housing Decarbonisation Fund.		✓		Maltby decarbonisation project concluded in 2024, with 131 homes significantly improved with the £1.4m investment.	<p>Review of the Housing Service to ensure the Council is well prepared for inspection by the Regulator of Social Housing.</p> <p>Implementation of the New Damp and Mould Policy.</p>
We will maintain decency standards in Council stock and implement the findings of the ongoing Decency Review resulting	✓	✓	✓	Overall average EPC rating has improved from band D to C through continued investment.	Commissioned a 4 year programme of stock condition surveys on all council homes.

from the Social Housing White Paper.				Currently, 58.43% of Council homes are band C or above, and 99.68% are band D or above.	<p>Capital investment into council homes including:</p> <ul style="list-style-type: none">• £12.3m on 4958 boiler replacements• £4.6m on thermal improvements to 644 properties• £17.3m on roof and roof line replacement works to over 1339 properties• £762k on window and door replacements to 711 properties• £1.4m on electrical upgrade works to 404 properties• £1.7m refurbishing 31 properties at Catcliffe following flood damage• £1.2m replacing 823 fire doors. <p>Commissioned an options appraisal to consider opportunities to improve six private sector housing areas.</p>
We will provide information to homeowners about the support available to help them improve their homes.	✓	✓	✓	1,363 projects have been delivered to private homes through ECO4/Great British Insulation Scheme-Flex programmes, totalling almost £9m worth of measures.	
We will make use of Banning Orders to tackle poor housing conditions and protect vulnerable people in privately rented homes.		✓	✓	<p>Two banning orders at tribunal and progressing towards a hearing.</p> <p>The third case was withdrawn due to an appeal.</p> <p>Additional cases will be progressed, following an identified process, towards a banning order outcome. The introduction of the Renters Rights Act towards the end this year will further strengthen this area of activity.</p>	
Priority 4 - Bringing empty homes back into use					
Strategy Aim	Year 1	Year 2	Year 3	Output / Final Position	Additional Outcomes
We will continue to deliver against the Empty Homes Plan.	✓	✓	✓	<p>Permanent Empty Homes Officer in post.</p> <p>84 homes brought back into use over the strategy period.</p> <p>2022/23 - 17</p> <p>2023/24 - 33</p> <p>2024/25 – 34</p>	<p>The Empty Homes Plan 2025/29 was refreshed and published in 2025.</p> <p>Average time a Council property is void before relet has reduced year on year:</p>

We will help owners understand how they can help meet local housing need, for example by promoting success stories.	✓	✓	✓	Case studies and information shared annually during National Empty Homes Week with the press and social media to encourage residents to report and owners to come forward for advice. New web pages have been developed to assist empty property owners.	2022-23 2023-24 2024-25	53.49 32.15 31.83
We will explore options to transform empty homes into new affordable homes.			✓	Two empty properties have been acquired and let as council homes		
We will make use of the enforcement tools available.	✓	✓	✓	Support has been received, from Housing SMT and Cabinet Member, to make use of enforcement powers to bring long-term problematic empty properties back into use.		
We will consider how other empty spaces (such as derelict buildings and spaces above shops) could be repurposed to provide new homes.	✓	✓	✓	Regular reviews of land, garage sites and surplus council assets takes place to provide opportunities to provide more homes.		
Priority 5 - Supporting people to live independently						
Strategy Aim	Year 1	Year 2	Year 3	Output / Final Position	Additional Outcomes	
We will build more bungalows on small Council-owned sites, and purchase more bungalows from private developers, in order to increase housing that is suitable for people with accessibility needs.	✓	✓	✓	A total of 32 bungalows have been delivered through the council development programme during the strategy period.	Updated and published a number of key documents following thorough consultation, to offer transparency in the way we work to support tenants and residents; - Homelessness and Rough Sleeper Strategy 2022-25.	

We will develop apartments for older people in Rotherham Town Centre.	✓			Elizabeth House completed May 2022, and provided 23 homes for council rent, aimed at people over the age of 55.	<ul style="list-style-type: none">- Aids and Adaptations Assistance Policy 2024.- Temporary Accommodation Placement Policy 2024. <p>Commenced the refresh of the Housing Allocations Policy – this will conclude within the new strategy period.</p> <p>Homelessness Improvement Plan has resulted in huge reductions in the use of hotels.</p> <p>4,667 homelessness cases have been dealt with during this period.</p>
We will maximise the use of aids, adaptations, and assistive technology to support independence in the home.	✓	✓	✓	<p>The new Aids and Adaptations Policy provides clarity to people who need support to live independently at home.</p> <p>Over the last three years we have facilitated 2,203 major adaptations, 13,372 minor fixings and 3,893 minor adaptations to support people in their homes.</p>	
Accessibility and adaptability will be designed into the fabric of new Council housing developments to ensure we can meet the needs of a range of people and support the creation of mixed communities.				<p>Bungalows help to meet the needs of people who become less mobile as they age – alongside the 30 2 bed bungalows built, there were also 2 large fully accessible bungalows specifically built with families with disabled family members in mind.</p> <p>Delivery has also begun at Canklow and Swinton where specific property types have been factored into the scheme to meet the needs of people with mobility challenges.</p>	
Priority 6 - Strengthening communities					
Strategy Aim	Year 1	Year 2	Year 3	Output / Final Position	Additional Outcomes
We will continue to ensure social value is embedded in all housing development contracts – all projects will be challenged to ensure they positively contribute to the local economy.	✓	✓	✓	<p>The Council continues to secure social value through all housing development and investment activity.</p> <p>The Town Centre Housing Development generated;</p>	<p>8,157 tenancy health checks completed.</p> <p>The town centre development social value (accumulative);</p>

provide jobs and training opportunities and maximise the use of local supply chains.				<ul style="list-style-type: none"> • £315,000 in social and community investment • 94% Local labour and 86% of spend is from within 40 miles of the site • 95% waste diverted from land fill • Hosted over 1000 apprentice weeks and employed 62 local people <p>£33m social value delivered through the Repairs and Maintenance Contract since Jan 2022.</p>	<p>Increased the overall programme of tenant and resident support;</p> <ul style="list-style-type: none"> • Received 4,207 tenancy support referrals • Helped 581 residents complete accredited training • Secured 601 residents into sustainable employment • Generated an additional £1,466,410 in income for tenants and residents so far this year
We will review the current community-led housing scheme and explore opportunities for further community-led housing development in Rotherham.	✓			The Government funding for enabling community led housing activity has ended and there has been no further proposals to increase community housing in Rotherham, however the council continues to work with Clifton Learning Partnership in the Eastwood area of the borough.	The Energy Crisis Support Scheme has approved payment awards of up to £400 per household for 11,303 applicants
We will produce surveys to measure the impact and outcomes of our housing developments on local communities.			✓	Outcomes reports and surveys are used to assist with improving the design of new homes.	