

WREN Housing *Solutions*



Addressing the problem of emergency housing

Spiralling costs, shrinking budgets and an ever diminishing supply of affordable housing has brought the London Housing market to the brink of crisis. But a problem shared is a problem halved. Waltham Forest, Redbridge, Enfield and Newham councils joined forces to form WREN Housing Solutions; a collaborative group set up to address the problem of finding suitable emergency accommodation whilst reducing costs. To do this, the group approached *adam* to use their exclusive technology with the aim of streamlining the procurement of accommodation for homeless families.

BEFORE WREN

Working individually, the borough's processes made it difficult to keep pace with growing demand and the challenging housing market. Not untypical from many councils, individual boroughs had to take accommodation without identifying the family whose needs best match that property. Due to a lack of accredited supply, there was also frequent purchasing outside of the framework agreement leading to costs above London rates. The four boroughs came together with the aim to increase the supply available, offer visibility of that supply across the group and, ultimately, achieve fairer pricing for the accommodation.

THE SOLUTION

Our Category Development System was uniquely configured for the group, remedying the issues by developing a dynamic supply of housing providers,

giving greater visibility of both people's needs and the properties available. It enables the group to buy at pan London rates and have visibility and control of the process. This can enable families to be matched to accommodation better suited to their individual requirements.

The system allows the group to continually engage with new providers and increase the supply chain. It is giving niche, specialist, local and SME providers an opportunity to supply their properties to the group whilst delivering full compliance with procurement regulations. It will ensure that all properties are accredited to an agreed minimum standard.

Use of the system (built in accordance with the Public Contracts Regulations 2015) gives accurate live data about the amount of properties available, speeding up the process and easing communication between the group. The system assists the groups in showing that they have made every effort to house families as close to their communities as possible.

This approach will lead to a cohesive and transparent engagement with the sector with the aims of ending off-contract purchasing, reducing competition between boroughs and helping to stabilise accommodation costs.

adam

Success so far

- £135k (annualised) reduction in costs
- Forecast £200-£300k reduction in costs in 1st year
- Single point of access for all Boroughs and providers
- Detailed market engagement strategy with 40 providers available to supply to the group
- Consistent and standard model of commissioning across the group
- All properties commissioned at or below the pan London agreed rates