

Supporting Older Persons Independent Living

Page 1

EHC Transitional Committee, March 2022



Agenda Item 7

Sheffield's Older Population

- Growing and increasingly diverse
 - People are now living longer with a range of health conditions
- Needs and aspirations
 - Desire to live independently; wide range of aspirations; specialist housing not for everyone!
- Housing is key to supporting independent living
 - Age-friendly general needs housing; specialist (OPIL) housing

What is OPIL housing?

Age-friendly Mainstream Housing

- Age restricted housing
- Wheelchair user dwellings
- Lifetime Homes / accessible & adaptable dwellings
- Adapted homes

OPIL Housing

- Extra Care Housing
- Enhanced Sheltered
- Sheltered
- Close Care
- Retirement Villages
- Cohousing / co-living

Care Homes

- Nursing Care Home
- Residential Care Home

Benefits of OPIL Housing

- Reduced GP and community nurse visits
- Positive impacts on social wellbeing (isolation)
- Reduced number of ambulance callouts
- Reduced length of unplanned hospital admissions
- Reduced likelihood of entering long-term care
- Savings to Health and Social Care Budgets
- Enables better use of housing stock
 - Providing down-sizing/right-sizing options frees up family homes

Sheffield's OPIL Housing

- Limited range of provision
 - Dominated by sheltered schemes provided by social landlords
- Private provision expensive and unaffordable to many
 - Mainly located in south west of city
- Large shortfalls in most parts of the city
 - Analysis by University of Sheffield and other sources
- Good demand for current schemes
 - Very high demand for Extra Care housing provided by social landlords

Council's new OPIL with care schemes

- New build schemes for 60 plus - integrated model of Housing, Health and Care
- Buchanan Green at Parson Cross
- 140 properties - with- 8 properties for those with Learning disabilities
- Café, communal laundry, multi purpose activity room, gardens
- One care and one support provider , designated housing staff
- Schemes being planned in Gleadless Valley (Hemsworth School site) and Birley





Key Challenges

- Widening choice and options for all incomes/tenures/areas
 - Blend of housing and support options needed
- Addressing the large shortfalls of OPIL housing
 - OPIL housing more expensive to deliver than general needs housing
 - Competing demands from other affordable and specialist housing
 - Finding and acquiring suitable sites
- Addressing inequalities
 - BAME communities, LGBT+ communities

Opportunities

- Policy context
 - Encourages joined up working across Housing, Health, Care and Planning
- Housing Strategies & Specialist Accommodation Assessment
 - Opportunity to shape the Council's housing strategies and plans
- Partnership working
 - Opportunities to work with public and private sector partners
- Good practice and guidance
 - SCIE & Housing LIN
- OPIL with care schemes
 - Closer working across Health, Care and Housing
- Housing, Health & Care Reference Group

Discussion Points

What do you think the benefits will be for having more specialist housing for older people?

What would be the benefits of having specific policies and strategies on integrated housing, health and care services?

Should there be targets for the delivery of older people's housing? How could these be achieved?

How can our OPIL housing be made accessible for all communities and residents of Sheffield?

How would you like to be involved in developing the new OPIL Housing Strategy and related policies and action plans?

Do you think there are particular design features or amenities that should be provided in OPIL schemes?

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