

DP 80/99-03



Peter Law AM

Assembly Secretary for Housing and Local Government

Ysgrifennydd y Cynulliad · Assembly Secretary

Cynulliad Cenedlaethol Cymru
The National Assembly for Wales

Our Ref: SF 00-1575

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27 April 2000

Dear Colleague,

**THE HOUSING STRATEGY AND OPERATIONAL PLANNING (HSOP)
PROCESS, AND THE NATIONAL ASSEMBLY'S PRIORITIES FOR WELSH
HOUSING**

My officials will shortly be issuing guidance to your officers on the preparation of HSOPs to cover 2000-2001. The guidance does not differ significantly from that issued last year, although there are additions to cover newer issues, such as asylum seekers.

The establishment of the National Assembly has seen the production of Better Wales - a totally new approach to managing government business in Wales. It sets out the Assembly's values and priorities for action for the next 3 years and offers a 10-year vision for what success would look like. The emphasis is on delivering change and practical results. At its heart are three big cross-cutting themes which must shape all our thinking:

- **Sustainable development** – the creation of wealth whilst also promoting enduring, balanced and beneficial change in our communities and in our environment;

- **Social inclusion** – the development of an inclusive society where everyone has the chance to fulfil their potential;
- **Equal opportunities** – the promotion of a culture in which diversity is valued and equality of opportunity is a reality.

You will be aware of the current work to develop a National Housing Strategy for Wales. The Assembly was presented with an ideal platform from which to start this process when the National Consultative Forum on Housing in Wales delivered its strategic framework document in the Assembly's very early days. To take forward that work, I set up four multi-agency task groups to look at the issues and develop coherent proposals for addressing them. This approach clearly demonstrates our commitment to open and inclusive policy development. I await with interest the reports from the task groups.

Our aim is to develop a national housing strategy for Wales which recognises the important contribution that housing can make to the aims of Better Wales and our wider policies and programmes for promoting better health and well being, and a better quality of life. That strategy should seek to ensure that people have access to, and choice over, housing that meet their needs. Achieving this will require a strategic approach which encompasses all tenures, and maximises the contribution of all those involved in housing to common objectives of: sustainable home ownership; sufficient high quality social housing, managed efficiently and effectively; together with a thriving, well managed, private rented sector, with good standards of accommodation; and locating homes in communities where people actually want to live.

When in place the national strategy will provide the framework and context within which local housing strategies will be framed. The cohesiveness of this process will, I hope, help authorities to tackle their priorities in light of local conditions and with the benefit of the broader strategic direction. Ahead of that, I am setting out some views on the priority areas that may prove helpful in preparing housing strategies for 2000-01.

Communities First

The consultation paper on the most deprived communities in Wales "Communities First" was issued on 3rd April. This sets out the Assembly's vision for the future and the concept of how they can be regenerated. In brief this:

- recognises that there needs to be long term commitment for funding and resourcing;
- targets Wales' most deprived communities;
- is a non prescriptive programme designed to meet needs and priorities determined by the community;

- is the promotion of real partnerships at local level for delivering action.

Local authorities will have a crucial role in taking forward the Communities First concept. They are in a key position to encourage, support and help co-ordinate the development of community regeneration plans. This is particularly the case given the proposed duty on local authorities (in the Local Government Bill) to promote the economic, social and environmental well-being of their area. The Housing Strategy and Operational Plan will play an important part in those processes. I look forward to receiving your authority's response to the consultation paper.

Stock condition

There have been substantial improvements in house conditions in Wales over recent years. The results of the 1998 Welsh House Condition Survey show that unfitness reduced from 13.4 per cent in 1993 to 8.5 per cent in 1997-98. The average cost of repairing a dwelling also fell by around 30 per cent from £1,360 in 1993 to £950 in 1998. Despite reductions in unfitness, much still remains to be done with the significant problems needing to be addressed. There remain around 98,000 homes in Wales which are unfit with total repair costs estimated at around £1.1 billion. It is essential that local authorities develop effective local renewal strategies that address issues both of bricks and mortar and social conditions in tackling run down communities.

Council housing and private finance

Everyone has a fundamental need for an affordable, decent home. That aspiration is not helped by the significant backlog of repairs and essential improvements in the local authority stock estimated at around £750 million to almost £1 billion. We have to do something about the state of our council housing stock. Overall, this cannot be tackled, over a realistic time scale, from public funding sources alone. Authorities will have to think seriously about their priorities for using their existing resources, and where necessary, about the full range of other options (including forms of private finance) for bringing in new resources to help tackle the problems – and then decide what offers the best solution for them.

The solutions will vary according to local circumstances. There are no easy solutions when a council needs massive investment to improve its housing stock – if there were, it is unlikely that cities like Birmingham, Glasgow and Manchester would be looking at stock transfer into Community Ownership. Community Ownership offers a means of securing private investment while allowing councils and their tenants to retain the major stake in the housing provided through membership of the management board of a "not for profit" landlord regulated by the National Assembly.

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LLYFRGELL BAE CAERDYDD
CYNULLIAD CENEDLATHOL CYMRU

To maximise investment opportunities, private finance options should be seen as a strategic option for all, or at least a substantial part, of an authority's housing stock, not simply a means of dealing with the problems of individual estates. The support of tenants to any transfer will be essential. Stock transfer can only proceed on a voluntary basis. The Assembly cannot make anyone adopt Community Ownership, and I would not wish to do so. It will only happen if the council wants it; then tenants have to vote in a ballot; then the transfer proposal has to come to the Assembly. There are safeguards all the way through.

The Housing Strategy and Operational Plan should set out clearly what steps your authority is taking to investigate all options for addressing the condition of its stock.

Stock condition surveys

Local authorities are strongly urged to gain up-to-date, detailed knowledge of the condition of their stock as a key working database to assist in the formulation of a housing strategy. Such a strategy would incorporate priorities for repairs, long-term planned maintenance and improvements, particularly in areas such as energy efficiency. The surveys could be expanded to gather information on issues such as disabled accessibility and facilities to provide a database of properties for applicants with special needs.

Stock condition surveys would be a key element to inform the options of community renewal. The National Assembly is funding five pilot stock condition survey schemes. Reports of these pilots will be available during the Summer, following which further guidance on stock condition surveys will be issued. A further programme of funding is available in the 2000-01 financial year.

Private sector renewal

It is important that local authorities take account of related social, environmental and economic issues in their private sector renewal strategies. Dealing with these issues can re-enforce the traditional pride in the community, raise confidence in the area and help address social exclusion. When in place, the National Housing Strategy will give us a platform to develop this strategic approach on an all-Wales basis.

Rooflessness

The Assembly places a high priority on the development of local strategies to tackle homelessness and rough sleeping. Much work has now been done to establish the extent of the problem, and the report *Rough Sleeping in Wales* adds considerably to our knowledge. Many authorities have undertaken surveys and provide emergency accommodation, but prevention is better than cure.

In addition to the Section 180 rooflessness programme, there will be a one-off allocation of £3.6 million to local authorities to help them develop sustainable

strategic solutions to rough sleeping and to deal with problems related to homelessness and houses in multiple occupation. It must be stressed that this allocation will be available for 2000-2001 only, and that there will be no commitment to funding in future years.

It is important that local strategies to tackle homelessness are consistent and comprehensive, and guidance will be issued to ensure the key issues are covered.

Distribution of capital resources

The changes to the distribution of capital resources which were introduced in 1999-2000 have been further developed for 2000-2001. In response to representations from Welsh Local Government Association, an increasing proportion of housing resources (75%) has been distributed by formula. Those resources are now contained within local authorities capital resources, including basic credit approvals (BCAs). 25% of the housing capital resources are being issued as Supplementary Credit Approvals (SCAs) to support strategic housing schemes. These changes further increase the flexibility local authorities have to plan strategically and tackle their local priorities.

Housing for elderly and vulnerable people.

Housing remains an essential part of Care in the Community and it is important that, where possible, measures are taken to enable elderly and vulnerable people to continue to live in their own homes in communities they are familiar with, where they have the support and help of family friends and neighbours.

Authorities should have a corporate strategy which includes both Housing and Social Services and identifies the support they are giving to other organisations who have an important role to play, such as Care and Repair.

Best value and tenant participation compacts


Through Best Value, local authorities will be fully accountable to their communities. Most importantly members of the community will have a key role in local decision making. Central to Best Value will be the duty of authorities to consult about plans and services, to find out what people want and get the best for them, and to work in partnership to promote the well-being of their area. Tenants and residents will be able to contribute to local authorities annual performance plans and become involved in the monitoring and reviewing of services, encouraging improvements where necessary.

Tenant Participation Compacts will play a key part in the Best Value regime and are a key component of the National Assembly's agenda to improve local democracy and sustain local communities. The Assembly has recently issued guidance explaining how local authorities across Wales can achieve comprehensive and meaningful tenant involvement through the introduction of

compacts. The aim is to ensure that, at the very least, all local authority tenants have the opportunity to get involved in decisions on planning, carrying out and monitoring housing policies and programmes, and a wider range of local issues.

I hope that the information and advice that I have included in this letter, together with the guidance to follow, are helpful to you in prioritising and planning at your local level.

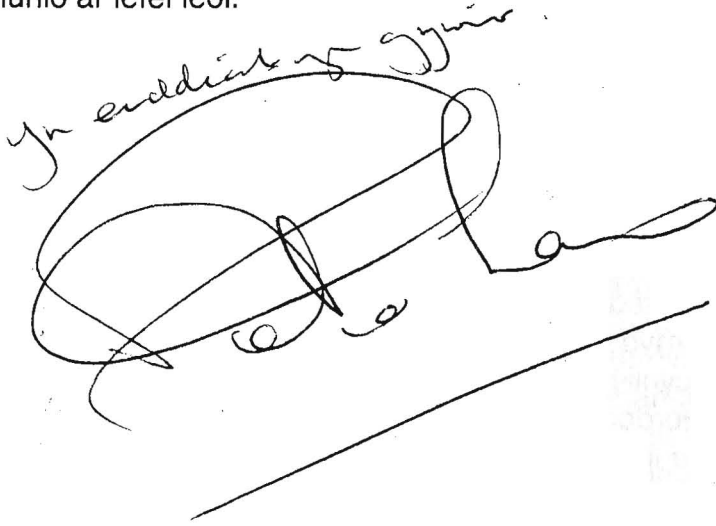
Yours Sincerely



Peter Law

Yr wyf yn gobeithio bod yr wybodaeth a'r cyngor a gynhwysir yn y llythyr hwn, ynghyd â'r canllawiau i'w dilyn, o gymorth i chi wrth osod blaenoriaethau a chynllunio ar lefel leol.

Yn eiddioedd y Gyrr

A handwritten signature in black ink, consisting of several loops and a long horizontal stroke. Below the signature is a single, straight horizontal line.

Cynlluniau Gweithredu yn chwarae rhan bwysig yn y prosesau hynny. Yr wyf yn edrych ymlaen at dderbyn adwaith eich awdurdod i'r papur ymgynghori.

Cyflwr y stoc

Bu gwelliannau sylweddol yng nghyflwr tai yng Nghymru yn ystod y blynyddoedd diweddar. Mae canlyniadau Arolwg Cyflwr Tai Cymru 1998 yn dangos bod canran y tai anaddas wedi gostwng o 13.4 y cant ym 1993 i 8.5 y cant ym 1997-98. Hefyd bu gostyngiad o tua 30% yn y gost o atgyweirio anheddau - o £1,360 ym 1993, i £950 ym 1998. Er y lleihad yn nifer y tai anaddas, mae llawer eto i'w wneud i fynd i'r afael â phroblemau sylweddol. Mae oddeutu 98,000 o gartrefi yng Nghymru'n parhau'n anaddas, ac amcangyfrifir y byddai cyfanswm y costau atgyweirio oddeutu £1.1 biliwn. Mae'n hanfodol bod awdurdodau lleol yn datblygu strategaethau adfywio effeithiol sy'n mynd i'r afael â materion sy'n ymwneud â materion brics a mortar ynghyd â'r amodau cymdeithasol mewn cymunedau sydd wedi dirywio.

Tai Cyngor a chyllid preifat

Mae gan bawb angen sylfaenol am gartref addas y gallant ei fforddio. Mae'r dyhead hwnnw yn cael ei lesteirio gan y rhestr hirfaith o waith atgyweirio a gwelliannau hanfodol y mae angen eu gwneud i stoc yr awdurdodau lleol. Amcangyfrifir bod gwerth y gwaith hwn rhwng £750 miliwn a £1 biliwn. Mae'n rhaid i ni fynd i'r afael â chyflwr stoc tai ein cyngorau. Yn gyffredinol, nid oes modd gwneud hyn, dros gyfnod realistig o amser, drwy ddefnyddio ffynonellau ariannu cyhoeddus yn unig. Bydd raid i'r awdurdodau feddwl o ddifrif am eu blaenoriaethau ar gyfer defnyddio'u hadnoddau presennol, a lle bo angen, am yr ystod lawn o opsiynau eraill (gan gynnwys mathau o gyllid preifat) er mwyn defnyddio adnoddau newydd i geisio mynd i'r afael â'r problemau – cyn penderfynu pa ateb yw'r un gorau ar eu cyfer hwy.

Bydd yr atebion yn amrywio yn ôl yr amgylchiadau lleol. Nid oes unrhyw atebion rhwydd i'r broblem pan fo angen i gyngor fuddsoddi'n sylweddol er mwyn gwella'i stoc tai – petai ateb rhwydd ar gael, mae'n annhebygol y byddai dinasoedd megis Birmingham, Glasgow a Manceinion yn edrych ar y posibilrwydd o drosglwyddo stoc i Berchnogaeth Gymunedol. Mae Perchnogaeth Gymunedol yn golygu modd o sicrhau buddsoddiad preifat, gan alluogi cyngorau a'u tenantiaid i gadw'r prif gyfran yn y tai a ddarperir, trwy gyfrwng aelodaeth o fwrdd rheoli landlord nad yw'n gwneud elw, oll o dan reolaeth y Cynulliad Cenedlaethol.

Er mwyn manteisio i'r eithaf ar y cyfleoedd buddsoddi, dylid edrych ar y dewisiadau cyllid preifat fel dewis strategol ar gyfer holl stoc tai'r awdurdod, neu gyfran sylweddol ohono o leiaf, ac nid fel ffordd o ymdrin â phroblemau ystadau unigol yn unig. Bydd yn hanfodol sicrhau bod y tenantiaid yn cefnogi unrhyw drosglwyddiad. Rhaid i'r trosglwyddo stoc ddigwydd ar sail wirfoddol. Ni all y Cynulliad orfodi unrhyw un i fabwysiadu Perchnogaeth Gymunedol, ac ni fyddwn yn dymuno gweld hynny. Dim ond gyda sêl bendith y cyngor y bydd yn digwydd; wedyn rhaid i'r tenantiaid bleidleisio; ac ar ôl hynny daw'r

Nghymru. Er mwyn datblygu'r gwaith hwnnw, sefydlais bedwar tasglu aml-asiantaeth i edrych ar y materion ac i ddatblygu cynigion cydlynol i fynd i'r afael â hwy. Mae'r ymagwedd hon yn arddangos yn eglur ein hymrwymiad i ddatblygu polisïau mewn modd agored a chynhwysol. Yr wyf yn disgwyl yn eiddgar i dderbyn adroddiadau'r tasgluoedd hynny.

Ein nod yw datblygu strategaeth dai genedlaethol i Gymru sy'n cydnabod y cyfraniad pwysig y gall tai eu gwneud tuag at wireddu amcanion Gwell Cymru ynghyd â chyfrannu at ein polisïau a'n rhaglenni i hyrwyddo gwell iechyd a lles, a gwell ansawdd byw. Dylai'r strategaeth honno geisio sicrhau fod cyfle gan bobl i gael tai sy'n diwallu'u hanghenion, ynghyd â rhoi dewis o dai iddynt. Bydd cyflawni hyn yn gofyn am ymagwedd strategol sy'n cynnwys pob math o ddeiliadaeth, ynghyd â manteisio i'r eithaf ar y cyfraniad a wneir gan bawb sy'n ymwneud â thai tuag at yr amcanion cyffredin, sef: perchnogaeth cynaliadwy ar dai; sicrhau digon o dai cymdeithasol o safon uchel sy'n cael eu rheoli yn effeithiol ac effeithlon; sector rhentu preifat ffyniannus a reolir yn dda, o safon uchel; a lleoli tai mewn cymunedau lle y mae pobl yn dymuno byw.

Ar ôl ei rhoi ar waith, bydd y strategaeth genedlaethol yn darparu'r fframwaith a'r cyd-destun ar gyfer llunio strategaethau tai lleol. Yr wyf yn gobeithio y bydd natur gydlynol y broses hon yn cynorthwyo'r awdurdodau i fynd i'r afael â'u blaenoriaethau gan ystyried y sefyllfa leol, gyda chymorth arweiniad y strategaeth ehangach. Yn y cyfamser, yr wyf yn nodi rhai safbwyntiau ar y meysydd sy'n flaenoriaeth a all eich cynorthwyo wrth lunio strategaethau tai ar gyfer 2000-01.

Rhoi Cymunedau'n Gyntaf

Cyhoeddwyd y papur ymgynghori ar y cymunedau mwyaf difreintiedig yng Nghymru "Rhoi Cymunedau'n Gyntaf" ar 3 Ebrill. Mae'n pennu gweledigaeth y Cynulliad ar gyfer y dyfodol ynghyd â sut i adfywio'r cymunedau hynny. Yn fras, mae'r ddogfen hon:

- yn cydnabod yr angen am ymrwymiad hir-dymor ar gyfer cyllid ac adnoddau;
- yn targedu cymunedau mwyaf difreintiedig Cymru;
- yn rhaglen heb ei rhagnodi, wedi'i chynllunio i ddiwallu anghenion a blaenoriaethau a benderfynir gan y gymuned;
- Yn hybu partneriaethau gwirioneddol ar lefel leol er mwyn gweithredu.

Bydd gan awdurdodau lleol swyddogaeth hollbwysig wrth ddatblygu'r cysyniad a gynhwysir yn "Rhoi Cymunedau'n Gyntaf". Maent mewn sefyllfa allweddol i annog, cefnogi a helpu i gydlynu datblygiad cynlluniau adfywio cymunedol. Mae hyn yn wir yn arbennig o ystyried y dyletswydd arfaethedig ar awdurdodau lleol (yn y Mesur Llywodraeth Leol) i hybu lles economaidd, cymdeithasol ac amgylcheddol eu hardal. Bydd y Strategaethau Tai a'r



Peter Law AC

Ysgrifennydd y Cynulliad am Tai a Llywodraeth Leol

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Annwyl Gydweithiwr,

PROSES Y STRATEGAETHAU TAI A CHYNLLUNIAU GWEITHREDU (HSOP), A BLAENORIAETHAU'R CYNULLIAD CENEDLAETHOL AR GYFER TAI YNG NGHYMRU

Bydd fy swyddogion yn fuan yn cyhoeddi canllawiau ar gyfer eich swyddogion chi ynghylch paratoi'r HSOP ar gyfer 2000-2001. Nid ydynt yn wahanol iawn i'r canllawiau a gyhoeddwyd y llynedd, er bod rhai ychwanegiadau sy'n ymwneud â materion newydd, megis ceiswyr lloches.

Ers sefydlu'r Cynulliad Cenedlaethol, paratowyd y ddogfen Gwell Cymru – sy'n cyflwyno ymagwedd hollol newydd tuag at reoli busnes y llywodraeth yng Nghymru. Mae'n pennu'r gwerthoedd a blaenoriaethau y mae'r Cynulliad yn dymuno gweithredu arnynt yn ystod y 3 blynedd nesaf, ac mae'n cynnig gweledigaeth 10-mllynedd sy'n darlunio'r llwyddiant yr anelir ato. Y prif bwyslais yw cyflwyno newidiadau a chanlyniadau ymarferol. Yn sail i'r cynllun mae tair prif thema trawsbynciol, a rhaid iddynt fod wrth wraidd ein holl syniadau:

- **Datblygu Cynaliadwy** – creu cyfoeth tra hefyd yn hyrwyddo newid parhaol, cytbwys a buddiol yn ein cymunedau ac yn ein hamgylchedd;
- **Cynhwysiant cymdeithasol** – datblygu cymdeithas gynhwysol lle caiff pawb gyfle i gyflawni eu potensial;
- **Cyfle cyfartal** – hyrwyddo diwylliant lle rhoddir gwerth ar amrywiaeth a lle mae cyfle cyfartal ar waith.

Byddwch eisoes yn ymwybodol o'r gwaith presennol i ddatblygu Strategaeth Dai Genedlaethol i Gymru. Yn fuan wedi sefydlu'r Cynulliad, paratowyd sail ddelfrydol ar gyfer dechrau'r broses hon drwy gyfrwng y ddogfen fframwaith strategol a gyflwynwyd gan y Fforwm Ymgynghorol Cenedlaethol ar Dai yng



Cynulliad Cenedlaethol Cymru
The National Assembly for Wales

Chief Executives of County and
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cc.
Chief Housing Officers
Chief Finance Officers
Chief Environmental Health Officers
Chief Social Services Officers

Eich cyf / Your ref
Ein cyf / Our ref HCR-08-06-001

Dyddiad / Date 27 April 2000

Dear Colleague

HOUSING STRATEGIES AND OPERATIONAL PLANS 2000-2001

1. This letter encloses guidance for the preparation of Housing Strategies and Operational Plans (HSOPs) from 2000-2001. I am sorry that the volume of work on the National Housing Strategy has meant that this guidance is issuing later than in previous years. However, as indicated in Steve Palmer's letter dated 20 March, authorities have the usual three month period to submit their strategies.

Assembly Secretary's housing priorities

2. I attach, for ease of reference, a copy of a letter sent recently by the Assembly Secretary for Housing and Local Government, Mr Peter Law AM, to Chairs of local authority housing committees. The letter sets out the Assembly Secretary's views on housing priorities and is to help guide the preparation of local authorities' HSOPs.

Proposed review of the HSOP process

3. It is our intention to undertake a fundamental review of the HSOP process, resources permitting, later this year. This "root and branch" review will consider the relationship between the HSOP process and Best Value Performance Plans. It will also consider the role of the HSOP within the context of the proposed duty on local authorities to promote the social, economic and environmental well-being of their areas; as well as seeking to ensure that it remains an effective and efficient part of the strategic planning process. While we have yet to decide the precise nature of the review, it is intended that all organisations with an interest will be involved.



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INVESTOR IN PEOPLE

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11. Dylai awdurdodau anfon **20 copi** o'u strategaeth a chynllun gweithredol i Mr Dominic Worsey, Cangen Strategaeth Genedlaethol, Yr Is-adran Tai ac Adnewyddu Cymunedol, Cynulliad Cenedlaethol Cymru, **Parc Cathays**, Caerdydd CF10 3NQ **erbyn 31 Gorffennaf 2000**.

12. Os yw amserlen eich cyngor neu bwyllgor yn ei gwneud yn amhosibl anfon cynllun sydd wedi ei gadarnhau yn ffurfiol erbyn y dyddiad hwn, dylech anfon copïau sydd wedi eu cymeradwyo gennych chi neu brif swyddog arall fel mesur dros dro, gan roi amcan pryd y bydd y cynllun sydd wedi ei gadarnhau ar gael.

Materion eraill

13. Bydd copïau o STChGau yr awdurdodau yn cael eu rhoi yn Llyfrgell y Cynulliad Cenedlaethol.

14. Mae'n ddrwg iawn gennyf na fedrwn ddanfôn y copi Cymraeg o'r canllawiau yr un pryd â'r un Saesneg, ond mae copïau Saesneg yn cael eu dosbarthu nawr er mwyn galluogi'r awdurdodau i ddechrau'r gwaith o baratoi eu STChGau. Bydd copïau Cymraeg ar gael cyn bo hir.

Yn gywir



John Bader
Pennaeth yr Is-adran Tai ac Adnewyddu Cymunedol

gynllunio strategol. Er nad ydym wedi penderfynu ar union natur yr arolwg eto, y bwriad yw y bydd pob sefydliad sydd â diddordeb yn cymryd rhan.

Newidiadau i'r canllawiau ar yr STChG

4. Oherwydd bod y canllawiau yn cael eu cyhoeddi'n hwyr ac oherwydd y bwriad o adolygu'r broses nid oes unrhyw newidiadau mawr eleni. Er hynny, dyma'r achlysur cyntaf y maent yn cael eu cyhoeddi gan y Cynulliad Cenedlaethol a bydd gofyn i awdurdodau gysylltu eu STChGau â'r tair thema blaenoriaeth a amlinellir yn Gwell Cymru – Datblygu Cynaliadwy, Cynhwysiant Cymdeithasol; a Chyfleoedd Cyfartal.

5. Mae'r broses ei hun wedi ei newid eleni gan nad ydym yn gofyn i awdurdodau gyflwyno Adroddiadau Perfformiad, yn dilyn cyflwyno Cynlluniau Perfformiad Gwerth Gorau.

Fformat a chynnwys y dogfennau strategaeth a chynlluniau gweithredol

6. Fel mewn blynyddoedd blaenorol, mater i'r awdurdodau lleol unigol yw union fformat a chynnwys yr STChG. Er hynny, mae'r Cynulliad yn disgwyl y bydd pob awdurdod yn:

- gwahaniaethu yn glir rhwng ei strategaeth a'i gynllun gweithredol; ac yn
- cwblhau'r ffurflen wybodaeth ariannol amgaeedig am y flwyddyn 2000-2001.

7. Dylai'r strategaeth ymdrin â 2000-2001, 2001-2002 a 2002-2003. Nid oes angen cyflwyno strategaeth lawn, oni bai fod y newidiadau i'r strategaeth bresennol yn rhai sylweddol.

8. Dylai'r cynllun gweithredol ymdrin â 2001-2002 gan adlewyrchu penderfyniadau cyllido'r cyngor am y flwyddyn honno a dylent hefyd ddangos cynlluniau cyffredinol yr awdurdod ar gyfer 2001-2002.

Canllawiau pellach

9. Yn ddiweddarach eleni, bydd awdurdodau lleol yn derbyn canllawiau ar y wybodaeth wedi ei diweddarau y bydd y Cynulliad Cenedlaethol ei hangen erbyn yr hydref 2000 er mwyn gwneud penderfyniadau terfynol ar y canlynol:

- dyraniadau'r cymeradwyaethau credyd atodol ar gyfer 2000-2001; a
- dyraniadau o'r rhaglen grant tai cymdeithasol ar gyfer 2000-2001.

Ymgynghori â phartneriaid

10. Er mwyn sicrhau fod ei wasanaethau yn cael eu hintegreiddio gyda'r rhai a ddarperir gan asiantaethau cyhoeddus a phreifat eraill a darparwyr gwasanaethau dylai pob awdurdod ymgynghori'n ystyrion ac effeithiol yn ystod y broses o lunio ei STChG. Cynhwysir cyngor ar drefniadau ymgynghori yn y canllawiau ar STChG.

Trefniadau cyflwyno



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Prif Weithredwyr Cyngorau Sir
a Bwrdeistrefi Sirol Cymru

at sylw
Prif Swyddogion Tai
Prif Swyddogion Cyllid
Prif Swyddogion Iechyd yr
Amgylchedd
Prif Swyddogion Gwasanaethau
Cymdeithasol

Eich cyf / Your Ref
Ein cyf / Our Ref HCR-08-06-001

27 Ebrill 2000

Annwyl Gyfaill

STRATEGAETHAU TAI A CHYNLLUNIAU GWEITHREDOL 2000-2001

1. Mae'r llythyr hwn yn cynnwys canllawiau ar baratoi Strategaethau Tai a Chynlluniau Gweithredol (STChG) o 2000-2001 ymlaen. Rwyf yn ymddiheuro fod y canllawiau hyn yn cael eu cyhoeddi yn hwyrach nag yn y blynyddoedd diwethaf oherwydd swm y gwaith ar y Strategaeth Dai Genedlaethol. Er hynny, fel y nodwyd yn llythyr Steve Palmer dyddiedig 20 Mawrth, caiff awdurdodau y tri mis arferol i gyflwyno eu strategaethau.

Blaenoriaethau tai Ysgrifennydd y Cynulliad

2. Er hwyluso cyfeirio, rwyf yn amgáu copi o lythyr a yrrodd Ysgrifennydd y Cynulliad dros Lywodraeth Leol a Thai, Mr Peter Law AC, yn ddiweddar i Gadeiryddion pwyllgorau tai yr awdurdodau lleol. Mae'r llythyr yn nodi barn Ysgrifennydd y Cynulliad ynghylch blaenoriaethau tai a'i fwriad yw cynorthwyo awdurdodau lleol wrth baratoi STChG.

Yr arolwg arfaethedig o'r broses STChG

3. Y mae'n fwriad gennym gynnal arolwg cynhwysfawr o'r broses o greu STChG yn ddiweddarach eleni, os yw adnoddau'n caniatáu. Bydd yr arolwg "o'r gwraidd i'r brig" hwn yn ystyried y berthynas rhwng y broses o greu STChG a Chynlluniau Perfformiad Gwerth Gorau. Bydd hefyd yn ystyried swyddogaeth yr STChG o fewn cyd-destun y ddyletswydd arfaethedig ar awdurdodau lleol i hyrwyddo ffyniant cymdeithasol, economaidd ac amgylcheddol eu hardaloedd; yn ogystal â cheisio sicrhau ei fod yn parhau i fod yn rhan effeithiol ac effeithlon o'u proses

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