

# Extra Care Housing

Extra care housing is designed for people 55 years and over with housing, care and support needs and aims to offer privacy and independence in a safe, accessible environment. You have your own flat with care provided by a professional on-site care team. The care team have a 24 hour care presence to deliver planned care and emergency response if needed.

Schemes are made up of individual flats and communal facilities. The flats have either one or two bedrooms, lounge, kitchen and bathroom. The communal facilities normally include a residents lounge, restaurant/dining room, laundry room, scooter store, hairdressing/beauty salon, assisted bathing facility and guest room with en-suite for visiting family and friends. Schemes are wheelchair accessible.

Extra care housing flats for rent through North Somerset Council are allocated by a nomination process. Information on eligibility criteria and application process are detailed below.

Some schemes also have flats available for lease/shared ownership purchase. To talk through these options, contact the schemes using the details provided further on in this information sheet. Please note the council's eligibility criteria and application process detailed below does not apply to these flats.

## North Somerset Council nominated Extra Care Housing

### Eligibility criteria for NSC rental

You must:

- be 55 or over
- have eligible care needs
- be eligible for North Somerset council funding
- have a current application for housing via North Somerset Council's Home Choice Scheme
- be resident in North Somerset

People with exceptional circumstances may be considered on a case by case basis.

## NORTH SOMERSET COUNCIL EXTRA CARE HOUSING

### Costs - NSC rental

There are both housing and care costs to be considered when moving into extra care housing.

Housing - You will pay rent and service charges to your landlord. You will also be responsible for paying your utility bills, council tax, contents insurance, telephone connection/bill, and meal costs if these are not provided as an integral part of your tenancy.

Care – You will be offered a full financial assessment from the council to determine the maximum weekly contribution you will be asked to pay towards the cost of your care and to establish whether there are any additional welfare benefits you are entitled to claim.

### Extra Care Housing schemes

At present there are five extra care housing schemes with flats to rent through North Somerset Council. Diamond Court, Lakeside Court and Tamar Court-Weston-super-Mare, Waverley Court-Portishead and Sandford Station-Sandford. A sixth scheme is being built in Yatton and will be opening spring 2020. It's a good idea to visit schemes you are interested in. Contact the Housing Manager on the telephone number given to arrange a convenient time for you to visit.

### How to apply for NSC rental flats

1. Contact Care Connect on 01275 88 88 01 to ask for a care assessment for extra care housing. Care Connect will take your details and pass this information to the relevant team to progress your request.
2. Complete a HomeChoice application. This can be completed on-line at [www.homechoicensomerset.org.uk](http://www.homechoicensomerset.org.uk) or contact the HomeChoice Team on 01934 426 330 to discuss other options.

### Extra care housing waiting list

Extra care housing is managed from a waiting list not through HomeChoice bidding system. If the care assessment establishes extra care housing is suitable for you, you will be placed on the waiting list for the schemes you are interested in. Your HomeChoice banding and care assessment are considered together when placing on the waiting list. You will be contacted when you are top of the list for a vacancy.

**NORTH SOMERSET COUNCIL EXTRA CARE HOUSING**

<b>Scheme</b>	<b>Housing Association</b>	<b>Age</b>	<b>Total number of apartments</b>	<b>One bedroom apartments</b>	<b>Two bedroom apartments</b>	<b>Leasehold/ Shared Ownership</b>	<b>Rental via NSC</b>
Waverley Court Forth Avenue Portishead BS20 7NY	Hanover  01275 846 039	55 and over	60	34	26	15	45
Sandford Station Sandford Winscombe BS25 5AA	St Monicas Trust  01934 825 910	55 and over	109	7 (NSC rental)	8 (NSC rental)	94 (1, 2 & 3 bedroom apartments)	15
Diamond Court Diamond Batch Worle Weston-super-Mare BS24 7FY	Housing 21  03701 924 038	55 and over	53	13	40	0	53
Lakeside Court Jasmine Way Worle Weston-super-Mare BS24 7JN	Hanover  01934 519 252	55 and over	33	30	3	0	33
Tamar Court Tamar Road Worle Weston-super-Mare BS22 6BU	Alliance Homes  01934 321 021	55 and over	65	45	20	32	33
Strawberry Gardens 18 Moorhen Road Yatton BS49 4GB  <b>Opening Spring 2020</b>	Housing 21	55 and over	60	0	60	30  For more information tel 0345 608 4021, email sales@housing21.org.uk	30  Waiting list open. See application process. Contact Cheryl 01934 427 429 <a href="mailto:Cheryl.abraham@n-somerset.gov.uk">Cheryl.abraham@ n-somerset.gov.uk</a> with any queries.

**NORTH SOMERSET COUNCIL EXTRA CARE HOUSING**

<b>Scheme</b>	<b>On – site facilities</b>		<b>Floors</b>	<b>Lifts</b>	<b> Scooter Store</b>	<b>Meal</b>	<b>Pets</b>
Waverley Court Forth Avenue Portishead BS20 7NY	<ul style="list-style-type: none"> <li>➤ Residents lounge</li> <li>➤ Restaurant</li> <li>➤ Laundry</li> <li>➤ Guest room</li> <li>➤ Assisted bathing facilities</li> </ul>	<ul style="list-style-type: none"> <li>➤ Hair salon</li> <li>➤ Beauty salon</li> <li>➤ T V/book room</li> <li>➤ I T room with computers and WIFI.</li> </ul>	3	2	Ground floor scooter store. Scooters can be kept in flat.	Cooked mid-day meal provided as part of tenancy agreement.	Will consider pets. Pet policy in place.
Lakeside Court Jasmine Way Worle Weston-super-Mare BS24 7JN	<ul style="list-style-type: none"> <li>➤ Residents lounge</li> <li>➤ Restaurant</li> <li>➤ Laundry</li> <li>➤ Guest room</li> </ul>	<ul style="list-style-type: none"> <li>➤ Assisted bathing facility.</li> <li>➤ Hair &amp; beauty salon</li> <li>➤ Library</li> </ul>	3	1 + 1 Stair lift	Ground floor scooter store. Small scooters can be kept in flat.	Cooked mid-day meal provided as part of tenancy agreement.	Will consider pets. Pet policy in place.
Tamar Court Tamar Road Worle Weston-super-Mare BS22 6BU	<ul style="list-style-type: none"> <li>➤ Residents lounges</li> <li>➤ Restaurant</li> <li>➤ Laundry for care staff use only.</li> <li>➤ Guest room</li> <li>➤ Assisted bathing facility.</li> <li>➤ Pamper room</li> </ul>	<ul style="list-style-type: none"> <li>➤ Gardening room.</li> </ul> <p>-----</p> <p>On the ground floor there is a Wellness Centre offering daytime dementia services for the local community and people within the scheme</p>	3	2	Ground floor scooter store.	Cooked mid-day meal provided as part of tenancy agreement.	Will consider pets. Pet policy in place.

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Sandford Station Sandford Winscombe BS25 5AA	<ul style="list-style-type: none"> <li>➤ Residents lounge</li> <li>➤ Dining room</li> <li>➤ Laundry</li> <li>➤ Guest room</li> <li>➤ Assisted bathing facilities</li> <li>➤ Hair salon</li> <li>➤ Beauty salon</li> <li>➤ Activities room</li> <li>➤ Shop</li> </ul>	<ul style="list-style-type: none"> <li>➤ Small pool</li> <li>➤ Gym</li> <li>➤ Croquet lawn</li> <li>➤ Allotments</li> <li>➤ Regular mini bus shopping trips/ outings</li> <li>➤ Indoor/outdoor bowling</li> <li>➤ Library with computers</li> </ul>	2	3	Every apartment has a scooter charger outside the flat.	Mid-day meal available to purchase – not provided as part of tenancy agreement	Will consider pets. Pet policy in place.
Diamond Court Diamond Batch Worle Weston-super-Mare BS24 7FY	<ul style="list-style-type: none"> <li>➤ Residents lounges</li> <li>➤ Restaurant</li> <li>➤ Laundry</li> <li>➤ Guest room</li> </ul>	<ul style="list-style-type: none"> <li>➤ Assisted bathing facilities</li> <li>➤ Hair salon</li> <li>➤ Library</li> </ul>	3	2	Ground floor scooter store. Scooters can be kept in flat.	Mid-day meal available to purchase – not provided as part of tenancy agreement	Will consider pets. Pet policy in place.
Strawberry Gardens 18 Moorhen Road Yatton BS49 4GB	<ul style="list-style-type: none"> <li>➤ Residents lounge</li> <li>➤ Restaurant/café</li> <li>➤ Bistro Servery kitchen</li> <li>➤ Guest room with ensuite</li> </ul>	<ul style="list-style-type: none"> <li>➤ Laundry room</li> <li>➤ Assisted bathing facilities</li> <li>➤ Hair salon</li> <li>➤ Communal Gardens</li> </ul>	3	2	Ground floor scooter store. Small scooters can be kept in flat.	Mid-day meal available to purchase – not provided as part of tenancy agreement	Will consider pets. Pet policy in place.