

MODULE CODE: DSAW7085
TITLE: Developing Sustainable Tenancies
DATED: 06/01/2017

LEVEL: 7
CREDITS: 30

JACS CODE: N220

AIM(S)

- To enable learners to critically evaluate a wide range of issues and challenges affecting tenancies within the social housing sector.
- To enable learners to utilise models and approaches for developing and supporting sustainable tenancies.

LEARNING OUTCOMES

Upon the successful completion of this module, the learner should be able to demonstrate the ability to:

- critically evaluate key challenges facing tenants and the key considerations for housing associations;
- comprehensively analyse the financial model to which housing associations work and the impact of rent arrears and rental voids on both tenants and landlords;
- identify and critically analyse a wide range of engagement methods and partnership approaches for developing sustainable tenancies.

INDICATIVE CONTENT

- A detailed exploration of key external issues facing tenants and their families and their potential effect on the sustainability of tenancies, for example welfare reform, antisocial behaviour and fuel poverty.
- The main considerations for housing associations when seeking to establish sustainable tenancies, including protected characteristics and unconscious bias.
- An examination of the personal issues (and the associated legislative matters and governmental interventions) which may impact on current tenancies around areas such as health and wellbeing and abuse.
- An exploration of housing law, tenancy issues, and legislative context.
- An examination of a wide range of ways in which the devolved powers of the Welsh Government impact on social housing tenancies in Wales.
- The Renting Homes (Wales) Act 2016 and its potential impact on housing management practices will be analysed.
- A study of property development issues faced by social housing providers such as the Code for Sustainable Homes, Affordable Homes legislation, environmental impact and the advent of 'build to let' developments.
- An evaluation of the scope and impact of different roles within the workplace.
- A detailed analysis of the financial model utilised by housing associations.
- A consideration of how people learn/affect behaviour change in different ways and the variety of approaches which are available when working with different groups.
- The role of partnership agencies in engaging with different groups will be examined.

- A detailed examination of a variety of engagement techniques and tools which are available to promote effective tenant participation and commitment to relevant initiatives to include awareness of the roles of the Welsh Tenants Federation (WTF) and the Tenant Participation Advisory Service (TPAS) Cymru.
- The building of a detailed understanding of the factors which can foster (or affect) personal resilience.
- A study of Behavioural Economics and the impact of psychological, social, cognitive and emotional factors on the economic decisions of individuals and institutions.

LEARNING AND TEACHING STRATEGY

Teaching sessions will introduce the learners to the relevant concepts, principles and practices. Tutorials will introduce practical examples which will be used to support application, discussion and evaluation.

The allocation of teaching to deliver the module is:

Activity types	Hours	Percentage
Scheduled learning	30	10
Independent learning	60	20
Placement learning: work-based	210	70
TOTAL	300	100%

ASSESSMENT

Coursework: 100% - 8000 words or equivalent

Assessment Component 1 – 30%

Presentation (15 minutes – 2,000 words or equivalent)

Exemplar:

Critically reflect upon the key challenges and considerations which can affect the sustainability of property letting in your organisation.

Assessment Component 2 – 35%

Written assignment (3,000 words or equivalent)

Exemplar:

Critically evaluate the financial model of your organisation and investigate the impact of rent arrears and rental voids.

Assessment Component 3 – 35%

Written assignment (3,000 words or equivalent)

Exemplar:

Critically analyse your organisation's methods and partnership approaches for developing sustainable tenancies.

Assessment Summary

Activity type	Percentage
Written exam	0
Coursework	100%

Practical	0
TOTAL	100%

EDUCATION FOR SUSTAINABLE DEVELOPMENT (ESD)

Does the module contribute to ESD?	Yes
Of the seven 'well-being' goals, as described by the Future Generations (Wales) Act 2015, this module helps contribute to three of them: 'A healthier Wales', 'A more equal Wales' and 'A Wales of cohesive communities'. It does this through enabling the learner to more fully understand the factors and challenges which affect the communities in which they work and how the actions of external agencies, such as housing associations, can lead to positive improvements in personal resilience, improved life prospects and the removal of barriers which individuals may have faced to maintaining sustainable tenancies. The module helps to identify ways in which communities, in Wales, can become more cohesive places to live and develop.	