



FIFE HOUSING  
PARTNERSHIP

# LOCAL HOUSING STRATEGY

2022-2027

ANNUAL UPDATE 2026



The Local Housing Strategy (LHS) 2022-2027 provides a five-year plan for improvement, addressing the housing issues that most affect people and communities. The aim of the LHS is to 'provide housing choices for people in Fife' through the delivery of the following LHS priority areas:

- **Ending Homelessness**
- **More Homes in the Right Places**
- **A Suitable Home**
- **A Quality Home**
- **A Warm Low Carbon Home**

This LHS Annual Update outlines our progress providing a positive contribution for people and properties in Fife during 2025/26. Our achievements include:

## Progress for people

**146**

mutual exchanges were supported

**149**

homeless or potentially homeless households were successfully rehoused in private housing

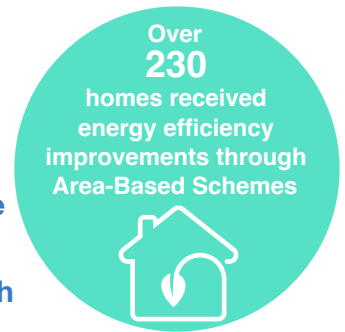
**36**

young care leavers were provided with permanent housing

- Over 1,100 customers accessed housing information and advice
- 75% of clients were prevented from statutory homelessness through receiving housing options advice
- The percentage of repeat homelessness in the last 12 months reduced from 4.1% to 3.2%
- The use of B&B type temporary accommodation reduced from 15% to 10%
- Over 55 new Housing First tenancies were created to provide support to those with complex needs
- 94% of new Fife Council tenancies were sustained for more than a year
- Over 300 adaptations were completed in private homes, creating independence for households in the private sector
- 418 technology enabled care solutions were installed in Fife Council properties to support independent living
- Almost 9,000 households received an energy advice session to help mitigate the impacts of fuel poverty
- 1,617 households received home energy saving items from 'handy' services
- 1,649 households received home energy saving items from 'handy services' provided through Cosy Kingdom
- Residents in Fife received over £1,890,000 worth of fuel poverty interventions
- 245 households with fuel debt received money advice
- 3 training sessions were provided for private landlords by Landlord Accreditation Scotland

# Progress affecting properties

- 292 new affordable homes were provided, including 211 new builds, 76 Open Market Purchases and 5 Open Market Shared Equity properties
- All new build affordable homes provided achieved Energy Performance Certificate (EPC) rating A or B
- Over 30% of new build affordable homes were delivered for people with specific needs
- Over 10% of new build affordable homes were delivered as larger family homes
- 118 long-term empty homes in the private sector were returned to housing use, with 9 of these brought into affordable housing use through property acquisitions
- 23 Below Tolerable Standard (BTS) homes were improved to meet the Tolerable Standard by taking partner action
- A further 205 properties have signed up to our Fife Council Factoring Service
- The average time taken to approve licences for Houses in Multiple Occupation reduced to below 6 months
- The mean environmental impact rating across all homes in Fife has increased from 65.6 to 66.1



## Consultation

Throughout 2025/26 a range of consultations have taken place to help inform future LHS actions. These have included:

**A Suitable Home** – Gypsy/Traveller Tenant Participation – Regular meetings are held on Gypsy/Traveller sites to discuss site improvements and enable tenants to influence decisions about the housing services they receive.

**A Quality Home** – Short-Term Let Control Area Survey – Fife Council Planning Service gathered public views on short-term lets (STL) and the potential designation of STL Control Areas in Fife through an online survey. The survey was open between June 2025 and September 2025, with 735 responses received. The feedback helps inform decisions around Short-term Let Control Areas.

**A Warm Low Carbon Home** – Fife Indoor Air Quality Workshop – 50 delegates from local authorities, housing associations, NHS, Public Health Scotland, Historic Environment Scotland, SEPA, colleges and community groups attended to discuss knowledge gaps and next steps to improve the understanding of indoor air quality linked to retrofit. The feedback will inform Fife's Local Heat and Energy Efficiency Strategy (LHEES) which is reflected in the LHS.

# Priorities for 2026/2027

During 2026/27 housing partners will continue to develop actions to deliver the LHS outcomes, these will include:



Reducing the number of homeless applications to **2,000**

## People:

- Lowering repeat homelessness from 3.2% to 1%
- Reducing the average days spent in temporary accommodation from 131 days to 100 days
- Rehousing over 350 homeless and potentially homeless households in the private sector
- Increasing the number of live Housing First tenancies from 115 to 200 to support those with complex needs
- Implementing a reviewed allocations policy and approach to help improve access to housing
- Installing over 300 Technology Enabled Care solutions in Fife Council and partner Housing Association properties
- Increasing the number of adaptations delivered across social and private housing to continue promoting independent living
- Providing 7,000 households with energy advice sessions to help reduce fuel poverty
- Providing 1,500 'handy services' energy saving measures to households in Fife
- Scaling up the use of environmental sensors across social housing stock to improve safety, sustainability and energy efficiency for tenants
- Conducting a Housing Needs Study in the St Andrews area in partnership with the University of St Andrews



Delivering over **500** new build affordable homes

## Properties:

- Purchasing up to 100 Fife Council and 12 partner Housing Association properties on the open market to add to existing stock.
- Starting a further 370 new build affordable homes on site
- Continuing to deliver 30% of new build affordable homes for specific needs with 6.5% delivered as wheelchair housing
- Developing an all-tenure new build wheelchair target to include private sector developments
- Delivering over 70 new build affordable homes specifically for older people
- Reviewing the options for an affordable housing supply programme for the period 2029 onwards
- Reducing the average number of days Fife Council and partner Housing Associations take to relet properties
- Continuing to progress plans to install chalets on Heatherwood and Thornton Wood Gypsy/Traveller sites
- Returning a minimum of 105 long-term empty homes back into housing use
- Delivering a Refurbish to Rent Scheme for empty homes in partnership with the Rock Trust
- Developing a Below Tolerable Standard strategy to help address housing that fails to meet the minimum standards
- Improving the average environmental impact rating of housing across all tenures
- Providing energy efficiency improvements to over 200 homes through Area-Based Schemes
- Monitoring the use of hydrogen in the trial homes participating in the H100 Fife project



The LHS 2022-2027 and supplementary documents can be accessed direct through the following link: [www.fife.gov.uk/kb/docs/articles/housing/local-housing-strategy](http://www.fife.gov.uk/kb/docs/articles/housing/local-housing-strategy)  
Alternatively, for more information around the Fife Housing Partnership and Local Housing Strategy, please contact: [lhs.enquiries@fife.gov.uk](mailto:lhs.enquiries@fife.gov.uk)