

Almshouse Grant Funding Process Map

Would your Almshouse benefit from grant funding from government to remodel properties you own, or build new homes?

You do not require any formal approvals

No

YES

All government grants for housing in England are administered and allocated by Homes England (HE.) To access grant funding you may have to register with HE (Regulator for Social Housing.) Registration requirements depend on the type of work you are undertaking.

Does your project involve New Build or Refurbishment?

New build

A Mixture of Both

Refurbishment

New build or new build and refurbishment projects require:

- 1) Registration with the Regulator of Social Housing
- 2) Membership of a delivery partner
e.g. Almshouse Consortium Ltd

Refurbishment projects **DO NOT** require registration with Regulator, but you must sign up with a Delivery Partner(e.g. Almshouse Consortium Ltd) to bid and access grant funding.

Process 1. Registration depends on your legal structure as a charity. There are two stages to the registration process. This process can take on average 12-18 months

Process 2. Sign up with a Delivery Partner. There are two options:

Option 1: Find a Delivery Partner in your area. Likely to be a large registered provider group.

Option 2: Join the **Almshouse Consortium Ltd.**
An established group of Almshouses up with Delivery Partner Status.

Stage 1. Applicants complete a preliminary application form to enable assessment of their eligibility. ACL can help with this. Further information - <https://www.gov.uk/government/organisations/regulator-of-social-housing>

Stage 2. Detailed Application requires the applicant to demonstrate how it will meet the registration criteria, which is based on three areas of business; **Financial Situation, Constitution & Management Arrangements.**

Financial situation. Applicants must meet the Governance and Viability Standard & demonstrate their financial viability

Constitution. See below

Management. Applicants must have management arrangements that meet regulatory standards

Applicants that are a Charity must within its constitution include;

as an object the provision of social housing (which can be worded as 'social housing in the form of almshouse accommodation' or as 'charitable social housing')

If it is a subsidiary, must state as much and name the parent body (in such a way that the parent cannot be changed without seeking the regulator's consent)

if it is not a subsidiary, state that it has no power to become one without seeking the regulator's consent

A non-profit applicant which is not a Charity must within its constitution:

have as an object the provision of social housing

embed non-profit status

if it is a subsidiary, state as much and name the parent body

If it is not a subsidiary, state provisions that it has no power to become one

A Charitable Incorporated Organisation (CIO) must have extra provisions (in addition to the requirements above for applicants that are registered charities)

changes to objects, for the non-distribution of assets to a member or members or to provisions enabling the CIO to become, or cease to be, a subsidiary of another body, shall only be effective if the consent of the regulator is obtained

in the case of wrongful payments made by the CIO to one or more of its members, the CIO shall take all reasonable steps to recover the sum(s) wrongfully paid out

where steps are taken preliminary to winding up or a voluntary arrangement in relation to the CIO, it shall notify the RSH of the fact

changes to the provisions required by the regulator may only be made if the regulator has consented to the change

Membership of Almshouse Consortium Ltd

1. Pay a one off contribution of **£1,500** to join ACL.

2. Nominate a person to become an ACL Director and attend meetings.

3. Sign a Deed of Covenant to Almshouse Grant Agreement

4. Sign an Accession Agreement to the ACL Members Agreement.

5. Contribute 5% of grant received to ACL operating costs.

6. Unincorporated bodies must have legal opinion prepared by ACL's Solicitors which is submitted to HE/GLA to establish governance and viability.

Q. Once our almshouse has registered interest with ACL how do we apply for and access grant?

A. ACL Programme Managers will assist you with preparing your project for a bid and make the application on your behalf. If you need to become a Registered Provider, ACL can help with this too BUT no approved grant can be paid until registration has taken place.

Q. How much grant will we receive per property?

A. Grant levels are judged on a scheme by scheme basis. Programme Managers will advise at the appropriate time.

A. Generally, between 6 weeks and 2 months.

Q. How long will a decision take?

Q. When will you receive the money?

A. You will receive 100% of the grant on completion of the construction works, or in stages if you are a Registered Provider.