

Summerway A New Housing Project

Supported by Signpost, SeeAbility and Devon
Learning Disability Partnership



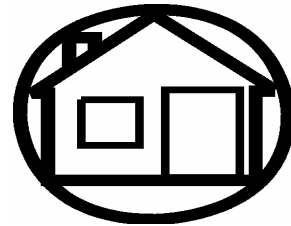
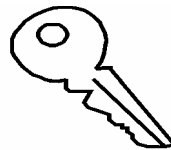
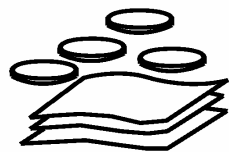
Signpost Housing



Signpost Housing are building eight 1 bedroom flats in the Whipton area of Exeter

The flat will be for adults with poor vision and learning disabilities.

The flats will be ready in summer 2005.

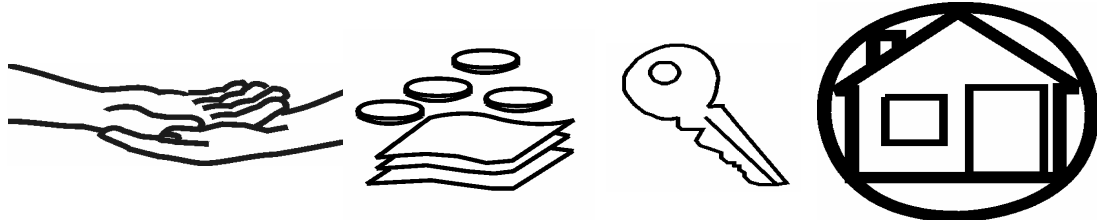


You will be able to buy part or a share of the flat. Buying a property like this is called '**Shared Ownership**' this means you will be able to live in your flat for as long as you want to.

A New Housing Project



What is Shared Ownership?



Shared Ownership helps those people who want to buy a home but cannot afford to pay all the money to buy a home.

You can buy a half share in the property. The Housing Association (Signpost) will own the other half of your property.

What about my needs?



The flats will be managed by SeeAbility who will provide 24 hour care and support to help you to live in your own flat.

There will be a shared lounge for group activities, but you are buying your own flat so of course you will have your own rooms.

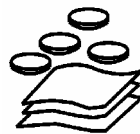


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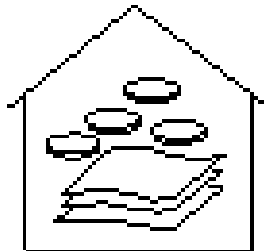
What will I have to pay?

To buy half of the flat you will need



A Mortgage

This is money you can borrow to buy your half of the flat. You maybe able to get a mortgage if you are on benefits



OR Savings

You will need to have savings of between £55,000 Fifty five thousand pounds and £65,000 sixty five thousand pounds in the bank so that you can pay for half of the flat. You will also need money or savings to pay for things like legal fees.

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Sign Post Housing



You will have to pay for

1. Your Mortgage If you have one you will have to pay some money each month.

2. A small rent each week. £30 -£40 pounds
This is paid to Sign Post because they own the other half of your flat.

3. Bills like gas electric and water, council tax and insurance

4. A Service Charge to pay for someone like a warden to look after the flats 24 hours a day and help you with any problems.

The service charge also pays for any repairs to the shared areas and gardens.

You maybe able pay for this using your benefits

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What about repairs and decorating?



You will have to organise the repairs in your flat. You will be able to decorate it in a way you want to.

See Ability will help you to organise the repairs and decoration of your flat.

What do I need to do if I am interested?

You can fill in the form at the end of the leaflet or talk to

- Your parent(s),
- Your carer(s)
- Your care manager.
- Seeability



We need to know if you are interested by 17th December



Sign Post Housing

A New Housing Project Choosing Who Gets the Flats

If there are lots of people who want to live in the flats. SeeAbility, Social Services and Signpost Care Partnerships will have to choose who will be able to live in the flats.

Here are some things they will be thinking about

If you are an adult with learning disabilities and problems with your sight



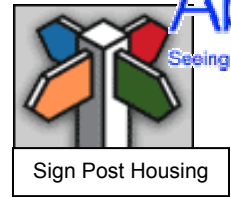
If you live in Devon



Making sure there are different types of people who live there

If you get disability living allowance. You can get a mortgage if you are on this benefit if you can afford to buy





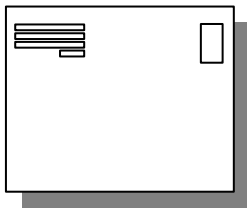
Summerway Housing Project

Interest Form

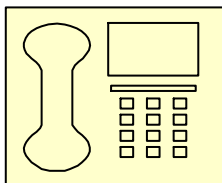
You can fill this form in and send it back if you are interested



1. My name is -----



2. My Address is-----



3. My telephone number is -----

5. Which community team do you get support from?

**Please send it back to Pam Palmer
Signpost Housing Group
Signpost House
Sunrise Business Park
Blandford Forum
DT11 8SA**

