

The Worshipful Company of Weavers
Weavers' Almshouse Charities

Charity Number: 245453

Criteria for the Selection of Residents
Weavers' House, New Wanstead, London E11 2SZ

General Criteria

All applicants must fulfil the criteria set by the Trustees. They must also complete an application form and attend for interview with a representative of the Company.

The admissions policy of the Company, based on a Charity Commissioners' Scheme, is to consider applications from men and women aged 60 years or older, who have a need for housing and fit within the following categories:

1. applicants who were weavers, or are the descendants of weavers;
2. applicants who have relatives already living at Weavers' House;
3. applicants who have a family living within the vicinity of Weavers' House;
4. applicants from the local area of Wanstead, from the London Boroughs of Redbridge and Waltham Forest, or the City of London; and
5. applicants who are at least 60 years old and in need of sheltered accommodation.

Priority is given to those falling within the first four categories.

Applications are not considered from:

- anyone who is already adequately housed and does not have a particular social or economic need to move;
- anyone who has sufficient funds to buy a flat in a private sheltered scheme;
- anyone who, in the opinion of the Company, is not able to adequately look after him/her self at Weavers' House;
- anyone who is likely to disrupt the other residents' peaceful and harmonious enjoyment of their homes; and
- anyone requiring special or nursing care.

Specific criteria

Age

Applicants must have reached their 60th birthday; in the case of a married couple, both must be at least 60 years old. There is no upper age limit but applications are not normally considered from those over 80 years old. This is to maintain a good balance between older and younger, able-bodied and less able residents.

Need

Applicants must have a housing or social need

Housing need: Living in accommodation that is sub-standard, or unsuitable for the current circumstances of the applicant(s).

Social need: A need for family support or not to feel so isolated.

Health

Accommodation at Weavers' House is in self-contained flats and applicants must be capable of looking after themselves to the extent of cooking, shopping, bathing and washing.

Weavers' House staff do not provide nursing or personal care but will help residents as much as they can, either during short-term illness or to remain at Weavers' House for as long as possible.

In appointing residents, the Trustees hope that they will live at Weavers' House for a reasonable time and contribute to the community there. Applicants should be fit and active at the time of their admission.

Financial position

There are no hard and fast rules on the maximum capital or income that an applicant (or resident) may hold, but in assessing the need of potential residents, their financial position is taken into account. No applicant (or resident) should have enough capital or income to meet his/her accommodation needs in the open market.

Suitability

Weavers' House is a tight-knit community where residents live in close proximity to each other. The Company has a duty of care to all residents and in filling vacancies it considers the nature both of the accommodation and the environment, the needs and character of the community as a whole, and the current age profile of residents. The aim is to have a good spread of ages at Weavers' House, so that there are always enough able-bodied, active residents to assist those who are less able and to prevent the community from becoming housebound and introspective.

Weavers' House is more than housing; it is a secure, sheltered environment in which residents are expected to conform to the community's standards and to respond to the ethos of care and responsibility.

Tenure

As occupants of almshouses, residents at Weavers' House are appointed on licence and do not have security of tenure. They may be required to leave if their health has deteriorated to such an extent that they have been assessed as requiring residential or nursing care, or if their behaviour or conduct adversely affected or disrupted the community.