

General questions on the partnership

1. Who is Single Homeless Project?

Single Homeless Project began in 1975 when six homeless Londoners set out to challenge the system and make their vision of a safe place to live for everyone a reality.

In a city where hundreds are forced into homelessness every day, the charity's work has never been more needed or more challenging. SHP are making change and helping over 10,000 Londoners every year.

The charity prevents homelessness, provides safe places to live and gives people the opportunity to rebuild their lives and transform their futures, never giving up.

Single Homeless Project works across the whole of London, including in the boroughs of Islington, Hackney and Newham. They house around 1,000 people in 80 buildings which they manage for other housing associations.

As well as housing, the charity offers employment and training support to help people become independent. They also run health services, sports, food and arts programmes. All of their services are psychologically and trauma informed.

How Single Homeless Project works

The charity places each person at the centre of their support, building a trusted relationship and an environment where everyone can feel safe, heal, and thrive. They:

- Help people off the streets and into emergency and longer-term accommodation.
- Provide safe places to live and support people in recovering, overcoming challenges, and preparing for the future.
- Work with Londoners to gain skills, improve health and well-being, and build confidence and resilience so they can move from homelessness to independence – whether that be employment, a strong social community, or their own place to call home.
- Prevent hundreds of struggling Londoners from becoming homeless in the first place.
- Run an Achieving Potential Programme which offer a wide range of fun, practical and creative courses, workshops and activities. From sports, art and music to cooking, education and employment training.

2. Why is Peter Bedford HA becoming a subsidiary of Single Homeless Project?

We want to deliver the best services for our tenants. We want to improve repairs and maintenance funding, so we can help tenants look after their homes. We also want to help the PBHA community flourish.



Over the last few years, housing associations have felt the impact of the cost-of-living crisis. Inflation has increased material prices and the cost of services. As a result, we risk having fewer resources to meet resident and community needs.

PBHA has spent time looking for a strong partner with the same values and beliefs, and we believe we have found this in Single Homeless Project. Together, we will be stronger, can attract better funding for vital services, combine our resources, invest in improving our homes and respond to the needs of tenants and communities.

3. What was the partnership process?

We started partnership discussions in 2025. We explored a partnership or merger with a number of different charities and housing associations. We took time to understand the differences and similarities between each charity. We looked for a good match with a partner who shared our values so we can stay true to our mission. We planned how to listen to tenants and use this feedback to shape how we operate going forward.

We will consult with tenants to inform the Partnership Plan for PBHA's Board to consider. We will also draft a business plan for approval by both Single Homeless Project and PBHA's Boards and lenders.

Resident voices will be central in this partnership, and it will be crucial to hear tenants' opinion before reaching a final decision. Throughout April and May 2026, we will engage with tenants through events, surveys, and tenant panels. We will listen to what is important for tenants in the new organisation, from the services we offer to what happens in tenants' homes and community.

4. What will happen next?

We plan to spend a lot of time talking to tenants, our partners and colleagues to find out what's important to you all, as we explore this partnership. What would you expect from the new organisation, and how we can meet that need. Consultation with tenants will start later in April 2026 with a series of meetings, opportunities to ask questions by email and complete online and in person surveys.