

Presentation

Environment, Economy, Housing & Transport Board

Tuesday 22 March 2022

11.00 am

Hybrid Meeting - 18 Smith Square and Online

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2. Council Housebuilding	1 - 12



LGA: Environment, Economy, Housing & Transport Board

Victoria Latham – *Deputy Director, LA Housing and Right to Buy*
22 March 2022



1. Current context
2. Looking back at the last year
3. Where we are going next
4. Answering your questions





Secretary of State has huge ambition

We need a fair and just housing system that works for all. The government are committed to delivering more genuinely affordable homes, radically improving housing quality, reducing homelessness, and supporting more first-time buyers onto the housing ladder.

This is essential for spreading opportunity and levelling up.

The Current Context



“We will take action on two fronts. First, building more housing in England, including more genuinely affordable social housing. Second, we will launch a new drive on housing quality to make sure homes are fit for the 21st century.”



1.6m
council homes



7% of the total
stock in
England



6900 homes in
20/21
(3,910 new
builds)



£8.4bn
turnover in
20/21



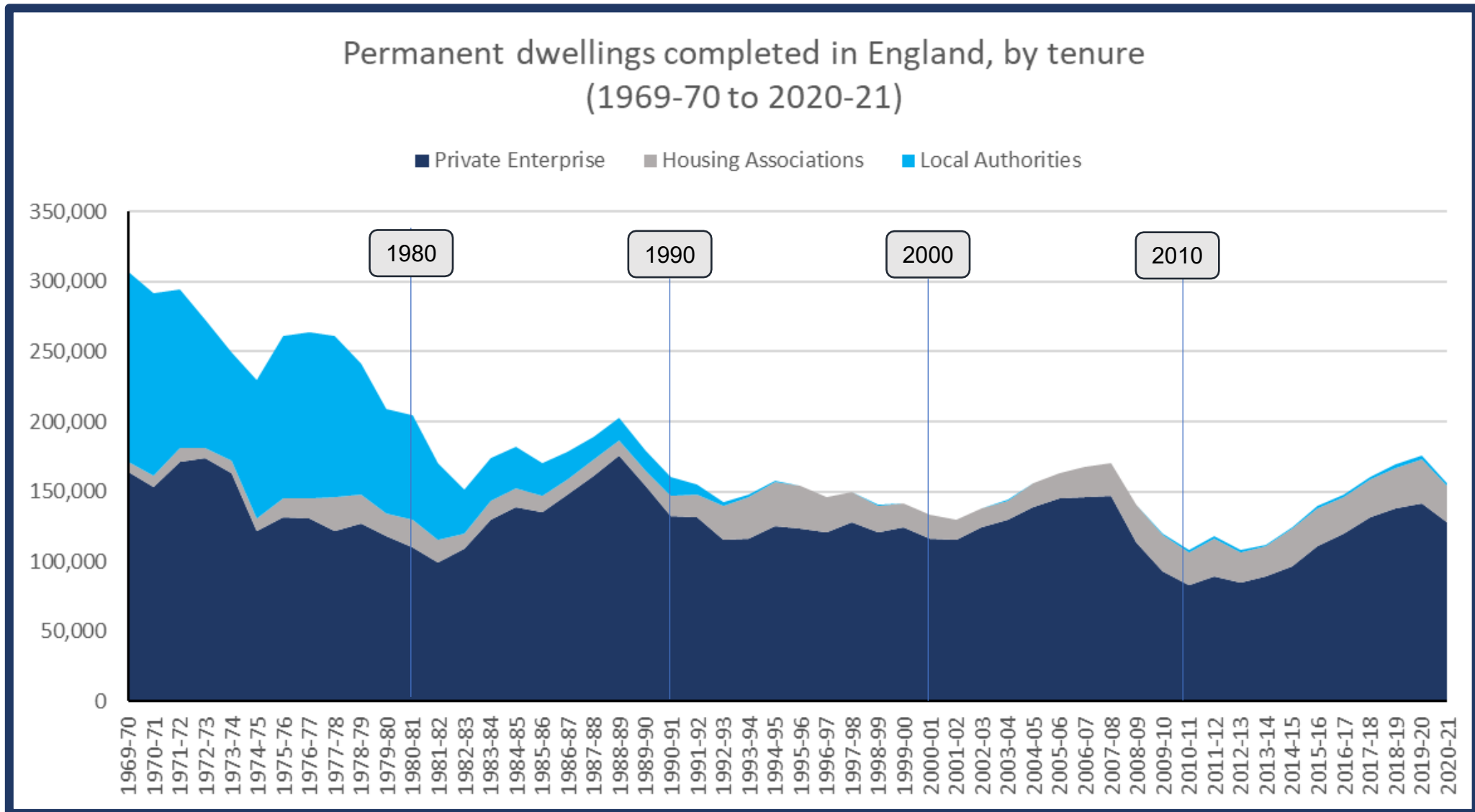
164
stock holding
councils



13% of all new
affordable
supply
in 2021/22

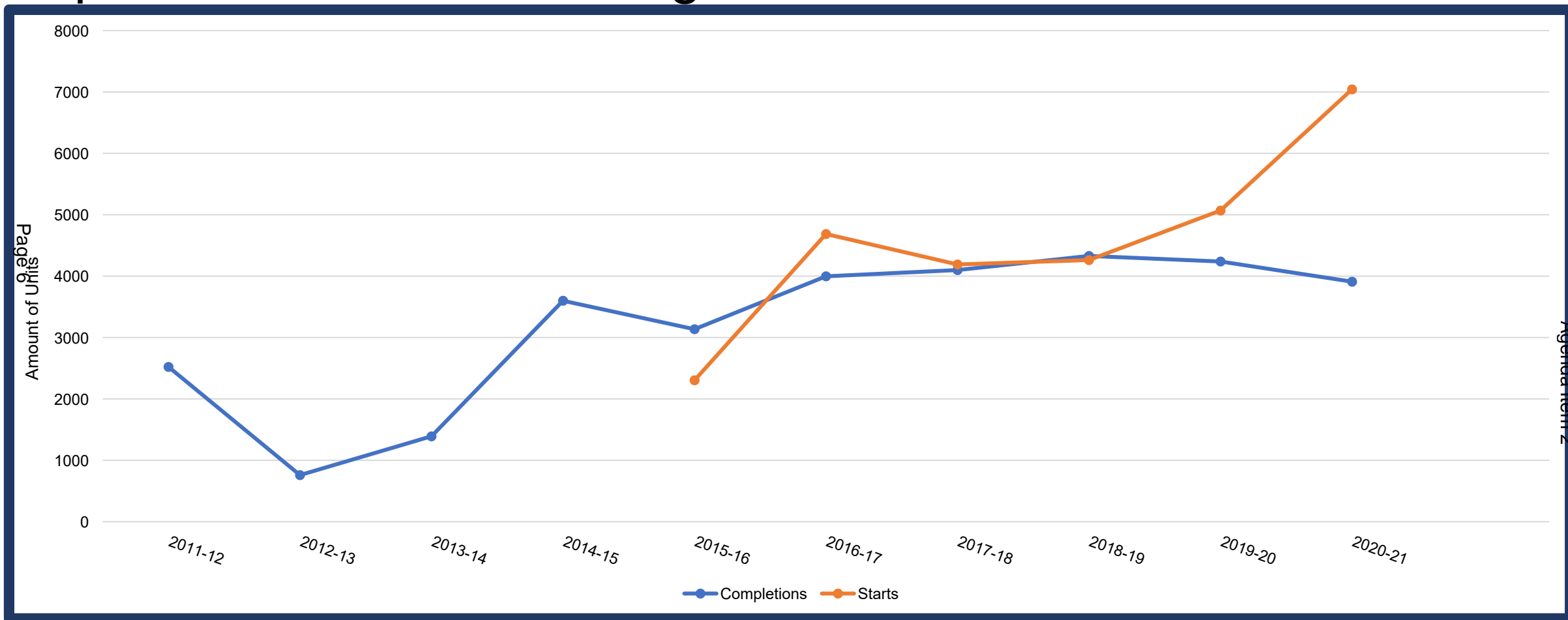
The Current Context







A positive effect on housing starts



Self-financing

HRA cap
abolished

RtB receipt
reform



Department for Levelling Up,
Housing & Communities

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Looking back at the last year



Agenda Item 2



Support continues to be available



£11.5bn Affordable Homes Programme



£3.8bn Social Housing Decarbonisation Fund



£400m ACM Cladding

What we've done this year

Action we have taken this year



Right to Buy receipt reforms



HRA Ring Fence Guidance



Annual Pooling



HE Local Government capacity centre launched



LA Housebuilding Survey 2021



What we've done this year

Right to Buy Receipt Reforms, 2021

Increasing the time limit for expenditure of receipts from three years to five

Increasing the proportion of development spending permitted to come from Right to Buy receipts from 30% to 40%

Allowing Right to Buy receipts to be used to deliver shared ownership homes and First Homes, should a local authority wish to do so

Setting a percentage cap on the use of Right to Buy receipts for acquisitions

Requiring yearly rather than quarterly pooling returns and payments





Where we are going next





There is a lot to look out for...

Social Housing Regulation

Affordable Homes Programme

Decent Homes Standard

**Engagement on the rent settlement
for 2025+**

**Social Housing Decarbonisation
Fund**

**Homes England's Local
Government Capacity Centre**

Levelling Up White Paper

We want to work closely with you all



Questions?