

29 January 2021

REPORT SUMMARY SHEET

WEST OF ENGLAND HOUSING DELIVERY STRATEGY

Purpose

This report is to seek approval of the draft West of England Housing Delivery Strategy – ‘A Strategy for Homes 2020-30’.

Summary

This report includes the following key information:

- Together, WECA and the West of England UAs are developing a long-term Housing Delivery Strategy which sets out our ambition, the role and remit of WECA in housing delivery and how we intend to deliver on this.
- Our ambition is to increase and accelerate delivery of new homes of all tenures, particularly Affordable Housing, to support priority locations where market failure either prevents housing coming forward quickly enough, or at all.
- By intervening at a strategic, regional level we intend to maximise the impact of aligning focus and resource, and by taking a strategic approach as a joined-up public sector we will deliver better outcomes for communities and better value for the public purse.
- The strategy sets out a route map for sites from land acquisition and/or assembly through to delivery and explains how the process will be streamlined and de-risked by taking a partnership approach to the process and by pulling in and coalescing the available funding.
- It is built around an initial funding package to 2023 of circa £40M from the WECA Investment Fund and a bid for £500K One Public Estate 8 funding (award in February 2021) and includes a suite of other interventions to be developed over time.

Impact of Covid-19 pandemic

The Combined Authority has actively reviewed its key activities and work programme to reflect changing priorities as a result of the Covid-19 pandemic. Specific issues relating to the Covid-19 situation that impact on or are addressed through this report are as follows:

- Increasing and accelerating provision of new homes will contribute positively to economic recovery by creating both direct and indirect jobs. Every £1 invested in construction of housing generates £2.84 in total economic activity.

- The proposals in the draft Delivery Strategy support the principles of clean and inclusive growth.
- Additional Affordable Homes delivered under the Strategy will provide high quality, affordable homes for people in housing need and will help towards alleviating homelessness.

Recommendations

The Joint Committee is asked to approve the draft West of England Housing Delivery Strategy.

Contact officer: Karen Ross

Position: Housing and Planning Team Manager, West of England Combined Authority

Email: karen.ross@westofengland-ca.gov.uk