

DLP BRIEFING NOTE 83

Prepared by
DLP Planning Ltd

February 2012





DLP Planning Ltd

Bedford
Sheffield
London
Bristol
Cardiff

Disclaimer

DLP Consulting Group Ltd, and its constituent companies disclaims any responsibility to the client and others in respect of matters outside the scope of this Report. This Report has been prepared with reasonable skill, care and diligence, is the property of DLP Consulting Group, and is confidential to the client, DLP Consulting Group Ltd accepts no responsibility of whatsoever nature to third parties, to whom this report has been provided.

HOUSING STRATEGY UPDATE FEBRUARY 2012

On 1st February 2012, Grant Shapps, the Housing Minister, gave a speech to Councils and the housing sector setting out the role housing is to play in the recovery of the economy and the progress to date of the Government's Housing Strategy. Grant Shapps said:

"The pattern of the past has been to produce endless policies and initiatives that simply gather dust on Whitehall shelves and lead to inaction and inertia. But with the Prime Minister putting housing centre stage on the road to economic recovery, I am determined that we shall not repeat these mistakes of the past."

Housing Strategy for England

The Housing Strategy for England was published less than three months ago on 21st November 2011, setting out a range of new and revamped measures to get developers building and the housing market moving again. The strategy focuses on offering incentives to those in the building trade, helping first time buyers and reforming the social rented sector.

Key Points from the update

NewBuy Guarantee Scheme

As of March 2012, the NewBuy Guarantee Scheme will be on offer to any UK citizen buying a newly built property with a value of up to £500,000 with only a 5% deposit.

Release of land for housing

Enough Government land has been identified for 80,000 new homes, with the Government claiming that this puts them easily on course to reach the target of enough land ready to be released for 100,000 new homes by 2015, especially if they work with organisations such as Network Rail, the Royal Mail and the BBC.

Growing Places Fund

As announced in the publication of the Housing Strategy, £500 million has been set aside to be spent on areas where lack of infrastructure is a barrier to development. Grant Shapps announced in his housing strategy update that 39 Local Enterprise Partnerships across Britain have been identified to benefit from the Growing Places Fund.

Get Britain Building Fund

£45 million from the £420 million 'Get Britain Building Fund' has already been set aside for 18 stalled building sites to get workers back on site. This is expected to enable 1,301 homes to be built.

Ending the tax on tenants

As part of a £19 billion deal, the Government will no longer be collecting social rent money from Councils to redistribute as the Government see fit. It is estimated that this will give Councils 15 per cent more money to spend on maintaining their housing stock.

DLP Planning Ltd has considerable experience of all aspects of planning for housing development and would be pleased to assist you if you have any further questions.

If you require more information or would like to discuss the issues mentioned in further detail please contact:

Bedford (Design)

3rd Floor
8 Goldington Road
Bedford
MK40 3LG
T 01234 261 266
F 01234 347 413

Bedford (Planning)

4 Abbey Court
Fraser Road
Priory Business Park
Bedford
MK44 3WH
T 01234 832 740
F 01234 831 266

Bristol

2A High Street
Thornbury
Bristol
BS35 2AQ
T 01454 410 380
F 01454 410 389

London

1st Floor Holborn Gate
330 High Holborn
London
WC1V 7QT
T 020 7849 6979
F 020 7203 6701

Cardiff

Sophia House
28 Cathedral Road
Cardiff
CF11 9LJ
T 029 2064 6810

Sheffield

11 Paradise Square
Sheffield
S1 2DE
T 0114 228 9190
F 0114 272 1947

BEDFORD

DLP Planning Ltd
4 Abbey Court
Fraser Road
Priory Business Park
Bedford
MK44 3WH

t 01234 832 740
f 01234 831 266

bedford@dlpconsultants.co.uk

DLP Design Ltd
8 Goldington Road
Bedford
MK40 3LG

t 01234 261 266
f 01234 347 413

bedford@dlp-design.co.uk

BRISTOL

DLP Planning Ltd
DLP Transportation Ltd
2A High Street
Thornbury
Bristol
BS35 2AQ

t 01454 410 380
f 01454 410 389

bristol@dlpconsultants.co.uk

CARDIFF

DLP Planning Ltd
28 Cathedral Road
Cardiff
CF11 9LJ

t 029 2064 6810

cardiff@dlpconsultants.co.uk

LONDON

1st Floor
Holborn Gate
330 Holborn Gate
London
WC1C 7QT

t 020 7849 6979
f 020 7203 6701

London@dlpconsultants.co.uk

SHEFFIELD

11 Paradise Square
Sheffield
S1 2DE

t 0114 228 9190
f 0114 272 1947

sheffield@dlpconsultants.co.uk

briefings

