
Barnsley Housing Strategy & Delivery Plan Update 2015/16



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Metropolitan Borough Council

Housing Strategy



- National Policies and Strategies
- Corporate Plan
- Housing, Health and Wellbeing
- Strategic Housing Studies
- New Local Plan



Key Objectives

1. To support new housing development which creates a thriving and vibrant economy
2. To ensure the design and delivery of new high quality, desirable and sustainable homes
3. To make best use of/improve existing housing stock in Barnsley
4. To develop strong, resilient communities
5. To support younger, older and vulnerable people to live independently



A New Strategic Framework for Housing



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1. To support new housing development which creates a thriving and vibrant economy

- Boost the supply of new homes to meet increasing demand
- Work with developers to make housing developments more economically viable
- Enable more people to buy homes on the open market
- Explore new funding delivery models to increase housing supply
- Work with partners to deliver more affordable housing
- Increase new build private rented homes to meet growing demand



Strategy Ambitions:

- *Build c.20,000 – 25,000 new homes*
- *Build 1,070 new homes per year*
- *Build c.150 affordable homes per year*
- *Increase supply of private rented homes*



2. To ensure the design and delivery of new high quality, desirable and sustainable homes

- Increase the number of larger (4 & 5 Bed) family / higher value homes
- Improve the range and quality of homes available to meet the changing needs of our residents
- Reduce carbon emissions from use of new housing
- Raise standards in the design and build quality for all new homes



Strategy Ambitions:

- *Build c.2,500 larger family / higher value homes*
- *Build c.500 homes for older & vulnerable people*
- *Achieve 15% Renewable Energy on new builds*



3. To make best use of improve existing housing stock in Barnsley

- Continue with a sustainable approach to maintaining council housing
- Help social tenants move to more suitable accommodation that meets their needs
- Reduce the number of homes that are empty for longer than 6 months
- Improve housing conditions and management standards in the private rented sector
- Improve energy efficiency of existing housing (through Better Homes Barnsley scheme)



Strategy Ambitions:

- *Maintain 100% of Council stock to Barnsley Homes Standard*
- *Bring c.300 long term empty homes back into use for affordable housing*
- *Eliminate Category 1 Hazards in private rented properties*
- *Improve the energy efficiency of up to 1,500 private sector homes*



4. To develop strong, resilient communities

- Provide early targeted support for households and families facing multiple problems
- Ensure that social housing is allocated fairly and provides homes to households most in need
- Give people a greater say in developing and delivering housing services
- Reduce the impact that poor housing has on health and well-being
- Address any barriers that may be hindering anyone from accessing suitable housing



Strategy Ambitions:

- *Deliver the Masterplan for Goldthorpe & the Wider Dearne*
- *Maximise customer profile data using CRM to target intervention*
- *Achieve 50% success rate for families on the Troubled Families programme*
- *Reduce number of households in fuel poverty*



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5. To support younger, older and vulnerable people to live independently

- Improve the range and options of supported accommodation
- Support young people to access housing and live independently
- Provide more choice and options to help vulnerable and older people live independently in their homes
- Ensure all people with learning disabilities previously placed outside of Barnsley are supported in affordable housing within the Borough
- Prevent and reduce homelessness through early intervention



Strategy Ambitions:

- Remodel accommodation and support for young people and develop a robust pathway
- Ensure extra care provision to ensure is fully integrated into the wider health and care pathways
- Access aids and adaptations across all tenures



Delivering the strategy

- *Strategy describes our ambitions for next 20 years*
- *4 Year Delivery Plans*
- *Build upon strong history of partnership working*
- *Long term housing needs and economic aspirations predicated on new Local Plan*
- *Continue co-operation with Leeds and Sheffield City Regions*
- *Monitor performance of the Delivery Plan via Strategic Housing Board (public and private sector)*



2015/16 Headlines

- Housing Growth - anticipating 650/800 target, but... 732 units granted via planning applications and circa 900 under construction!!
- Affordable Housing - 183 new affordable homes
- Council Housing Management - 5 year contract renewal with BH (89% Customer satisfaction, 98% rent collection, 96% decent)
- 19 long term empty homes returned to use
- Older and Vulnerable Persons Needs Assessment
- Housing Regeneration (Dearne Approach)
- Energy efficiency of 126 private sector homes improved under Better Homes Barnsley scheme



2016/17 Focus more on

- Housing Growth – Key regeneration schemes J36 & J37, alignment with employment and infrastructure
- Continue to find ways to deliver affordable housing for those who need it
- Direct Delivery – Longcar Lane development (32 units)
- HRA Residential Investment Fund to maximise housing growth opportunities (£14.3m)



And.....

- Energy Efficiency Programmes – deliver year 2 of Better Homes Barnsley scheme and finalise proposals for a (low cost) “Barnsley” energy tariff
- Increasing to number of empty homes returned to use
- Responding to Older and Vulnerable persons needs assessment
- Strengthening Housing and Health partnership to deliver better health outcomes on the front line and making better use of pooled resources



Thank You !

Any Questions ??



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