

Working in partnership to deliver affordable housing

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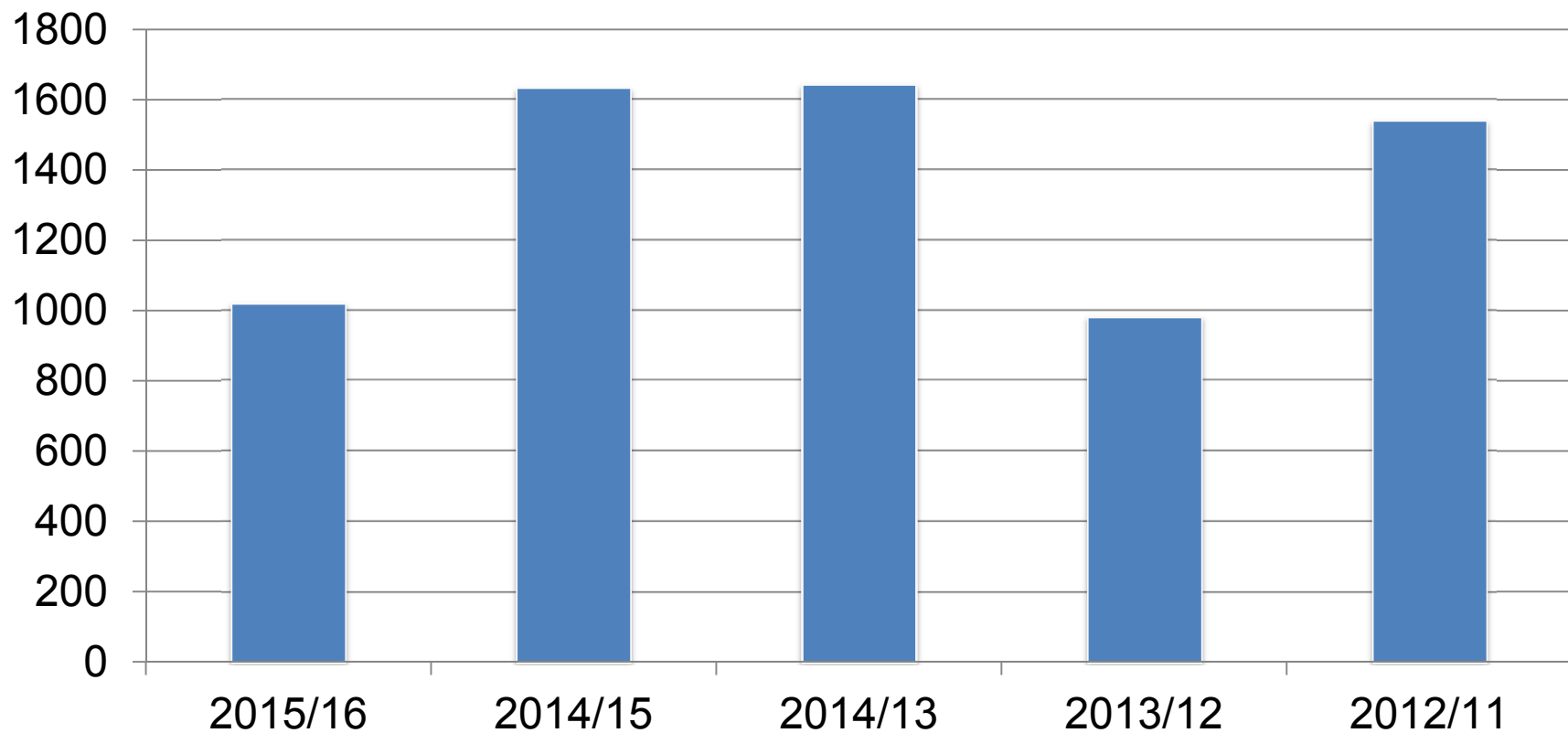


LANDOWNERS CAN PLAY DIFFERENT ROLES IN THE DELIVERY OF AFFORDABLE HOUSING

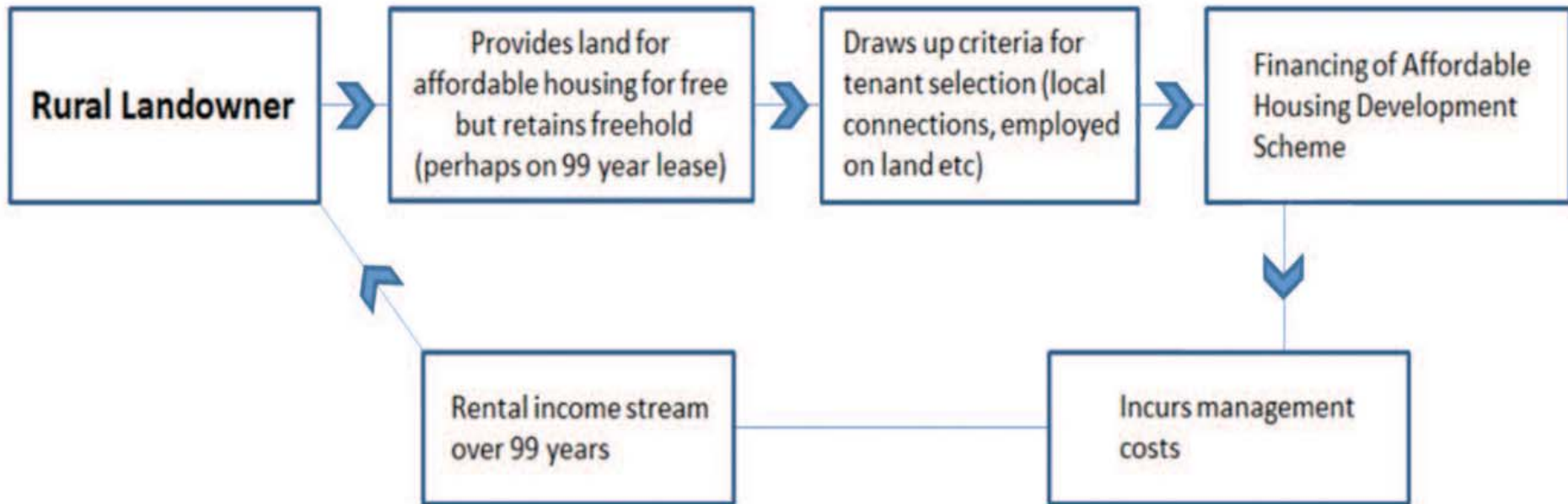
- Landowners can just provide the land
- Landowners can develop and manage the properties themselves
- Flexibility is the key

AFFORDABLE HOUSES ARE BEING BUILT

Number of affordable properties built on rural exception sites by year



MODEL ONE: RURAL LANDOWNER PROVISION OF AFFORDABLE HOUSING



BOLESWORTH ESTATE, TATTENHALL, CHESHIRE



BURWADSLEY COURT, BOLESWORTH ESTATE

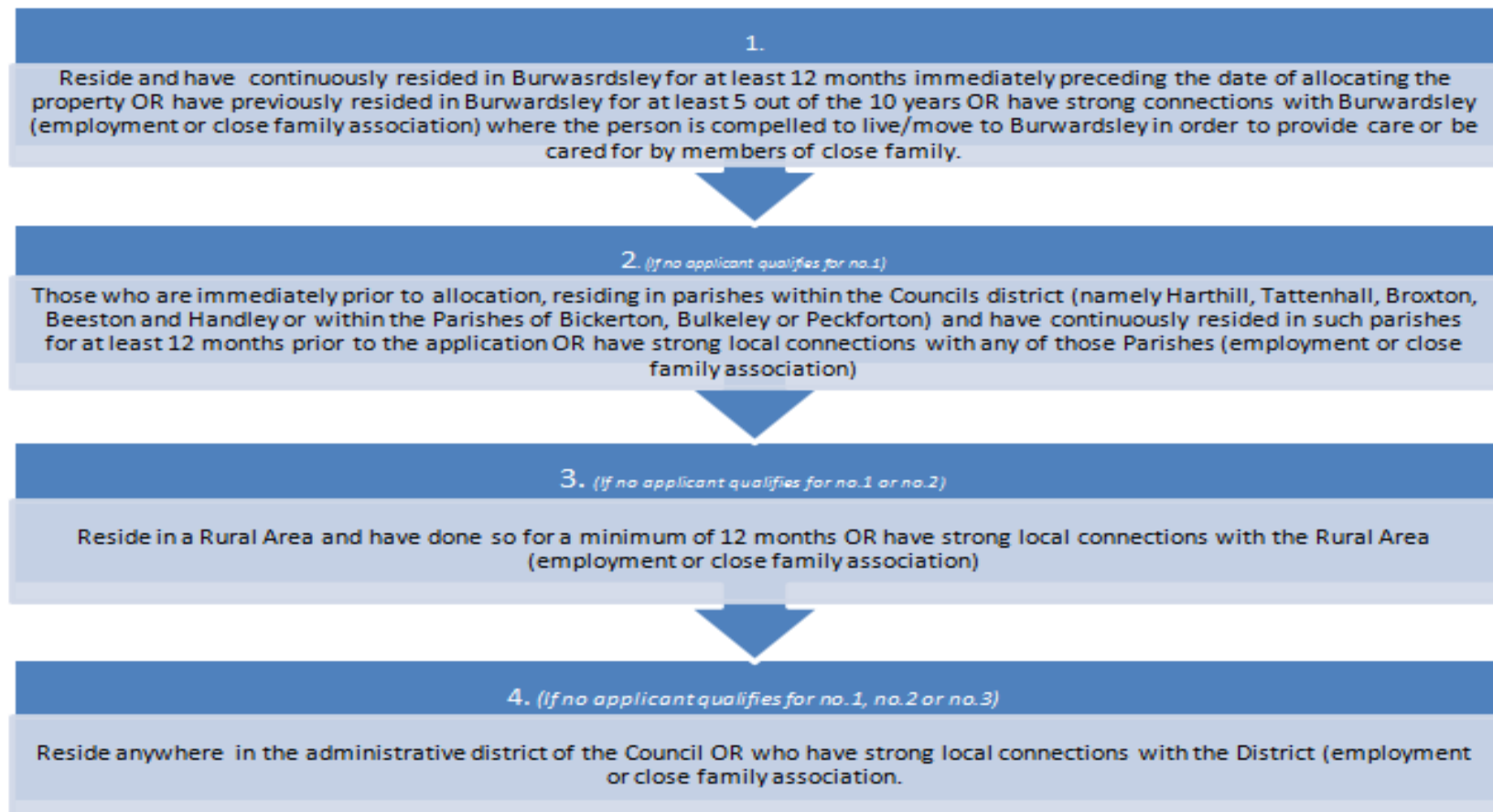


BURWADSLEY COURT, BOLESWORTH ESTATE

- Seven home scheme on a Rural Exception Site
- Four open market homes for rent and three let at an affordable rent
- The Estate was the first private landlord to be considered as a Registered Social Landlord (RSL) equivalent
- Innovative Section 106 drafting to ensure the properties serve local need

ALLOCATION OF AFFORDABLE HOMES

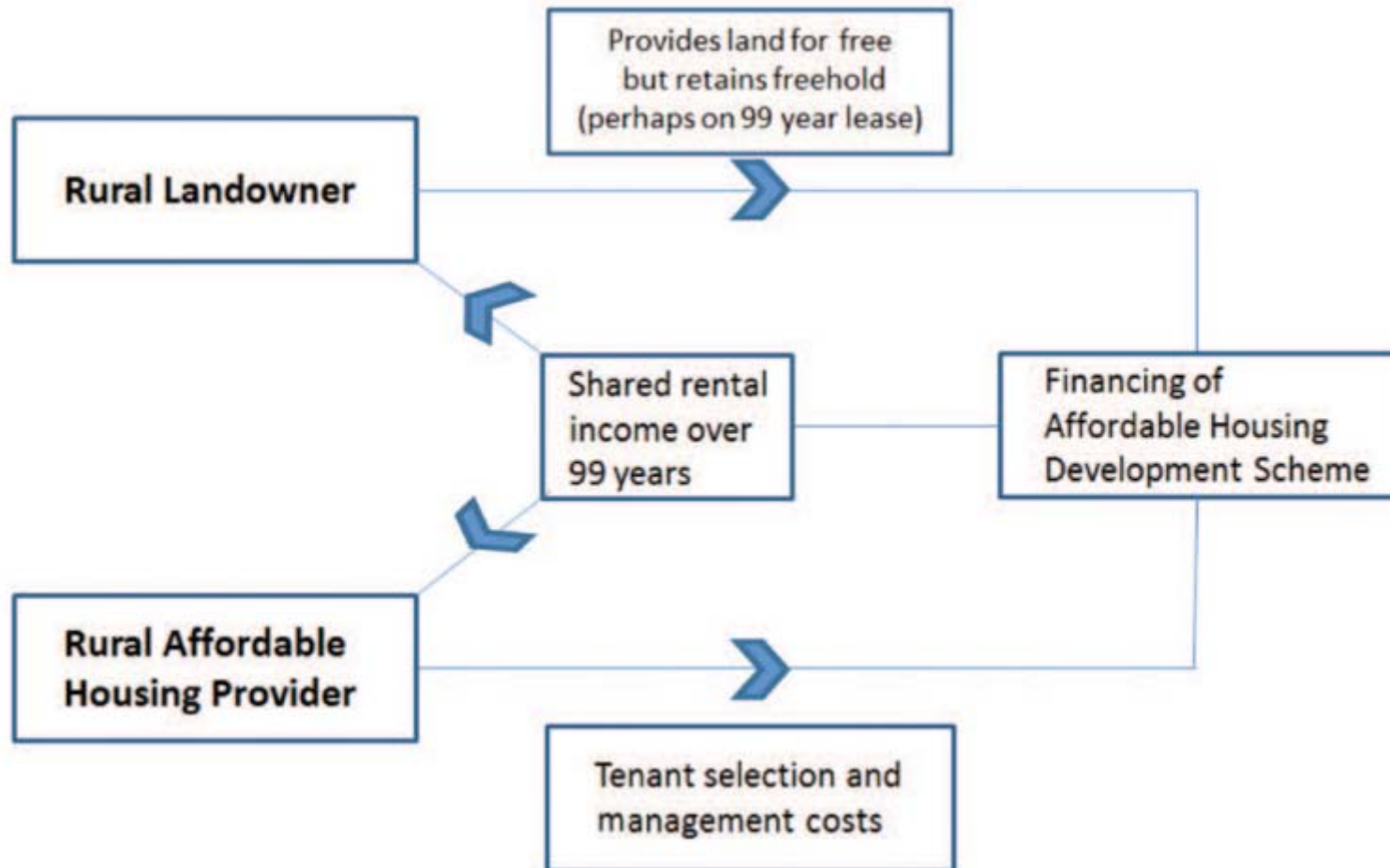
Each Affordable Home will be allocated to persons who are considered to be in 'Housing Need' Registered on the Councils Housing Register, and comply with the following criteria:-



NINA BARBOUR, OWNER AND MANAGING DIRECTOR AT BOLESWORTH:

'I think estates in general have a huge role to play in delivering rural affordable housing. Through their long-term stewardship and by being part of the community they are able to deliver where mass market developers cannot. I think that landowners in particular understand a 'sense of place' and how important it is to ensure that local people have the opportunity to remain in their area.'

MODEL TWO: INVOLVING A RURAL HOUSING PROVIDER



PATRICK FAIRCLIFFE AND HASTOE, BURWELL,
CAMBRIDGESHIRE



BURWELL, CAMBRIDGESHIRE

- Originally an eleven home scheme on a Rural Exception Site
- Landowner not directly involved in the management or selection of tenants
- Further housing need and support for new housing from the Parish has led to additional development

ADDITIONAL POINTS TO CONSIDER

- Community Support
- The Right to Buy

CONCLUSION

- Challenge Conventional Thinking
- Cross subsidy
- Landowners acting as RSL equivalents
- Share Knowledge

THANK YOU

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