**Waltham Forest’s Affordable Housing Commission**

Session 3 agenda

5-7:30 pm Thursday 16th March 2023

Microsoft Teams

**Attendees**

|  |  |
| --- | --- |
| **Commission members** | **Council representatives** |
| * Geeta Nanda OBE (Chair) * Fred Angole * Nicola Mathers * Janice Morphet * Gavin Smart * Melissa Tettey | * Cllr Ahsan Khan, Deputy Leader and Cabinet Member for Housing & Regeneration * Stewart Murray, Strategic Director – Economic Growth & Housing Delivery * Sarah Parsons, Assistant Director – Place & Design * Joe Garrod, Corporate Director - Housing * Jon Lloyd, Corporate Director – Strategy and Change * John Coker, Assistant Director - Housing Strategy * Charlie Conyers, Head of Income and Lettings   **External witnesses**   * Will Temple – Senior Consultant, PRD |

**Apologies**

* Rob Perrins
* Nick Bowes

**Session focus**

**Exploration of how we can make the greatest impact for residents:**

This session will focus on thinking about how the Council can ensure affordable homes go to those who need them the most, and that the benefits of housing delivery for communities are maximised.

**Papers**

1. Lines of enquiry and additional evidence from session 2
2. Waltham Forest’s housing evidence-base – Looking at who has benefitted from affordable housing delivery, and at wider economic, environmental and social impacts of housing
3. Waltham Forest Council’s allocation policy for social housing
4. Intermediate Tenures and other forms of housing
5. Lettings Waltham Forest – Waltham Forest Council’s private lettings agency
6. Overview of major community projects and infrastructure financed by S106 Contributions and the Neighbourhood Community Infrastructure Levy (NCIL)

**Agenda**

|  |  |  |  |
| --- | --- | --- | --- |
| **Timing** | **Item** | **Purpose** | **Lead** |
| 5 – 5:10 | Welcome and Introductions | * Brief introduction of the focus for the session | Geeta Nanda OBE (Chair) |
| 5:10 – 5:35 | Review of the evidence – *What does local qualitative and quantitative evidence tell us about who has mostly benefitted from affordable housing delivery? What have the economic, environmental and social impacts of housing development been?*    **Paper 2** | * Presentation by PRD of the relevant evidence on today’s topic * Questions and clarifications, on evidence * Identification of further information required | Will Temple – Senior Consultant, PRD |
| 5.35 – 6:00 | Expert 1 – Charlie Conyers, Head of Income and Lettings  Expert 2 – Sarah Parsons, Assistant Director – Place & Design  **Paper 3 & 4** | * Targeting the allocation of affordable housing in the borough: * Overview of Waltham Forest Council’s Social Housing Allocation Policy and the rationale for it * Summary of intermediate tenures housing schemes | Charlie Conyers, Head of Income and Lettings  Sarah Parsons, Assistant Director – Place & Design |
| 6:00 - 6:10 | Comfort Break |  |  |
| 6:10 -7:15 | Discussion – locking down on the emerging recommendations from the Commission  **(Paper 1)** | * Considering all the evidence heard by the Commission so far, which of the lines of enquiry should be taken forward? * Are there recommendations we can formulate now? * What further information or evidence is needed? | Geeta Nanda OBE (Chair)  All |
| 7:15 – 7:30 | Closing | * Closing reflections on the emerging recommendations * Focus of the next session will be on *finalising the recommendations.* | Geeta Nanda OBE (Chair) |