

Non-Executive Report of the:  <b>COUNCIL</b>  19 <sup>th</sup> January 2022	 <b>TOWER HAMLETS</b>
<b>Report of:</b> Janet Fasan, Director of Legal and Monitoring Officer	<b>Classification:</b> Unrestricted
<b>Motion for debate submitted by the Administration</b>	

<b>Originating Officer(s)</b>	Matthew Mannion, Head of Democratic Services
<b>Wards affected</b>	All wards

## SUMMARY

1. Council Procedure Rule 11 allows for time at each Ordinary Council meeting for the discussion of one specific Motion submitted by the Administration. The debate will follow the rules of debate at Council Procedure Rule 13 and will last no more than 30 minutes.
2. The motion submitted is listed overleaf. The Administration Motion is submitted by the Labour Group.
3. Motions must be about matters for which the Council or its partners has a direct responsibility. A motion may not be moved which is substantially the same as a motion which has been put at a meeting of the Council in the previous six months; or which proposes that a decision of the Council taken in the previous six months be rescinded; unless notice of the motion is given signed by at least twenty Members.
4. Notice of any proposed amendments to the Motions must be given to the Monitoring Officer by Noon the day before the meeting.

## MOTION

Set out overleaf is the motion that has been submitted.

## **7 – Administration Motion for Debate - Housing Delivery**

Proposer: Councillor Danny Hassell

Seconder: Mayor John Biggs

### **This Council notes that:**

1. The housing crisis is the greatest challenge facing London today. Having an affordable, secure home is difficult for many people due to rising private rents and a lack of genuinely affordable homes.
2. That the population in the Tower Hamlets borough is one of the fastest growing in London.
3. As of 6<sup>th</sup> December 2021, Tower Hamlets Council has delivered the following:
  - a. 827 new homes. – completed and occupied. These are a combination of new build and purchases.
  - b. 224 new build homes are on site and under construction.
  - c. 184 new build homes awaiting contractor appointment, finances approved and planning secured.
4. Additionally, we are working on the next phase of new council homes, including:
  - a. 42 homes with planning permission secured and funding being finalised.
  - b. 451 mainly new build homes have been allocated funding and are moving towards planning permission
  - c. 318 further homes are in the pipeline or in appraisal.
5. In total this would total 2,046 additional council homes
6. The successful securing of £32m in grant funding from the Mayor of London's Affordable Housing Programme to fund an additional 194 new homes for social rent in the borough.
7. The introduction of a local lettings plan where 25% of completed homes can be let to households on the Common Housing Register who already live on the estates where the new homes are built: for example; Jubilee Street.
8. The development and launch of the Intermediate Housing Register of Interest (launched 1<sup>st</sup> October 2021), which will give initial priority and access to local residents for all new intermediate housing in the borough.
9. The approval of the 'Affordable Self-Build' Programme with the first 2 of 4 sites having been awarded to the community self-build groups.
10. Since 2015/16 to December 2021, registered providers have delivered over 5,900 new affordable homes in the borough.
11. The housing revenue account is used to fund new homes, but also manage current housing and deliver improvements to existing council homes.

### **This Council believes that:**

1. That Tower Hamlets is on the frontline in the battle to tackle the capital's housing crisis, and is working with the Mayor of London to do our bit to help solve it.
2. We should continue to work with registered providers to deliver good quality and affordable homes for residents.
3. Whilst there have been some changes to the use of 'Right to Buy' (RTB) receipts, councils should be permitted to allocate 100% of receipts to deliver new council housing and also combine RTB receipts to other grant funding for schemes.
4. The government should provide sufficient funding to councils and other housing associations to meet targets on carbon neutral homes and to address fire and building safety, helping reduce the pressures on funding available for building new homes.

5. We need genuinely affordable homes developed with the right infrastructure.

**This Council resolves:**

1. To share this motion with the Secretary of State for Levelling-Up, Communities and Housing to share the good work that the Council is doing to provide housing in the borough and to call for the Government to work with all Local Authorities to help resolve the housing crisis once and for all.
2. To lobby for changes to use of right to buy receipts and for funding to support councils and housing associations to deliver new homes and improve the quality of their existing stock.
3. To continue to work with the Mayor of London and the Deputy Mayor for Housing to ensure more genuinely affordable housing is built for those in need.
4. To support the Mayor and Cabinet in ongoing work to deliver more genuinely affordable homes and the vital infrastructure that must go alongside housing.