

## Local Government and Communities Committee

### Strategic Housing Investment Plans

#### Response from Fife Council

Dear Sir

Apologies for missing the deadline for Fife's response to the Committee. Hopefully, the following will prove of use to the Committee's deliberations.

**Q1. How you decide on the number of specific house type, house sizes and tenures that will be delivered in your area (which may either be detailed in your SHIP or decided at a later date).**

The Fife Housing Needs & Demand Assessment (HNDA) sets out requirements in regards to house types (i.e. specific needs and general needs) and tenures which are translated into targets in the LHS. House sizes are decided by undertaking an assessment for each specific site to determine a housing mix using a range of housing data including: the HNDA; housing list; existing stock and turnover. This also usually involves consultation with local area housing staff and specific needs housing teams on the proposed housing mix. The site characteristics and proposed built form will have a bearing on what can be achieved in regards to housing mix (e.g. flatted town centre development or low rise one and two storey housing).

**Q2. How you monitor and evaluate whether the SHIP, and the projects finally delivered, meets the requirements and needs of the local area and also contribute to the Scottish Government's target of 50,000 affordable homes by 2021.**

In Fife outputs are monitored through the SHIP process and on-going programme meetings. Data is recorded (on excel spread sheet) for every site including: number of new homes delivered; date of completion; tenure; split between specific and general needs and size of properties built.

The number of affordable homes delivered in each of 10 LHS Areas in Fife are also monitored with the output measured against a local indicative affordable homes target for that area which is derived from the HNDA. Future new build programmes would look to try and prioritise areas, through SHIP scoring, where delivery has not matched the local affordable housing need. In due course the impact of any new build affordable housing delivered are evaluated through future HNDAs, with any new affordable supply being included in future assessments as 'available' affordable homes the actual number available being subject to levels of turnover.

All units delivered benefit from funding from the Affordable Housing Supply Programme and therefore, by definition, are affordable and all contribute to the 50,000 homes target.

The above information is reported to committee and Scottish Government at programme meetings.

Yours sincerely

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