

#WeAreHomesEngland

We are
Homes England

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and Design.**

#WeAreHomesEngland

Planning in an age of uncertainty

Homes England; Supporting Housing
Development

Background

- We were first referenced in Government's Housing White Paper in February 2017
- Chancellor Phillip Hammond included us as part of the November 2017 budget
- We launched in January 2018 at Alconbury, Cambridgeshire



Homes
England

We have a big role to play

Our investment in supply and interventions in the market will help deliver 300,000 homes a year by the middle of the next decade.





This government is determined to build the homes our country needs and help more people get on the housing ladder. Homes England will be at the heart of leading this effort.

Sajid Javid MP

Secretary of State for Housing, Communities and Local Government

#WeAreHomesEngland

To meet our goals,
things will have to
change.



What's different?

Speed

We will act differently from our predecessor to accelerate the supply of new homes and address affordability issues.

Resources

We will use our land, finance and expertise to expand the delivery of affordable new homes and connect ambitious partners to remove barriers to house building.

Quality

We will take the lead in delivering better quality homes and great places that set the bar high for others.

What's different?

Bespoke approach

We will offer a bespoke mix of direct capital grant and financial transactions to move supply.

Commercial

We will develop a new commercial approach to acquiring and developing land in areas of high demand.

Powers

If needed, we can also use our planning and compulsory purchase powers to help willing partners build more homes more quickly.

We have three initial priorities

Continue
delivery of
our existing
programmes

Accelerate
housing
delivery over
the next few
years

Build a new
organisation capable of
responding to the long-
term housing
challenges facing this
country

We want to disrupt the market

We need to increase the number of people building homes, particularly SMEs and companies using Modern Methods of Construction.



Investment

- Home Building Fund
£4.5bn – loans supporting SMEs
- Housing Investment Fund
£5bn – Capital Grant
Marginal viability
Forward Fund
- Help to Buy



Priory Hall Retirement Village, Halstead

Planning

- Proactive and 'muscular'
- Using our Planning powers
- CPO



Hardingstone, Northampton

Placemaking

- Current policy changes
 - NPPF Consultation
 - Planning Delivery Fund
- Renewed focus
- Homes England Design Quality



Places

- 'Coalition of the Willing'
- Outcomes not programmes
- Land Assembly Fund for strategic sites



Thanks

Any questions?

Get in touch if you'd like to talk in more detail.

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