

ROCHFORD DISTRICT HOUSING NEEDS SURVEY

1 SUMMARY

- 1.1 To inform Members of the key findings of Rochford's Draft Housing Needs Survey completed in December 2004.

2 BACKGROUND

- 2.1 The Thames Gateway South Essex Housing Sub-Group comprising Rochford, Basildon, Southend, Thurrock and Castle Point Councils commissioned specialist consultants, David Couttie Associates (DCA), to undertake a sub-regional Housing Needs Survey and Market Assessment in September 2004.
- 2.2 Both Rochford and Thurrock's previous Housing Needs Surveys were outdated, having been completed in 1999 and 2000 respectively and DCA were asked to carry out detailed local surveys for these two Authorities. The remaining three Authorities received desktop updates.

3 SURVEY METHODOLOGY

- 3.1 The survey was undertaken through:
- A postal questionnaire to 10,650 households in 19 wards across the District.
 - Face to face interviews with 250 households in the District utilising the same questionnaire as the postal survey.
 - A housing market survey utilising the Land Registry and Halifax House Price databases and a telephone survey of estate agents on the supply and cost of private rented housing.
 - Secondary data analysis drawing upon Housing Investment Programme and Housing Register data on the flow of social stock and need; the 2001 census, household and population projections and other national research.

4 SURVEY FINDINGS

- 4.1 David Couttie, the Managing Director of the consultancy, has been invited to this Committee to present the key findings of the study and answer any Members' questions.
- 4.2 A full copy of the draft report has been sent to all Members under separate cover.
- 4.3 The results of the survey are of major importance to planning and housing policies in this District. Work to develop policies that respond to the issues

raised by the survey will be needed over the coming months and years. The information from the survey will also be of importance in the housing options appraisal process.

5 RECOMMENDATION

5.1 It is proposed that the Committee **RESOLVES**

- (1) That the findings of the housing needs survey and housing market assessment be accepted.
- (2) That the findings be referred to the Rochford Housing Options Appraisal Board.

Graham Woolhouse

Head of Housing, Health and Community Care

Background Papers:-

None

For further information please contact Alex Coulson on:-

Tel:- 01702 546366 Ext. 3326

E-Mail:- alex.coulson@rochford.gov.uk