

## **HO11 response from Cllr Jackie Whiteley 170616**

**From:** Jackie Whiteley

**Sent:** 17 June 2016 09:50

**To:** Tony Blackburn

**Cc:** Cllr Dale Smith; Cllr Gerry Barker

**Subject:** RE: Bradford Core Strategy Examination HO11 Policy

Dear Tony

I wish to make the following comment.

Affordable Housing is an important issue in Wharfedale Ward where I am a Ward Councillor because house prices are well above average and because new homes are out of reach of first time buyers. I agree strongly that the number of affordable houses in my area should be increased in line with government policy, however, I wish to make the following important point.:

It has been the practice in Bradford to allow developers ( for various reasons) to commute an amount of money to the Council when they do not intend to deliver the affordable housing on a site. I would strongly urge the inspector to ensure that the actual affordable housing is delivered where it is intended. I feel this is particularly important in the current climate where funding to Housing Associations and the like is not as freely available as it once was. As a Councillor I am aware for example, that In Communities has pulled out of several schemes because it cannot access funding in the way, and at the same cost, that it once did. Having an amount of money commuted to the Council does not help residents in my ward where house prices are much higher than the national average and money given to Bradford Council will be spent where the Council sees fit and may not be spent in my ward.

I hope that it clear. It would be preferable to say that the housing has to be built and provided as affordable housing or to say that any commuted monies must be spent in the ward.

I have copied my ward colleagues in for clarity.

Regards

Jackie Whiteley

Ward Councillor Wharfedale Ward.