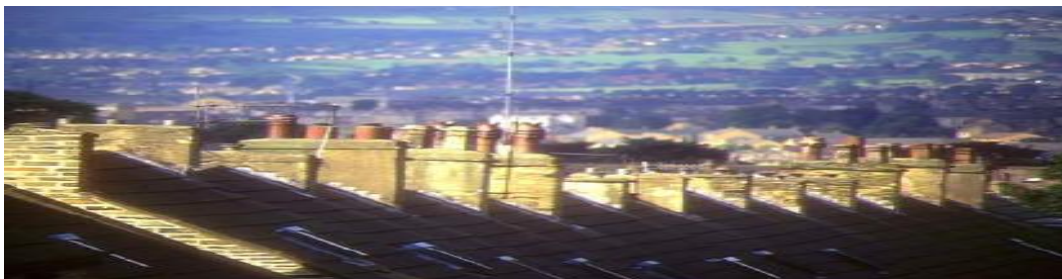


A Green Manifesto for Bradford District



Housing and Homelessness



Shipley Green Party
April 2010



www.shipleygreenparty.org.uk



Housing and Homelessness

The issue

The Green Party believes passionately that everyone should have the right to a decent home, regardless of income. Affordable secure accommodation is a basic human need and housing policies need to be managed through local democratic control.



The Green Party seeks a balanced mix of housing tenures that meet the diverse needs of the community. These include individual and shared home ownership, leasehold and others, with an emphasis on local provision for local needs, more decentralised forms of housing management and the empowerment of tenants.

In Bradford

On average, sixteen people compete for every available property on Homehunter and it is almost impossible to get better housing unless families and individuals can have priority listing. Every year there are nearly 3000 new homeless applications. We need to ensure there is a good balance of suitable housing available, including via Incommunities, housing associations and privately owned and privately rented accommodation. Home ownership is out of the reach for many people and we need to ensure that Incommunities in particular is accountable to the people of this district.

Our green councillors have:

- ▶ promoted home energy efficiency by publicising home insulation and improvement schemes;
- ▶ compelled the Council's Regeneration Committee to consider a report on the effective and speedy delivery of home repairs;
- ▶ worked in committee to improve Section 106 funding for community improvements and for affordable housing within new housing developments;
- ▶ supported local voluntary groups working with the homeless such as the Soup Run and Nightstop;
- ▶ supported the improvement of private rented housing through our successful council motion to register and monitor private landlords in houses of multiple occupation;
- ▶ monitored planning at many different levels to ensure that regulations are not contravened and the local environment despoiled by inappropriate developments;



**Carbon neutral housing
is not science fiction**



- ▶ campaigned to improve delivery of the housing benefits system;
- ▶ encouraged Incommunities to tackle their repairs backlog more quickly and to improve the availability of housing across the district.

What would a Green Council do?

In addition to continuing many of the strategies outlined above, a green council would:

- ▶ seek to restrict the size of housing associations and democratise them with a fundamental shift in power in favour of tenants;
- ▶ encourage the establishment of housing cooperatives as effective providers of low cost housing with good participation by tenants;
- ▶ encourage self-build schemes;
- ▶ seek to reduce the number of empty properties in the district;
- ▶ support a variety of properly funded hostels, sensitively located;
- ▶ increase the availability of 'move on' second stage accommodation for people in hostels;
- ▶ consult homeless people about the services they need;
- ▶ protect the interests of those who choose to live a low-impact or travelling lifestyle;
- ▶ introduce a voucher scheme whereby members of the public can buy vouchers to give to homeless people in the district to be used as payment at night shelters;
- ▶ establish an independent refugee centre;
- ▶ ensure that legal agreements (Section 106) made between Bradford Council and developers maximise opportunities for affordable housing;
- ▶ provide additional resources for mediation support for tenants, landlords and neighbours in dispute;
- ▶ encourage Incommunities to provide adequate community facilities in areas where there is a significant proportion of Incommunities -leased properties;
- ▶ encourage long-term planting schemes and homezoning on estates to improve their environments;
- ▶ appoint a homezones officer to provide a focal point for residents interested in this type of living space redevelopment.