



Consultation on Local Lettings Policy for New Build in Broadleas, Bramley

Report of Findings February 2017

1 Introduction

Over the next three years, the Council House Growth Programme will deliver over 1,000 new properties. 24 houses on the Broadlea site are due to be handed over in September 2017. In January 2017 Housing Leeds sent out 200 survey questionnaires collecting views and opinions from current and prospective tenants about the local lettings policy for these properties.

2 Survey Sample

54 tenants and residents completed the consultation questionnaire. The breakdown of response by method is detailed below:

3 Report Findings

The consultation has found that respondents feel that preference for housing offers should be given to Leeds City Council tenants living in the Bramley and Stanningley ward (79%) and the LS13 area (72%) and other applicants with a local connection to the Bramley and Stanningley (81%) or the LS13 area (72%), who have a good tenancy record (89%).

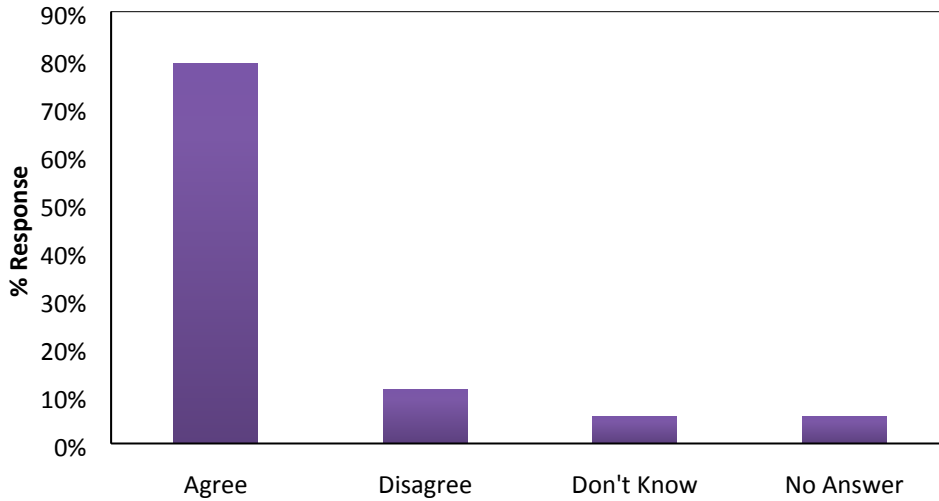
Preference should also be given to members or former members of HM Armed Forces (69%) followed by people by families with dependent children living in flats (67%) then people living in overcrowded conditions (67%). Just above half of the respondents felt that people living in a home too big for their need should be given preference 52% to for homes in the area.

4 Consultation Questions

The first question ***“Do you agree that the following groups should be given preference for offers of new flats and houses (tick all that apply)”*** was broken down into 9 sections (labelled 1.a – 1.i) and participants were asked if they agreed that preference for housing should be given to certain types of applicants (labelled 1j and 1k).

1.a LCC tenants living in the Bramley and Stanningley ward

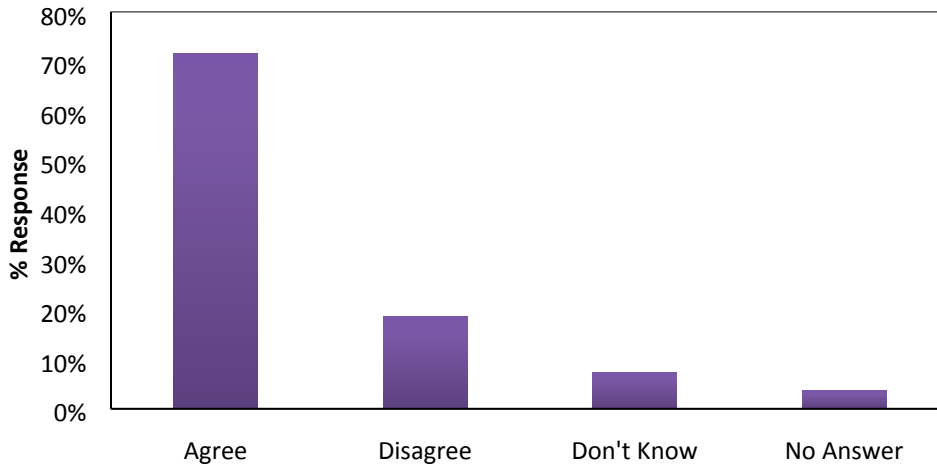
1.a Leeds City Council tenants living in the Bramley and Stanningley Ward



	Agree	Disagree	Don't Know	No Answer
Responses	42	6	3	3
% Response	79%	11%	6%	6%

1.b Leeds City Council tenants living in the LS13 area.

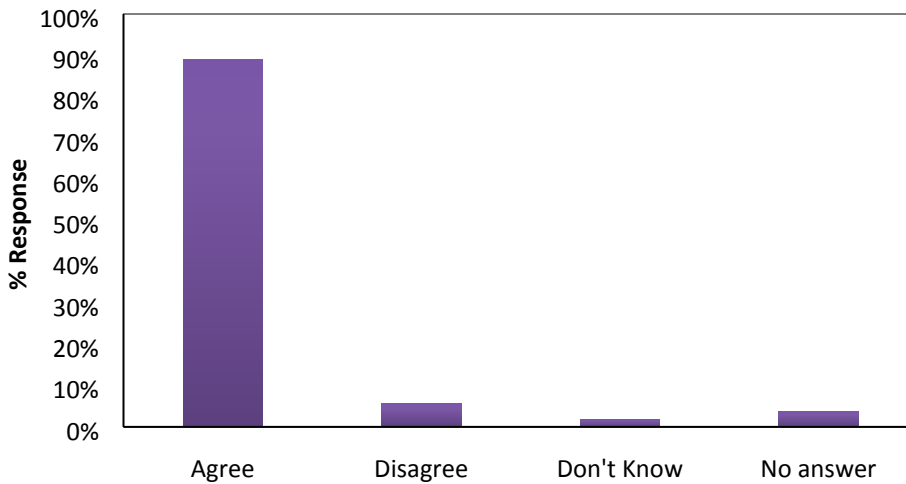
1.b LCC tenants living in the LS13 area



	Agree	Disagree	Don't Know	No Answer
Responses	38	10	3	2
% Response	72%	19%	6%	4%

1.c Applicants who have a good tenancy record

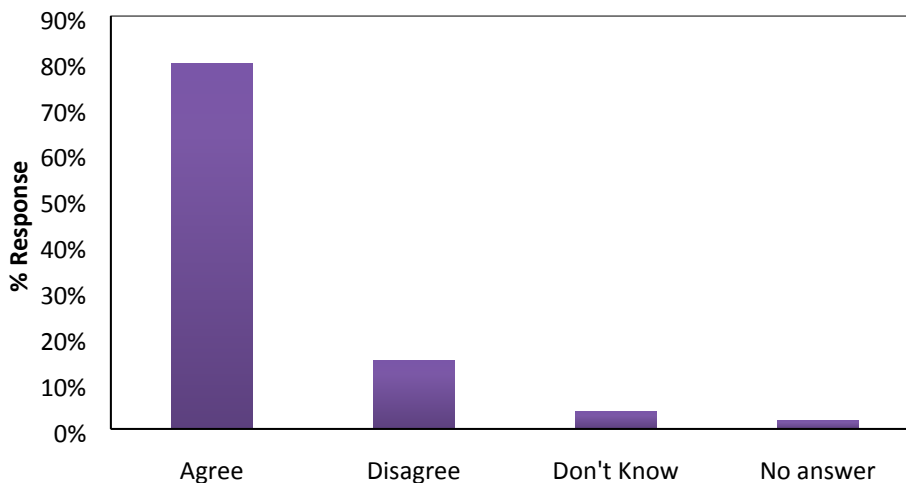
1.c People with a good tenancy record



	Agree	Disagree	Don't Know	No answer
Responses	48	3	1	2
% Response	89%	6%	2%	4%

1.d People with a local connection to the Bramley and Stanningley ward

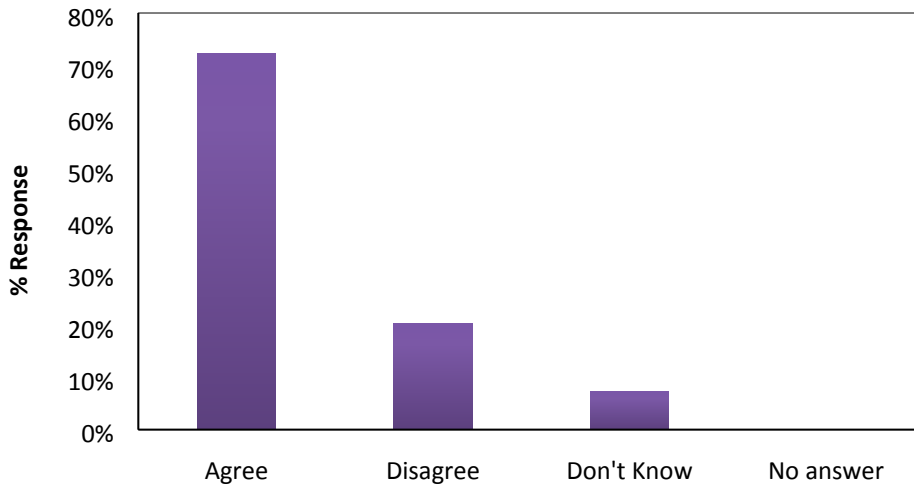
1.d People with a local connection to the Ward area



	Agree	Disagree	Don't Know	No answer
Responses	43	8	1	1
% Response	81%	15%	2%	1.9%

1.e People with a local connection to the LS13 area.

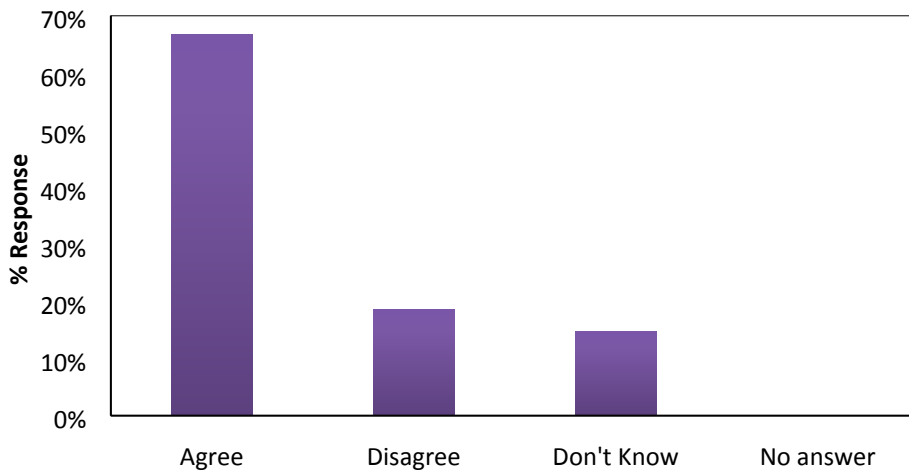
1.E People with a local connection to the LS13 area



	Agree	Disagree	Don't Know	No answer
Responses	39	11	4	0
% Response	72%	20%	7%	0.0%

1.f People living in overcrowded conditions.

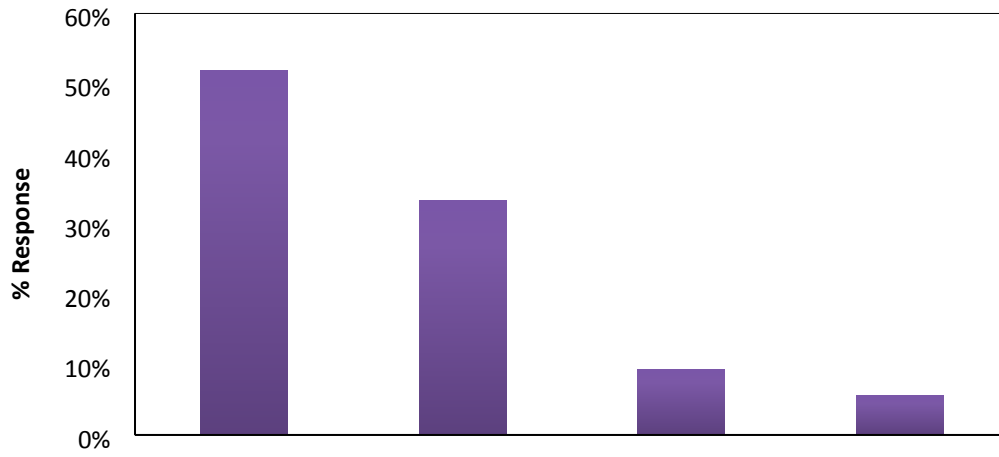
1.f People who are living in overcrowded conditions



	Agree	Disagree	Don't Know	No answer
Responses	36	10	8	0
% Response	67%	19%	15%	0%

1.g People living in a home too big for their need

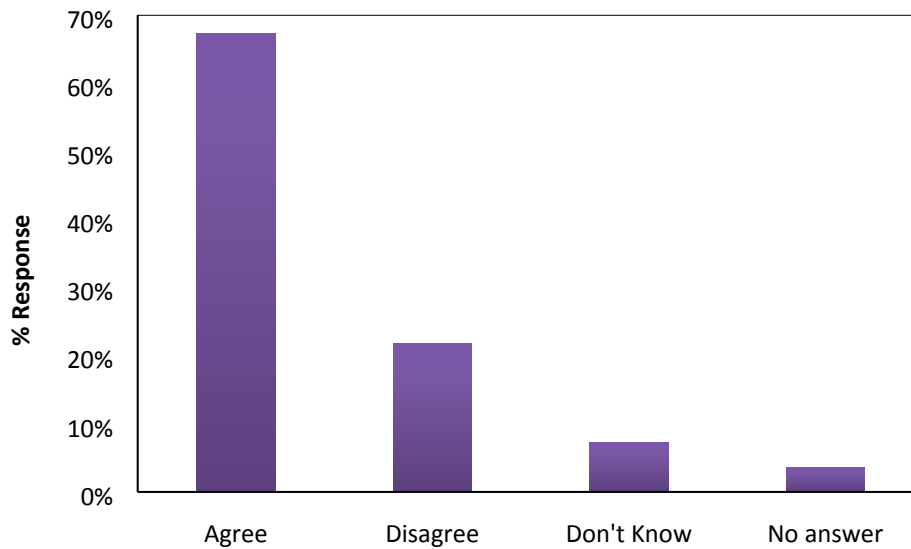
1.g People living in a home too big for their need ?



	Agree	Disagree	Don't Know	No answer
Responses	28	18	5	3
% Response	52%	33%	9%	6%

1.h Families with dependent children living in flats.

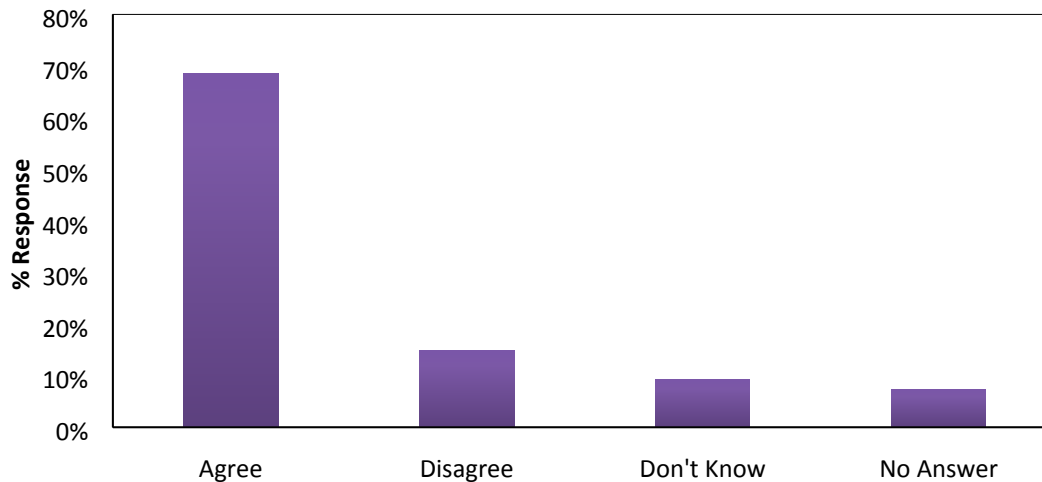
1.h Families flats



	Agree	Disagree	Don't Know	No answer
Responses	37	12	4	2
% Response	67%	22%	7%	4%

1.i Members and former members of HM Armed Forces

1.i Members and former members of HM Armed Forces



	Agree	Disagree	Don't Know	No Answer
Responses	37	8	5	4
% Response	69%	15%	9%	7%

The next question asked which other groups should be given priority. 16 respondents made a written response to this question. Frequent answers were: people who have been waiting the longest irrespective of priority band (5); People with children (6). Other suggestions were band A tenants (2); single parents who pay too much in private sector (1); Disabled tenants or parents of disabled children(1); homeless people(1); people in employment (2); people with neighbour dispute (1)

Other comments made were local connection should be extended beyond LS13 and good homes deserve good tenants.

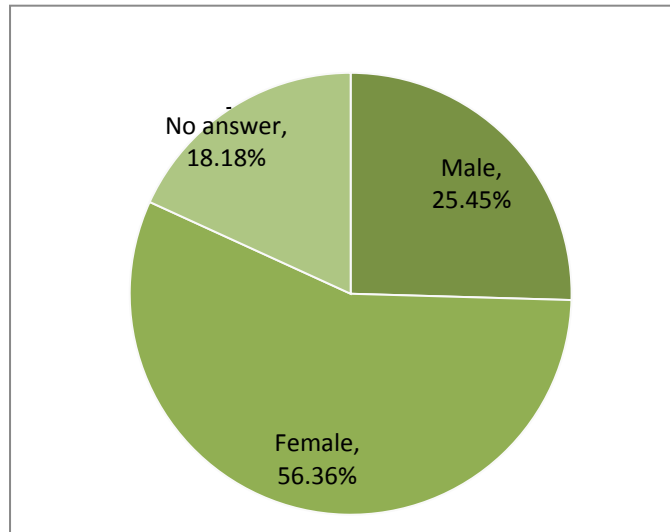
5 Equality Monitoring Questions

The next part of the survey focussed on equality monitoring questions including gender, ethnicity, religion, disabilities and caring responsibilities.

The breakdown of the respondents into these categories is shown below:

Gender of survey respondents

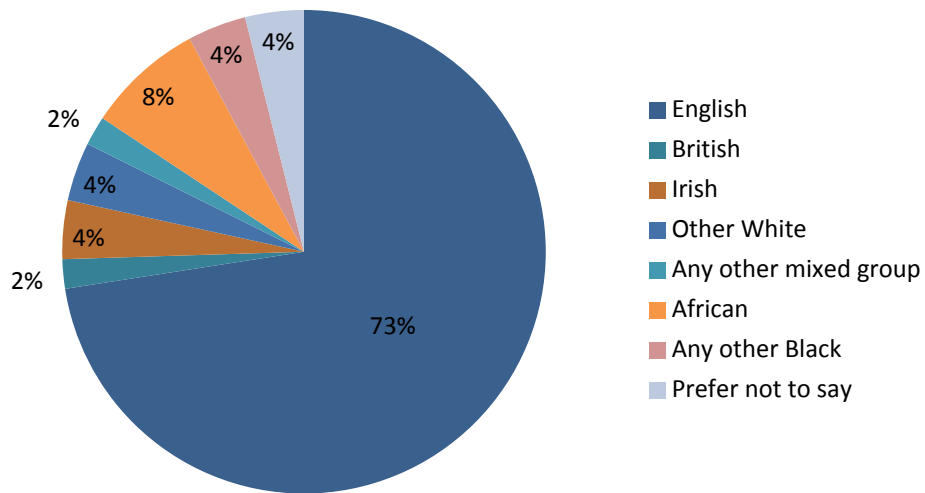
	Male	Female	No answer
Responses	14	31	10
% Response	25.45%	56.36%	18.18%



Ethnicity of survey respondents

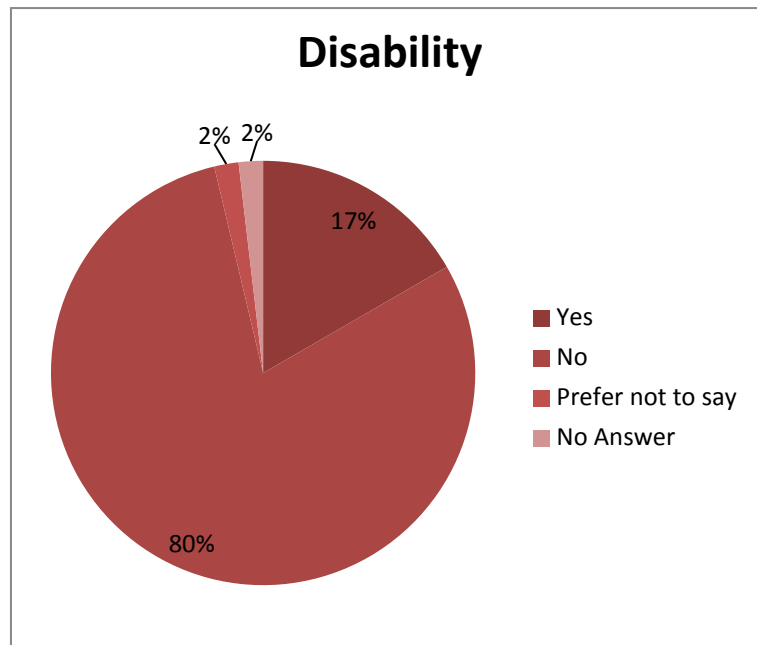
The ethnicity of those responding to the survey is shown in the chart below:

	English	British	Irish	Other White	Any other mixed group	African	Any other Black	Prefer not to say
Number	39	1	2	2	1	4	2	2
%	74%	2%	4%	4%	2%	8%	4%	4%

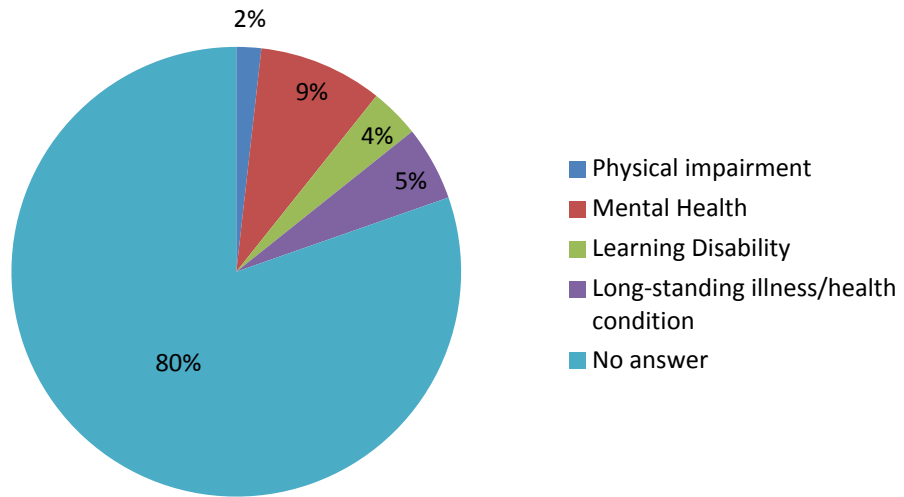


Disability

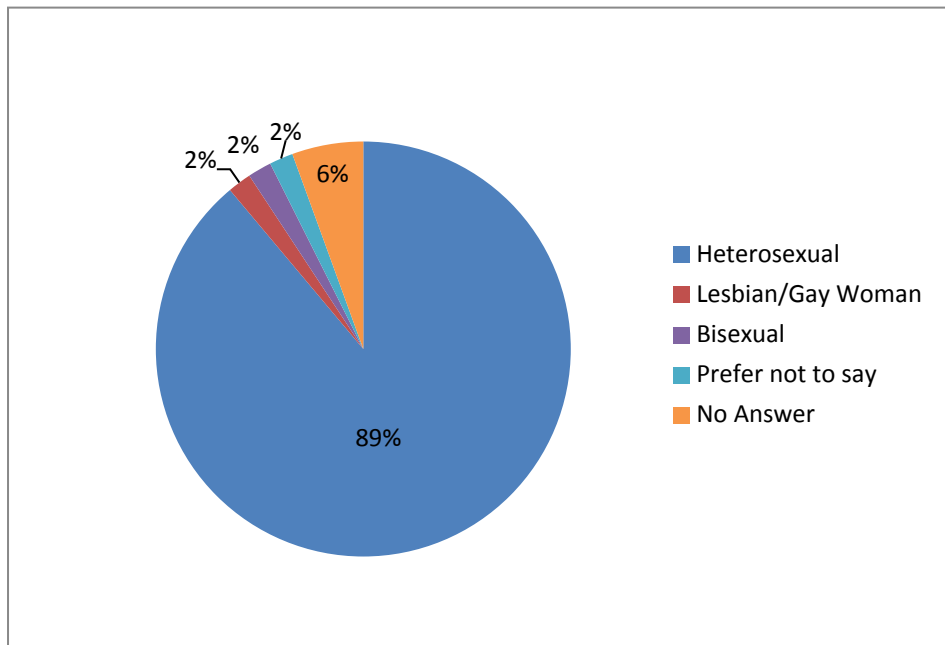
The pie charts below show the proportion of people who identify themselves as disabled and the nature of their disability.



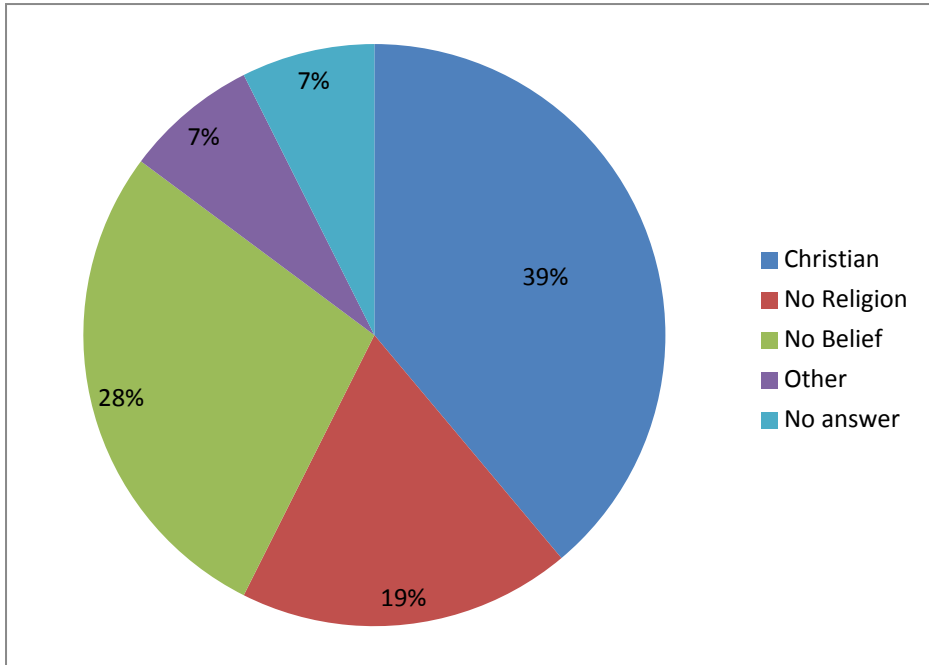
Nature of disability



Sexual orientation



Religion

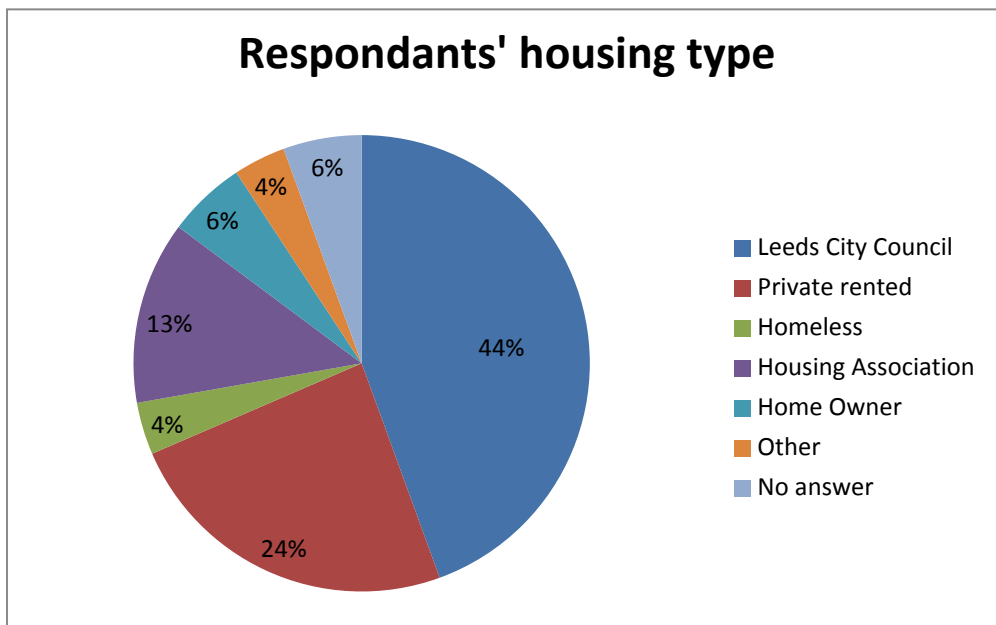


Carers

17% of respondents consider themselves as carers.

Respondents' housing type

The pie chart below shows the housing type respondents currently live in



64% of those live in the LS13 post code

