Affordable Housing Policy

Objective

The NDP must make it possible for people to live the whole of their lives in the parish if they so wish.

To achieve this a range of housing types and tenures must be provided. The housing should include small and large homes and both open market and all types of affordable housing.

Policies

The policies to meet this objective are:-

AH1 All new residential developments of 20 homes or more will contain a mix of sizes and types of homes to help meet the demands of the objective

AH2 All new residential developments of 10 homes or more will provide 40% of affordable homes

AH3 All new residential developments of less than 10 homes will contribute to a fund to provide affordable homes at a pro rata rate of 40%

AH4 Affordable homes will be integrated into developments in both design, layout and location so as not to be distinguishable from other homes on the development

AH5 In providing affordable homes the criteria for allocation should be, in priority order:-

- Living in the parish
- A member of a family living in the parish
- Currently employed in the parish
- Previously lived or worked in the parish but moved away because of lack of suitable housing
- Working or wishing to work in the parish on a priority task such as teaching or fire-fighting
- Resident of adjacent village
- Resident of West Berkshire
- Resident outside West Berkshire

(There will need to be an explanation of how this will be in the hands of WBC whose overriding priority will be fulfilling housing need)