

<b>MAYOR AND CABINET</b>		
<b>Report Title</b>	Response To Referral From Sustainable Development and Housing Select Committee - Housing Zones	
<b>Key Decision</b>	No	Item No.
<b>Ward</b>		
<b>Contributors</b>	Executive Director for Resources and Regeneration	
<b>Class</b>	Open	Date: 19 July 2017

**1. Purpose:**

- 1.1 This report sets out the response to the referral made by the Sustainable Development and Housing Select Committees to Mayor on 22<sup>nd</sup> March 2017 following their consideration of an officer response to an earlier referral on Housing Zones in the borough.

**2. Recommendations:**

The Mayor is asked to:

- 2.1 Approve the officer response to the referral by the Sustainable Development Select Committee on Housing Zones, and
- 2.2 Agree that this report should be forwarded to the Select Committee.

**3. Background:**

- 3.1 On 25<sup>th</sup> October 2016, the Sustainable Development Select Committee and the Housing Select Committee held a joint meeting at which an officer paper on Housing Zones was considered (appendix 1). The purpose of the paper was to provide a general background to the Mayor of London's Housing Zone Programme and a specific update on the two designated Housing Zones in the borough – New Bermondsey and Catford.
- 3.2 Having considered the report, the Select Committees resolved to advise Mayor and Cabinet of their views (attached as appendix 2 of this report). The Select Committees' referral was considered by Mayor and Cabinet on 1<sup>st</sup> March 2017 and officers were asked to respond. A copy of the officer response is attached as appendix 3 of this report.
- 3.3 The officer response contained in appendix 3, was considered by the Sustainable Development Select Committee on 8<sup>th</sup> March and the

Committee resolved to make a further referral to Mayor and Cabinet on the subject matter. This referral was considered by Mayor and Cabinet on 22<sup>nd</sup> March and the Executive Director for Resources and Regeneration was asked to respond. The Select Committee's comments and the Executive Director's responses are set out below.

#### **4. Referral and Officer Response:**

##### Referral

- 4.1 The Committee notes the Mayor of London's response to Select Committee Chairs and welcomes the stated ambition to provide 35% affordable housing in Lewisham's housing zones. However, the Committee asks that officers are clear about the definitions they use for affordable housing in future reports.
- 4.2 The Committee notes that the bid document for the New Bermondsey housing zone only became available to Members after Mayor and Cabinet in February 2017.

##### Response

- 4.3 The Executive Director notes the views of the Sustainable Development Select Committee and wishes to note further, on the point of affordable housing percentages, that the GLA's definition of affordable housing encompasses social rented, affordable rented and intermediate housing. Wherever detailed information on particular tenures or type of affordable housing are available, officers will commit to making these available to members in order to help inform their decision.

#### **5. Financial Implications:**

- 5.1 There are no direct financial implications arising from this response.

#### **6. Legal Implications:**

- 6.1 There are no specific legal implications arising from this response, save for noting that the Council's Constitution provides for Select Committees to refer reports to the Mayor and Cabinet, who are obliged to consider the report and the proposed response from the relevant Executive Director; and report back to the Committee within two months (not including recess).

#### **7. Crime and Disorder Implications:**

- 7.1 There are no direct crime and disorder implications arising from this response.

**8. Equalities Implications:**

8.1 There are no direct equalities implications arising from this response.

**9. Environmental Implications:**

9.1 There are no environmental implications arising from this response.

**Appendices:**

**Appendix 1:** Housing Zones - Oct 2016

**Appendix 2:** Housing SC and SDSC Referral on Housing Zones

**Appendix 3:** Response To Referral From Sustainable Development and  
Housing Select Committee - Housing Zones

If you would like further information on this report please contact Kplom  
Lotsu, SGM Capital Programmes on ext: **49283**