

Affordable Housing Delivery 2018/19

Over the past fourteen years, a total of 1,312 additional affordable homes have been provided across the district, through S106 planning agreements, 100% affordable housing developments, exception sites, the Council's own developments and NSH Growth Programme.

Between April 2018 and March 2019, 115 additional affordable homes have been built across the district (*located in Newark, Farnsfield, Blidworth, Rainworth, Farndon, Southwell, Collingham and Elston*) and the approaches to deliver these are outlined below:

Social Rent	Affordable Rent	Intermediate Housing (Shared Ownership)	Discount for sale	Total
8	90	9	8	115

The tenure breakdown of these units is as follows:

Developer: Section 106 Agreements	Registered Provider 100% Affordable Housing Schemes	NSH	HRA Development	Total
40	10	0	65	115

Section 106 Agreements and 100% Affordable Housing Schemes

The table below details the location of the affordable housing units delivered through Section 106 planning agreements and 100% affordable housing schemes:

Location	Affordable Ownership	Affordable Tenure				Unit Type
		Affordable Rent (AR)	Shared Ownership (SO)	Discount for Sale (DFS)	Total Delivered	
Farnsfield Augustus Grange S106 - <i>Miller Homes</i>	Nottingham Community Housing Association(NCHA)	11	7	-	18	14 x 2 bed houses (AR & SO)
Farnsfield Southwell Road S106 - <i>Bellway</i>	Gedling Homes Developer Discount for Sale			6	6	4 x 2 bed houses 2 x 3 bed houses
Rainworth Warsop Lane S106 - <i>Taylor Wimpey</i>	Derwent Living	8 <i>(Social rent)</i>	-	2	10	8 x 2 bed houses (SR & DFS) 2 x 3 bed houses (SR)

Blidworth Belle Vue Lane	Newark & Sherwood Homes	6			6	6 x 1 bed flats (AR)
Elston Willow Rundle Dr (Exception site - 100% aff hsg)	NCHA	8	2		10	10 houses & bungalows for A/R & S/O
		33	9	8	50	

HRA Development Programme

The following table shows the number of Council housing units delivered through the HRA development programme.

Location	Affordable Ownership	Tenure: Affordable Rent	Unit Type
Newark Cluster	HRA	13	5 x 2 bed houses 8 x 1 bed flats
Farndon Cluster	HRA	17	2 x 1 bed bungalows 5 x 2 bed bungalow 1 x 3 bed bungalow 6 x 2 bed houses 3 x 3 bed houses
West of Newark (including Southwell) Cluster	HRA	16	3 x 1 bed bungalows 5 x 1 bed flats 3 x 2 bed bungalows 1 x 1 bed house 4 x 2 bed houses
Collingham Cluster	HRA	9	7 x 2 bed houses 2 x 3 bed houses
Balderton Cluster	HRA	10	2 x 1 bed bungalows 3 x 2 bed bungalows 3 x 2 bed houses 2 x 3 bed houses
Total		65	

Anticipated Affordable Housing Delivery

The following table identifies the number of units currently anticipated to be delivered over the next 4 financial years.

It is difficult to provide an accurate picture beyond 2023 as further sites may come forward through the planning system, some sites may be delayed (especially those major developments phased over a long build period) and national funding/policy arrangements may change:

Scheme Details	Registered Provider (Owner)	No of Units	Type: AR (Affordable Rent) SO (Shared Ownership)	Progress
Clipstone x 3 sites (100% affordable)	NCHA	25	13 x 2b houses (AR) 12 x 1b flats (AR)	Completion April - June 2019
Farnsfield Southwell Rd, Bellway Homes (S106)	Gedling Homes & Bellway Homes	8	6 x 2 bed (AR) 2 x 3 bed (AR)	Completion July 2019
Southwell Allenby Road Miller Homes (S106)	NCHA	20	10 x 1 & 2 b flats (AR) 4 x 3 bed houses (AR) 6 x 2 bed house (AR/SO)	Anticipated delivery late 2019/2020
Newark Bowbridge Road, (100% affordable)	NCHA	62	18 (AR/SO) 1 x 2b flats (AR) 3 x 3 bed houses (AR) 4 x 2 bed houses (AR/SO)	Consent granted March 19, 2 year anticipated completion.
Newark The Council has agreed to take an off-site S106 contribution in the form of land and a monetary sum. (100% affordable).	Land in Newark HRA Programme	12	To be determined	No start on site.
Collingham Braemar Farm (Part 2) Gusto and Larkfleet (S106)	NCHA Heylo Housing	24	24 (8 AR/16 SO)	Anticipated delivery 2019/20
Edwinstowe Former Miners Welfare, (100% affordable)	NCHA	28	(14 SO/12 AR & 2 Rent to buy) 1,2 3 bed houses and flats	Anticipated start on site December 2019
Edwinstowe Robert Woodheads (Affordable housing)	NCHA	21	AR & SO 2 and 3 bed houses	No start on site date

<i>by planning condition)</i>				
North Muskham Main Street <i>(100% affordable exception site scheme)</i>	NCHA	12	12 AR & SO 5 x 2 bed 7 x 3 bed	Start on Site May 2019.
Bilsthorpe Land at Oldridge Way <i>(S106)</i>	Not known	34	TBC	No start on site date
Balderton Fernwood Extension	Not Known	120	TBC	No start on site date
	Total	366		