**Waltham Forest’s Affordable Housing Commission**

Session 2 agenda

5:30-8pm Thursday 23rd Feb 2023

Waltham Forest Town Hall

**Attendees**

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| **Commission members** | **Council representatives** |
| * Geeta Nanda OBE (Chair) * Fred Angole * Nick Bowes * Nicola Mathers * Janice Morphet * Rob Perrins * Gavin Smart * Melissa Tettey | * Cllr Ahsan Khan, Deputy Leader and Cabinet Member for Housing & Regeneration * Stewart Murray, Strategic Director – Economic Growth & Housing Delivery * Ian Rae, Corporate Director – Regeneration, Planning & Delivery * Joe Garrod, Corporate Director - Housing * Jon Lloyd, Corporate Director – Strategy and Change   **External witnesses**   * Chris Paddock – Director, PRD * Will Temple – Senior Consultant, PRD |

**Session focus**

**Exploration of how we should build homes:**

This session will focus on thinking about how the Council can maximise and support the development of affordable housing considering the current market conditions, through drivers such as developing strategic partnerships and creatively financing the construction.

**Papers**

1. Lines of enquiry and additional evidence from session 1
2. Waltham Forest’s housing evidence-base – Potential impact of changing financial climate
3. Housing Delivery Vehicles in Waltham Forest, including Sixty Bricks, the Council-owned development company
4. Land Ownership in Waltham Forest
5. Waltham Forest Housing Compact

**Agenda**

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| **Timing** | **Item** | **Purpose** | **Lead** |
| 5:30 – 5:40 | Welcome and Introductions | * Brief introduction of the focus for the session | Geeta Nanda OBE (Chair) |
| 5:40 – 6:10 | Review of the evidence – *What does the evidence tell us about the potential impact of changing financial climate on the construction of affordable housing?*    **(Paper 2)** | * Presentation by PRD of the relevant evidence on today’s topic * Questions and clarifications, on evidence * Identification of further information required | Chris Paddock – Director, PRD  Will Temple – Senior Consultant, PRD |
| 6:10 – 6:40 | Presentation – Housing Delivery Vehicles in Waltham Forest  **(Papers 3)** | * Overview of the operation of Sixty Bricks, the Council-owned development company * Summary of other development vehicles in Waltham Forest | Joe Garrod, Corporate Director – Housing |
| 6:40 – 6:50 | Comfort Break |  |  |
| 6:50 – 7:35 | Discussion – generating key lines of enquiry for the Council to consider | * Focusing on how we build homes and the mechanisms and partnerships we have in place, how far is Waltham Forest from achieving its goal of making the greatest impact for residents, particularly those facing the worst effects of the housing crisis? * What are the main challenges? * What are the main opportunities?   *Based on the challenges and opportunities, key lines of enquiry to be noted by the Council.* | Geeta Nanda OBE (Chair)  All |
| 7:35 – 7:55 | Reflections from previous session  **(Paper 1)** | * Any reflections or comments on the lines of enquiry from session 1 * Any further evidence required to support | Geeta Nanda OBE (Chair)  All |
| 7:55 – 8:00 | Closing | * Focus of the next session will be on *how* we can make the greatest impact for residents, in terms of allocating homes, and maximising the benefits of housing delivery for communities. * Any specific evidence/information required for this next session to be highlighted | Geeta Nanda OBE (Chair) |