

STATES OF JERSEY



ISLAND PLAN 2022-25: APPROVAL (P36/2021) – SEVENTY-FIFTH AMENDMENT

RESIDENTIAL DELIVERY AND MANAGEMENT STRATEGY

Lodged au Greffe on 7th February 2022
by Senator K.L. Moore

STATES GREFFE

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After the words “the draft Island Plan 2022-25” insert the words “except that within Proposal 21, there should be inserted a third paragraph:

“The Minister for Housing and Communities will also explore, with others as appropriate, how developments of new homes might be expediated, including the use of pre-fabricated methods of construction”.

SENATOR K. L. MOORE

Note: After this amendment, the proposition would read as follows –

THE STATES are asked to decide whether they are of opinion –

to approve, in accordance with Article 3(1) of the Planning and Building (Jersey) Law 2002, as amended by the Covid-19 (Island Plan) (Jersey) Regulations 2021, the draft Island Plan 2022-25, “except that within Proposal 21, there should be inserted a third paragraph:

“The Minister for Housing and Communities will also explore, with others as appropriate, how developments of new homes might be expediated, including the use of pre-fabricated methods of construction”.

REPORT

As the Planning Inspectors state in chapter 3 of their report there is significant demand for housing in the Island, with a backlog of need of 2,980 dwellings (par 3.11). It is imperative that the focus is placed on delivering quality homes for families. Time is of the essence.

Science has identified that there is a negative impact upon a child's cognitive skills if they experience stress in the earliest development stages from conception to the age of 2. Every month that a child spends in inadequate accommodation, or with parents who are under stress, limits their future. By enabling new methods of construction that can speed up the delivery of housing, the Assembly would be assisting to improve the health and wellbeing outcomes of children and therefore the future of the Island.

Encouraging the use of modern methods of construction with an emphasis on renewable materials not only limits the energy consumption of the house once it is complete, but also minimises the environmental impact of the building process. Members will debate – in a separate amendment – whether additional space should be allocated for the local supply of aggregates at La Gigoulande quarry, it is important to give full consideration of the need to minimise the use of aggregate and cement. Both are expensive in the island and therefore contribute to the cost of building.

The ultimate aim of this amendment is to enable quicker delivery of much needed homes whilst reducing the need for costly materials.

Financial and manpower implications

There are no direct financial impacts of this amendment.

Child Rights Impact Assessment review

This amendment has been assessed in relation to the [Bridging Island Plan CRIA](#). This amendment has the potential to expediate the development of new homes which will ultimately benefit children growing up in the Island who are currently in unsuitable accommodation.