

**WRITTEN QUESTION TO THE MINISTER FOR HOUSING
BY DEPUTY G.P. SOUTHERN OF ST. HELIER
ANSWER TO BE TABLED ON TUESDAY 3RD NOVEMBER 2009**

Question

“What concrete measures, if any, does the Minister have under consideration, with or without the co-operation with the Minister for Planning and Environment, to deal with the conclusions of the Final Report to the Minister for Planning and Environment of Kelvin MacDonald on “Achieving Affordable Housing”, namely:

4.3.22 “no properties are affordable at standard income: debt ratios for those on average income in Jersey or, indeed, for any employment sector?”

Answer

The most significant factor in helping to make homes more affordable in Jersey is increasing the supply of new homes and in particular new affordable homes. Responsibility for this lies with the Planning Minister and the draft Island Plan presently out for consultation seeks to address this issue.

Let us not forget that we already have two affordable housing schemes operating successfully. These schemes have, in the past 2 years, made home ownership a reality for 144 families who otherwise would almost certainly have been forced into a lifetime of renting. We should justifiably be proud of this achievement, particularly given that we have done so without placing any financial burden on the States. Indeed, as deferred payment bonds are redeemed over time they will provide significant income which will be ring fenced for the provision of additional affordable housing.