

# **STATES OF JERSEY**



## **STATES RENTAL WAITING LIST**

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**Presented to the States on 1st February 2005  
by the Housing Committee**

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**STATES GREFFE**

## **REPORT**

### **States Rental Waiting List**

1. The Waiting List as at 1st January 2005 comprised 225 families/individuals (including pending cases). This compares with a figure of 275 as at 1st January 2004, 246 as at 1st January 2003 and 288 as at 1st January 2002.
2. Of these 225, 38 are considered to be in urgent need of re-housing for various reasons, including ill-health, sub-standard accommodation or overcrowding. This figure of 38 is much reduced from figures of 90 as at 1st January 2004 and 85 as at 1st January 2003.
3. During 2004, 307 families/individuals were housed from the Waiting List, this figure compares with 350 in 2003, 318 in 2002 and 264 in 2001.
4. If the Waiting List (225 families/individuals) and Tenant Transfer List (433 families/individuals) are combined, the greatest demand by far remains for ground-floor or lift-served one-bedroom units. However, there continues to be a high demand for three- and four-bedroom family homes.

Please see charts in the attached Appendix to illustrate these figures.

### **Development Programme 2004 and 2005**

#### **2004**

In November 2003 the Finance and Economics Committee suspended development of some of the urban sites as there were limited funds available and it was considered prudent to re-assess the cost-effectiveness of each development. The sites affected are the former Mascot Motors site (10 units), the former Sunshine Hotel site (34 units) and Salisbury Crescent (28 units). Development of these projects remains suspended pending the results of the housing survey, due in February 2005.

The refurbishment of Kew Gardens (20 units) was completed in March. This work was undertaken whilst all of the flats were occupied.

In October 2004 the first Phase of the redevelopment of the Le Squez estate commenced. Completion of Phase 1A (19 units– mix of sale and rental units) is expected in August 2005.

#### **Trust Developments in 2004**

2004 saw the commencement of Hodge Nurseries Phase 2 (73 units) and the former Le Coie Hotel site (96 units). It was agreed that both developments would be undertaken by the Housing Committee but, upon completion, would be sold to CTJ Housing Trust and the Jersey Homes Trust respectively.

During 2004 the Jersey Homes Trust completed Clement Court (26 units), Les Vaux Housing Trust commenced Philips House (18 units) and the CTJ Housing Trust commenced the refurbishment of Bas Du Mont (16 units).

#### **2005**

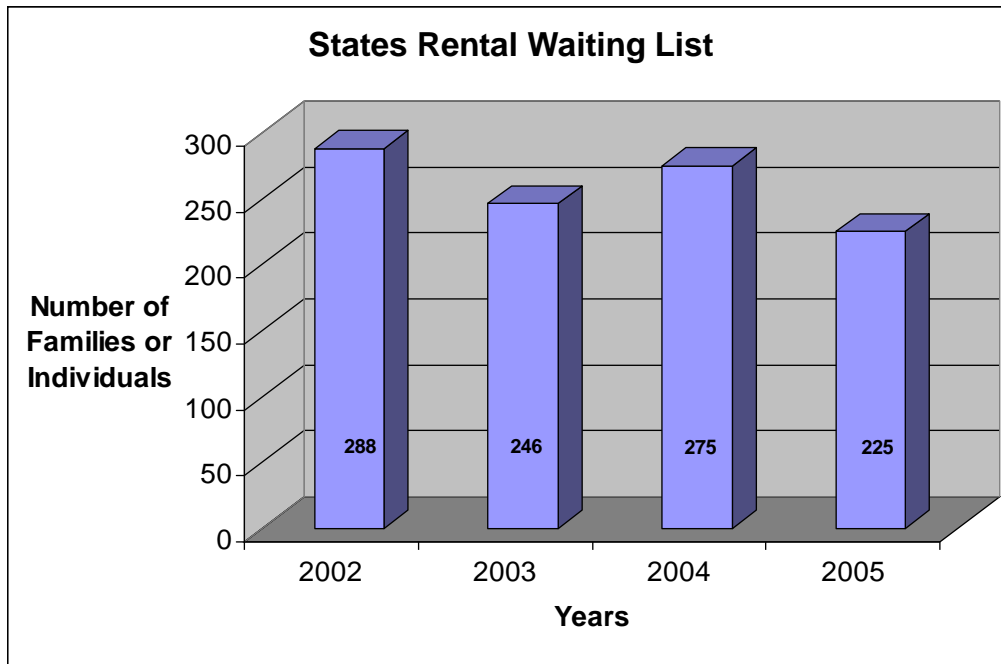
Construction of Phase 1 of Le Marais (37 units mix of sale and rental) and Phase 1B of Le Squez (65 units mix of sale and rental) are expected to start in March and April 2005 respectively. Both developments are expected to take 18 months to complete.

It is expected that the first Phase of the redevelopment of Clos Du Roncier will commence in the second half of 2005. The extent of Phase 1 has yet to be determined.

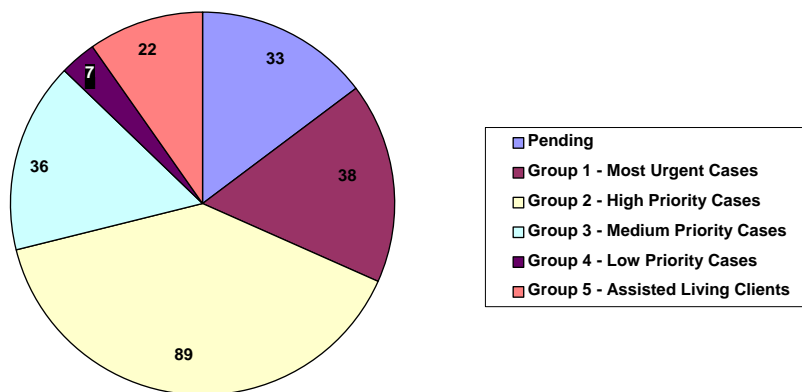
#### **Trust Developments in 2005**

It is expected that the Les Vaux Housing Trust will commence construction on the former Aquila Youth Centre site (25 units) and the former Highbury House site (one unit for Les Amis) in the second half of the year. Both developments should be completed in 2006.

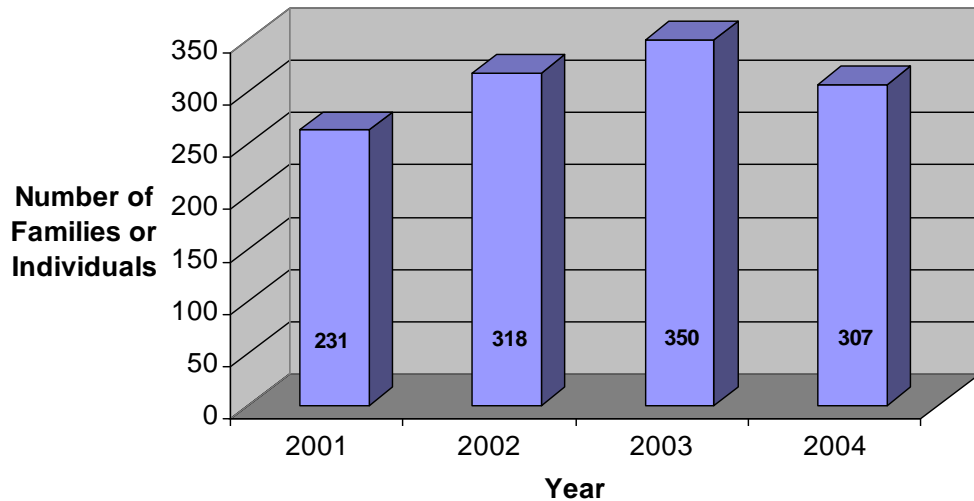
The redevelopment of the Le Coin site is currently on hold whilst the future use of the adjacent Wesley Chapel is decided. The scope of the redevelopment may increase to include neighbouring sites.



Jan 2005 - How the 225 is split into Priority Groups



**Families or Individuals housed from the Waiting List during 2001 to 2004**



**Dec 2004 Transfer List & Waiting List Breakdown in Bedroom Size Need**

