



Action Charter for the Housing Crisis



The housing crisis is about to get a whole lot worse. Rents keep going up, and people can't afford to rent or buy a decent home. Property developers have an increasing grip over public policy.

Levelling up Secretary Michael Gove wants to 'turbo-boost' council estate demolitions, and he promotes new town development with little or no affordable housing.

Instead of this car crash, housing for the people must come first. We need public investment in homes and communities.

Council housing is the central part of the answer. Everyone who looks at housing from a needs perspective agrees that we need a large scale house building programme to build new council homes, funded by central government development grants. This will pay for itself in rents and reduced benefit costs.

We should publicise and give evidence to the All Party Parliamentary Group Inquiry into the need for council housing



investment. There should be £10 billion a year grant to build or purchase 100,000 council homes annually. Right to Buy must be scrapped. There must be funding for fire safety, and for retrofitting to reduce the 15% of greenhouse gas emissions in the UK which arise from housing. Let's insulate and not demolish.

Debt cancellation must be part of the package of support for council housing. From 1994 to 2008 councils received

allowances £31 billion less to manage their homes, than tenants paid in rent. The £31 billion difference was more than the outstanding historic debt in 2008. So drop the debt.

There must be proper regulation of housing associations. The planning system must ensure that housing needs are met. We must resist the property developer lobby which wants small, unaffordable homes and which neglects the needs of people with lower incomes, and families with children.

Private renters must have new secure tenancies, and there must be rent control, to ensure affordability, and to ensure that rent rises are not used as a back door route to eviction.

Please support our five point plan. We can send speakers to your branch meeting. Please pass our model motion (overleaf) Let's support all local and national campaigns to prioritise housing needs before the needs of profit.

Support this five point plan calling for radical policy changes to address the housing crisis.

- 1** Government investment in a mass council housing building programme, including requisitioning of empty homes and abolition of 'right to buy'
- 2** Rent controls and secure tenancies in the private rental sector. Robust regulation of housing associations

- 3** New funding to repair and refurbish existing council housing – do not demolish
- 4** Adequate funding for fire safety, and for retrofitting and thermal insulation
- 5** Planning for the people and the planet, and not for developers' profits

Contacts



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Model Trade Union Motion

This branch/Region notes:

- That housing is a major component of the Cost of Greed Crisis. A rising generation has been shut out of the housing opportunities which their parents enjoyed. There is a worsening crisis of standards in the social housing sector. Private sector tenants suffer poor standards, poor value for money, and low security.
- That the Labour Party's general election manifesto in 2019, and the Levelling Up Parliamentary Select Committee in 2020 (with a majority of Conservative MPs) both supported a large scale house building programme to build new social rent and council homes, funded by government development grant.
- The Shelter report 'A Vision for Social Housing' (2019) set out a detailed case for investment which will pay for itself in reduced benefit costs, and reduced costs from social exclusion and inequality.

This branch/Region believes:

- That housing for the people must come first. We need public investment in homes and communities. In place of a market driven by inflated values, and policies shaped by the short term interest of developers, we need more decent and secure housing to rent and buy at prices that people can afford.

This branch/Region resolves:

- To support the **Action Charter for the Housing Crisis** put forward by the **Homes for All** campaign and **Defend Council Housing**. We urge our trade union national executives, Trades Councils, Labour Parties, local authorities, and others to do likewise.
- This Branch/Region/National Union further resolves to affiliate to and support **Homes for All** campaign and **Defend Council Housing**, and to make an appropriate donation. Donations to **Homes for All** at the following account will be shared between **Homes for All** and **Defend Council Housing**.
- To make a donation of (£50 Branches/£100 Regions/£250 National payable to **Homes for All** Unity Trust Bank: Account **Homes for All** • Account number: **20420615** • Bank Sort code: **60 83 01**

The five point Action Charter for the Housing Crisis

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Proposer:

Secunder: