

1. How many homes in your area? 83,490
2. How many empty homes (for longer than 6 months) do you estimate there to currently be in your area?
Our records currently indicate that we have been notified of 410 properties that have been unoccupied and unfurnished for six months or more.
3. What is the estimated percentage of the type of empty homes currently in your area?
 - Houses
 - Flats
 - Other

We do not hold this information

4. What is the estimated percentage of the type of tenures of long term empty homes currently in your area?
 - Owner occupier
 - Private rented
 - Housing Association rented- 13%
 - Local Authority rented- 0.7%

Please note that the Local Authority properties are owned by other Local Authorities.

5. What percentage of empty homes do you estimate are currently due to the following in your area?
 - Buy-to-Leave
 - Second Homes
 - Tenant vacant requiring maintenance
 - Derelict or uninhabitable
 - Inherited
 - Landlord unable to afford repair
 - Other
 - If other - what?

We do not hold this information

6. How many empty homes were brought into use in the past year (approximately)?
17

7. Please could you *estimate* the numbers of homes brought back into use in the last year using different methods in this table:

Main method which resulted in bringing property into use	Number of properties	Any Conditions imposed, such as 'make available for council tenants for 5 years'.
Offering mortgages to first time buyers who purchased run down properties with mortgage payments delayed for several years – also called Homesteading		
Transfer from private to Housing Cooperative or Housing Association		
Transfer from Council ownership to Housing Cooperative or Housing Association		
Compulsory purchase into social housing		
Convert commercial property		
Grant for renovations given to landlord, then for private tenants		
Grant for renovations given to landlord, then for social housing		
Offering VAT incentive on the renovation costs		
Council Tax applied at 150% on long term vacant homes		
Compulsory Purchase Order (CPO)		
Enforced Sales procedure		
Empty Dwelling Management Orders		
Powers to take over Land		
Other – please specify Threat of enforcement action Report requesting permission for Compulsory Purchase Order	17	

8. Do you believe the current statistics of empty homes is accurate? If not why?
Unlikely to be accurate as there is no incentive for owners to report empty properties
9. What other problems are caused by empty homes?
No known additional problems in this area to date
10. What have you found to be the most successful solutions?
Threat of enforcement /CPO action. In the past the offer of grants was an incentive but not recently.
11. What are the obstacles you face?
Lack of interest from owners. Amount of work required in advance of EDMO or CPO

12. What new initiatives are you aware of that should decrease the number of empty homes?

Not aware of any

13. Are there aspects of empty houses you feel deserves further study?

Reasons why owners leave properties empty and what initiatives would encourage them to bring homes back into use.