



Housing Needs Survey West Bergholt November 2015

Edward Rigby
Rural Housing Enabler

RCCE (Rural Community Council of Essex) is an **independent charity** helping people and communities throughout rural Essex build a sustainable future.

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Background

The Rural Community Council of Essex (RCCE) is an independent charity helping people and communities throughout rural Essex build a sustainable future.

RCCE's mission is:

To provide local communities with the skills, resources and expertise necessary to achieve a thriving and sustainable future.

This means helping communities come together to identify their own needs and priorities, and provide them with advice and support in developing practical solutions. We strive to provide a voice for rural communities, representing their interests to government at local, regional and national level.

RCCE employs a Rural Housing Enabler (RHE) to work with rural communities, usually through the parish council, to identify if there is a need for a small development of affordable housing for local people.

Context and Methodology

In September 2015 West Bergholt Parish Council worked with the Rural Housing Enabler (RHE) to carry out a Housing Needs Survey in the parish. The aim of this survey was to determine the existing and future levels of housing need of local people.

A Housing Needs Survey was delivered to each dwelling in the parish. The survey pack included a covering letter, a questionnaire and a freepost envelope for forms to be returned directly to the RHE at no cost to the respondent.

The survey form is divided into two sections. Part 1 of the survey form contains questions on household composition & property type and is completed by everyone regardless of housing need. Households who are currently or are expecting to be in housing needs in the future are asked to also complete Part 2 of the survey, which gives the opportunity to provide more detailed information. Additional forms were made available on request from the RHE.

The closing date for the survey was 1st November 2015. 1,315 forms were distributed. 356 completed or partially completed forms were returned to the RHE giving the survey a 27% response rate. The response rate is in line with the county average of 25%.

Of the 356 households who completed Part 1 of the survey, 53 households went on to complete or partially complete Part 2 of the survey.

The full table of results can be seen in Appendix 5. Percentages shown are percentages of returned forms (356=100%) unless otherwise stated.

The Parish of West Bergholt

Lying in the Colchester district within the county of Essex the parish of West Bergholt is made up of 1,315 households with a population of approximately 3,215 people, the parish has a long history going back to medieval times.

West Bergholt parish website offers a wide range of information on the local community including information on upcoming social events and activities; it is kept up to date and reflects the active nature of the parish.

West Bergholt has an active community offering a wide range of local activities including Baby signing, badminton, bowls and various friendship groups and fellowships. There are also a range of physical activities including Pilates, Zumba, dance classes and Karate.

The parish is well served with three public houses, a post office, doctor's surgery and pharmacy, as well as convenience stores.

The spiritual needs of the village can be met by any of its three churches, the St Mary the Virgin Church, West Bergholt Methodist, and The Fellowship Pentecostal Church

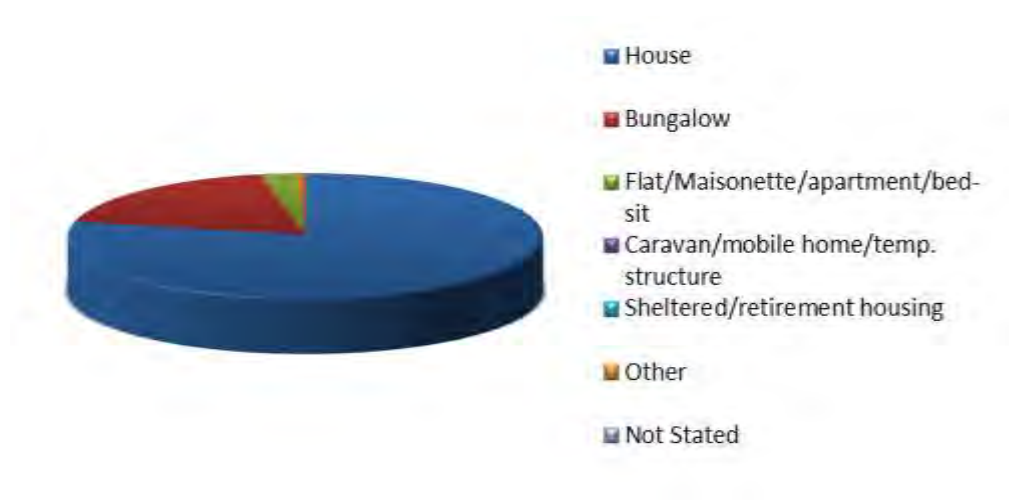
Children from the parish can attend Heathlands Primary School which received an Ofsted inspection rating of "Good" in its 2013 report. Children requiring secondary or college level education must travel outside of the parish.

PART 1 – You and Your Household

Property Type and Size

The majority of respondents at 279 (76%) described their home as a house with 66 (19%) describing their home as a bungalow. The remaining 9 respondents (2.5%) described their home as a flat/maisonette/apartment/bed-sit. Two respondents (<1%) described their home as “Other”.

Figure 1: Property type



Nine (2.5%) respondents live in a property with one bedroom, fifty four (15%) have two bedrooms. The majority of respondents at 158 (44%) describe their home as a three bedroom property and 132 (37%) stated that they have four or more bedrooms. Three (<1%) respondents did not answer this question.

Figure 2: Size of property

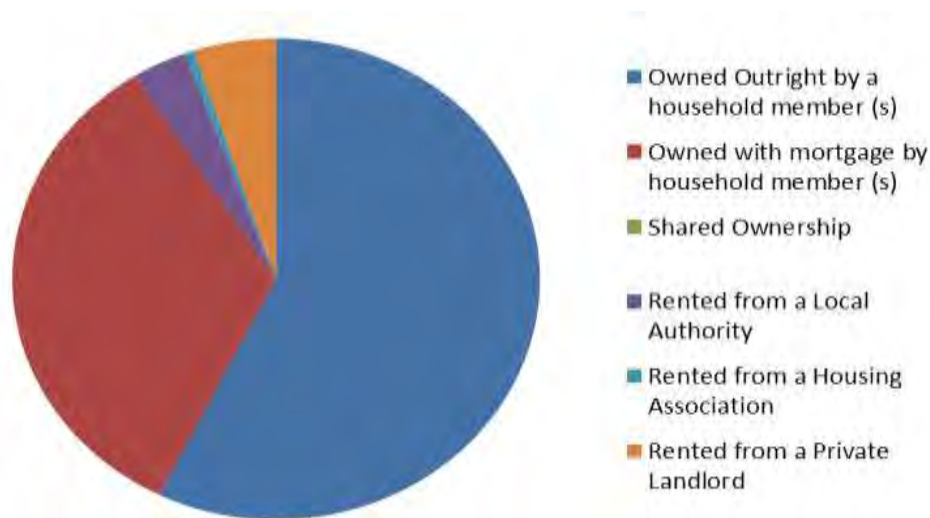


Tenure

The majority of respondents at 204 (57%) stated that their property was owned outright by a household member, 120 (34%) stated that the property was owned with a mortgage. Overall the results show that 91% of respondents own their own property in West Bergholt.

Twelve respondents (3%) stated that they rent their property from the local authority and two (<1%) stated that they rent from a housing association. Eighteen (5%) respondents stated that they rent from a private landlord.

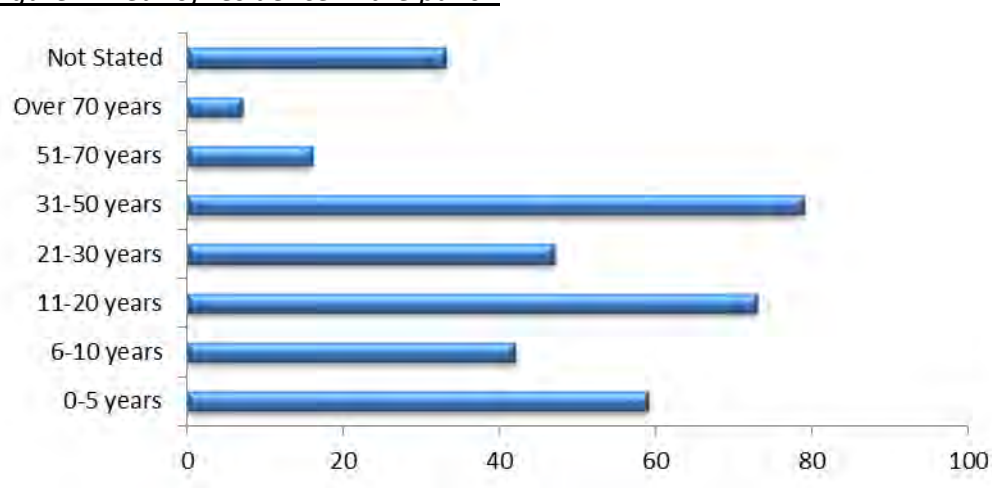
Figure 3: Tenure



Years in the parish

Fifty nine (17%) respondents have lived in the parish for 0-5 years, forty two (12%) for 6-10 years, seventy three (21%) for 11-20 years and forty seven (13%) for 21-30 years. Seventy Nine (22%) have lived in the parish between 31-50 years, sixteen (4%) between 51-70 years and seven (2%) for over 70 years. Thirty three (9%) did not answer this question.

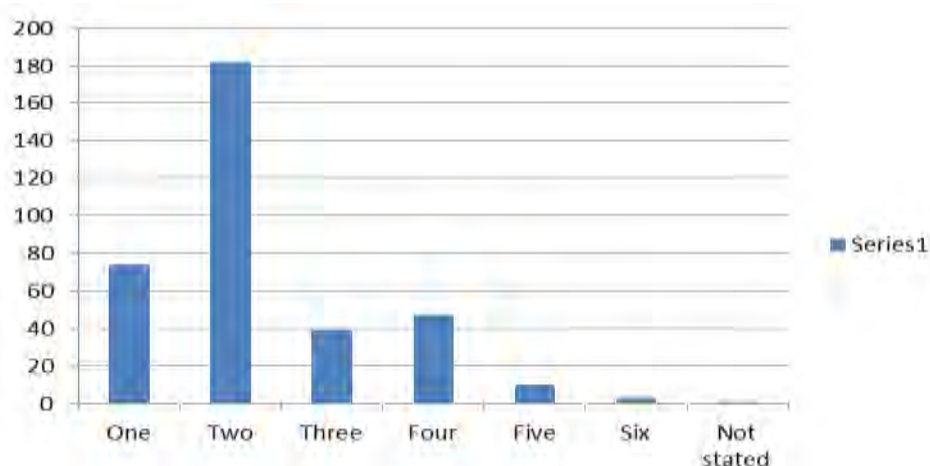
Figure 4: Year of residence in the parish



Number of people living in the property

Seventy Four (21%) respondents live alone, the majority of respondents at 182 (51%) live with one other person, thirty nine (11%) households have three people, forty seven (13%) have four people and ten (3%) have five people. Three respondents have six people living within their household. One (<1%) did not answer this question.

Figure 5: Size of Households

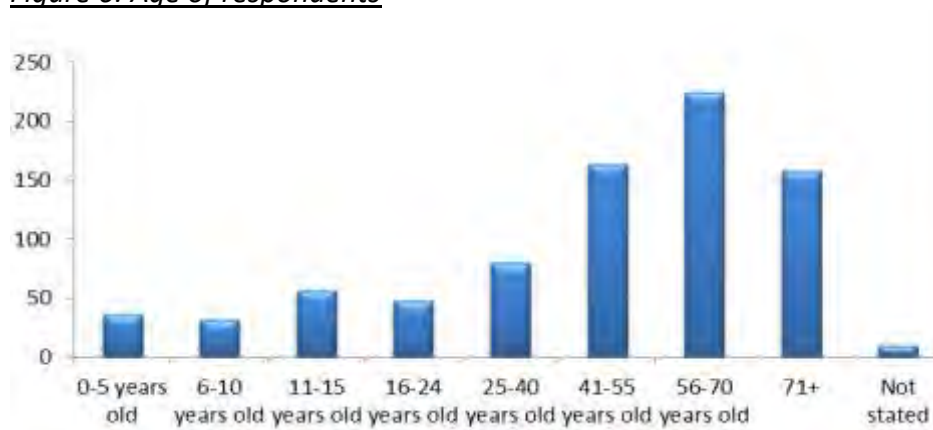


Age and Gender

The total number of people within the households responding to the survey was 808. For the purposes of the question relating to age and gender the percentages used are of 808 i.e. 808 = 100%.

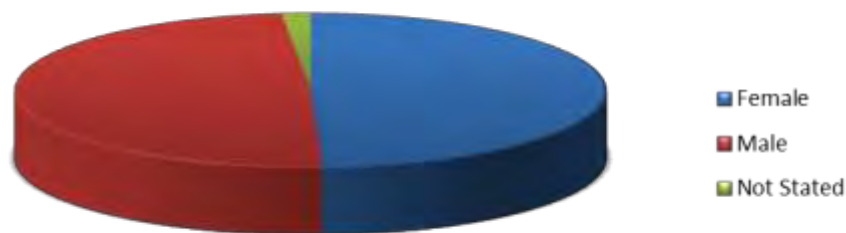
Thirty six (4%) of residents living in households who responded to the survey are aged between 0-5 years old, 32 (4%) are aged between 6-10 years old. There are 56 (7%) 11-15 year olds and 48 (6%) 16-24 year olds. Eighty (10%) are aged between 25-40 and 164 (20%) are aged between 41-55. The largest group at 224 respondents (28%) are between the ages of 56-70, 158 (20%) are 71 years and over. Ten (1%) did not answer this question.

Figure 6: Age of respondents



The responding population is 400 (49%) female and 397 (49%) male. The remaining 13 (2%) respondents did not answer this question.

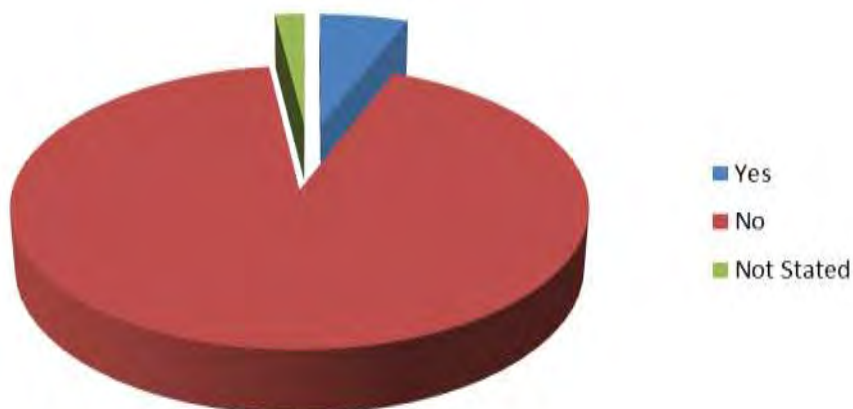
Figure 7: Gender of respondents



Moved out of the parish

Twenty one (6%) respondents had family members who had moved away from the parish in the last 5 years due to difficulties finding a suitable home locally, 328 (92%) households had not experienced this. The remaining 7 (2%) did not answer this question.

Figure 8: Relatives moved out of the parish



In Housing Need

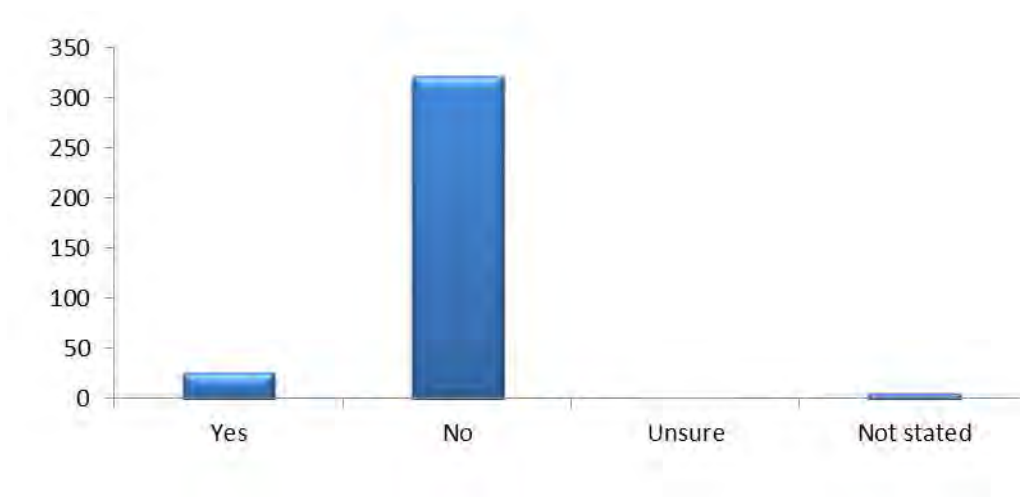
When asked if anyone in the household needed alternative accommodation within the next 5 years 31 (9%) respondents said yes and 319 (90%) said no. 6 people (2%) did not answer this question.

Twenty seven (8%) indicated that someone within the household would be in housing need in more than 5 years, 323 (91%) said no and six (2%) did not answer this question.

Figure 9: Need to move within 5 years



Figure 10: Need to move in 5 years or more



PART TWO – Housing Need

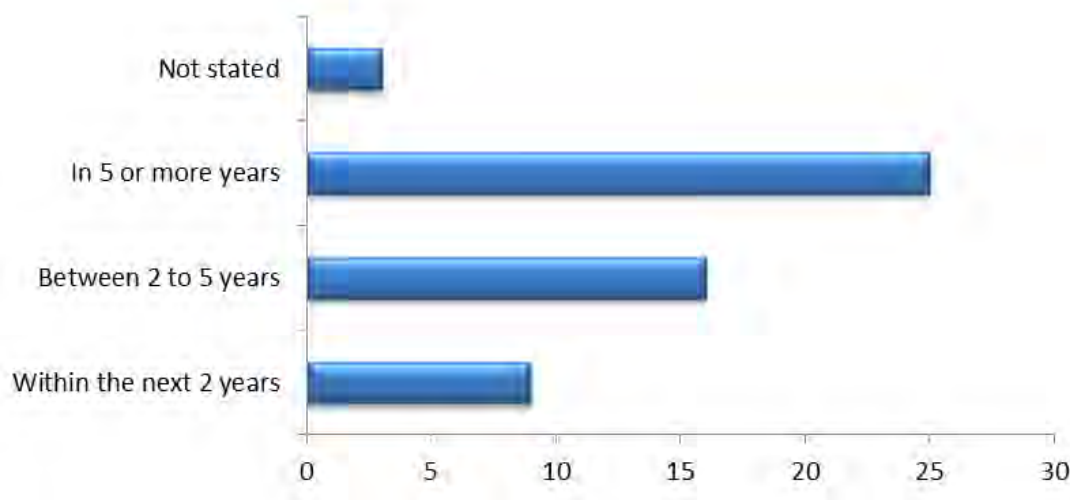
- 58 households indicated they had a need for alternative accommodation by answering question 7 in part 1 of the form.
- Of these, 5 respondents who indicated a need in Part 1 declined to complete any of Part 2 therefore no data is recorded for them.
- One household was provided an additional answer sheet as more than one member of the household was indicated to be in need of alternative accommodation, therefore 52 households completed the survey, but 53 sets of data have been received.

For the purposes of Part 2 percentage shown is the percentage of those in housing need who completed or partially completed Part 2 (53=100%) unless otherwise stated.

When

Nine (17%) households who completed Part 2 of the survey said they would require alternative accommodation within the next two years. Sixteen (30%) households wish to move within the next 2-5 years and twenty five (47%) in 5 years or more. Three (5%) households did not answer this question.

Figure 11: When people need to move



Current Tenure

In response to this question about who owns their present home five (9%) households said they lived with their parents, thirty four (64%) were members of the household, One (2%) is shared ownership and three (6%) rented from the council/housing association. Nine (17%) households rent from a private landlord and one (2%) did not answer this question.

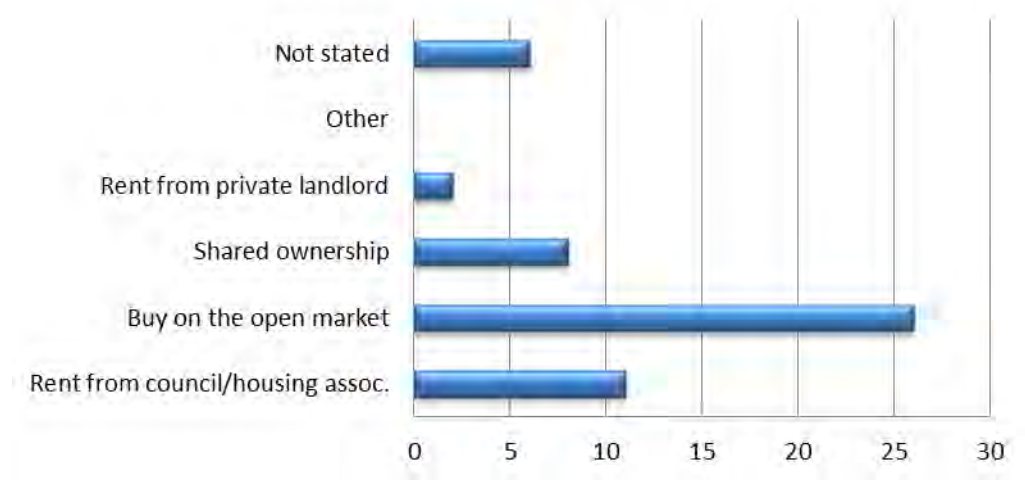
Figure 12: Current Tenure



Preferred Tenure

Eleven (21%) households stated that they would choose renting from the Local Authority/Housing Association as their preferred tenure, twenty six (49%) stated that buying on the open market would be their preferred choice. Eight (15%) stated that they would prefer shared ownership and two (4%) would prefer renting from a private landlord. One household (2%) did not answer this question.

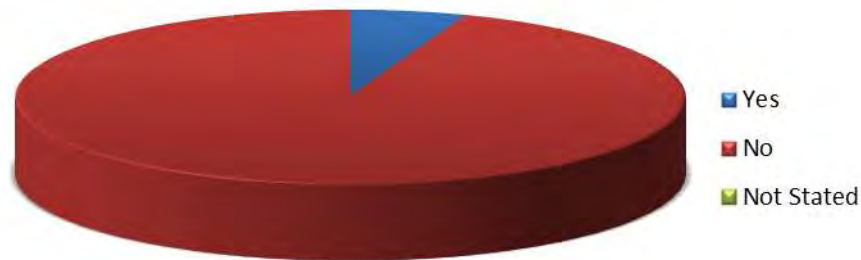
Figure 13: Preferred Tenure



Colchester Borough Council's Housing Register

Three (6%) of the households in housing need are currently on the local authority housing register or any housing association waiting list. Fifty (94%) indicated that they were not on the register.

Figure 14: Local Authority Housing Register

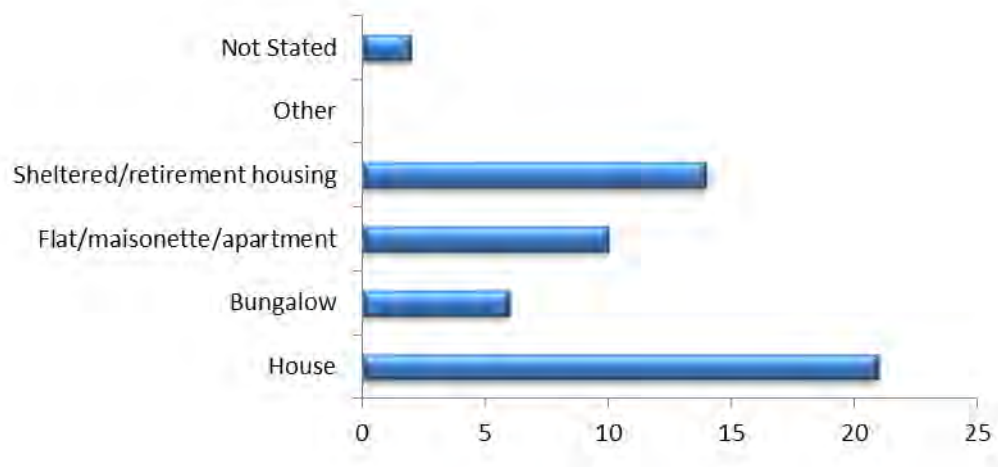


Accommodation Required

The majority of households responding at twenty one (40%) stated that they require a house, six (11%) stated that they required a bungalow and ten (19%) stated that they require a flat/maisonette/apartment.

Fourteen (26%) households stated that they required sheltered/retirement housing, two (4%) households did not answer this question.

Figure 15: Accommodation required



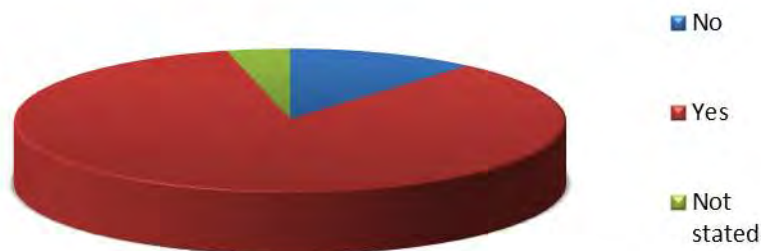
Special Needs & Adaptations

When asked if they would require adaptations or had special needs forty five (85%) households stated that they did not, while six (11%) said yes. Two (4%) households did not answer this question.

The following statements were made by the three households which indicated special needs & adaptations were required. Statements are written as they appear on the returned survey and have not been altered in any way:

- “Doorways to be wheelchair friendly”
- “Affordable/Small”
- “Wheelchair access and adapted kitchen/bathroom layout”

Figure 16: Special Needs & Adaptations



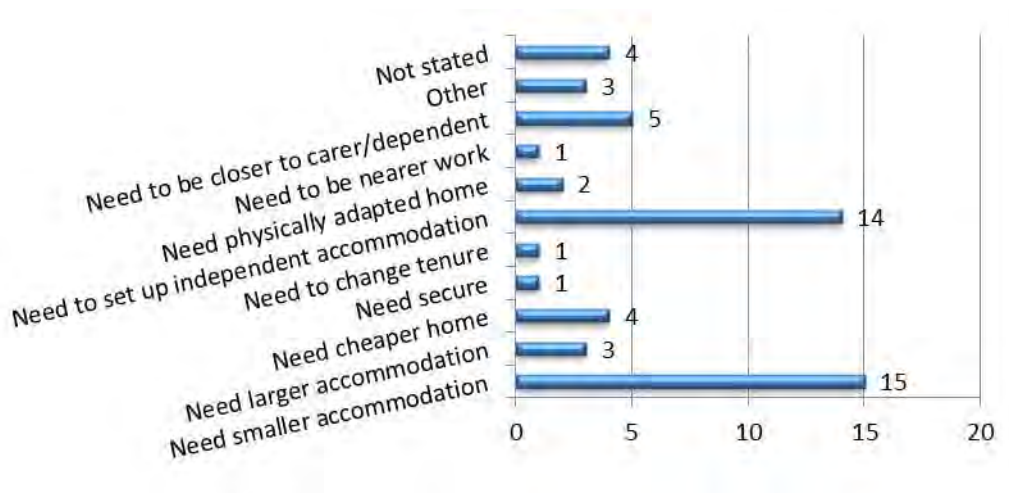
Reason for requiring alternative accommodation

The results to this question were greatly varied. The majority of responses at fifteen (28%) households stated that they required smaller accommodation, followed by fourteen (26%) households stating that they needed to set up independent accommodation.

Three (6%) households stated they needed larger accommodation, four (8%) need a cheaper home, one (2%) needs secure accommodation and one household (2%) needs to change tenure.

Two households (4%) stated that they need a physically adapted home, one (2%) needs to be nearer to work and five (9%) need to be closer to a carer or dependent to give/receive support. Three households (6%) stated other and four (8%) did not answer this question.

Figure 17: Reason for needing alternative accommodation



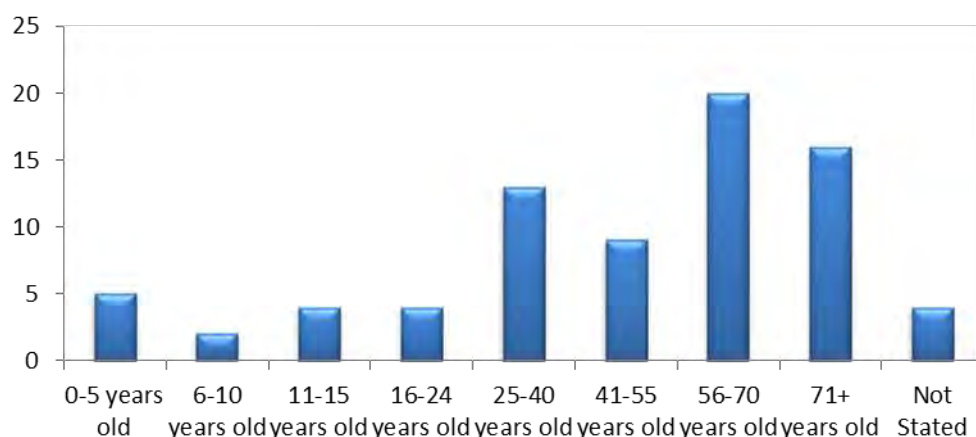
Age & Gender

Responding households who are looking to move are made up of a total of 87 people in the following age groups (percentage figures for age & gender are of total people i.e. 87=100%)

Five (6%) are aged between 0-5 years old, two (2%) between 6-10 years old, four (5%) between 11-15 years old, four (5%) between 16-24 years old and thirteen (15%) are aged between 25-40 years old.

Nine (10%) are aged between 41-55 years, the highest number of individuals at twenty (23%) are aged between 56-70 years old, followed by sixteen (18%) aged 71 and over. Four (5%) individuals did not answer this question.

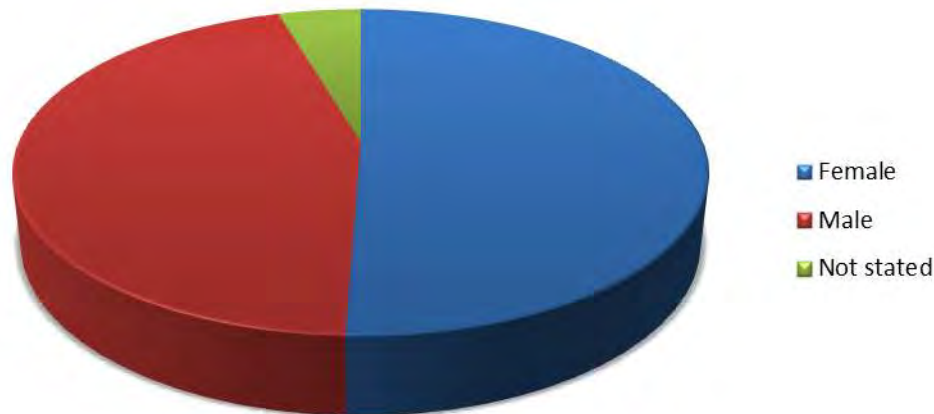
Figure 18: Age of respondents in housing need



Gender of respondents in housing need

Forty four (51%) respondents are female, thirty nine (45%) are male and four (5%) did not answer this question.

Figure 19: Gender of respondents in housing need

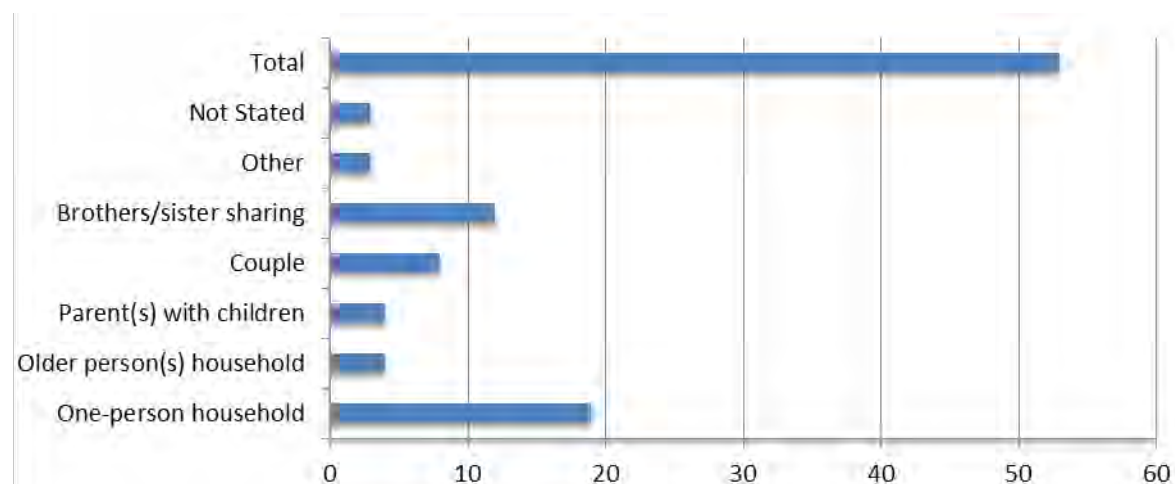


Type of household

Nineteen (36%) stated that the new household will be a one person household, four (8%) will be a two person household, four (8%) will be a lone parent household and eight (15%) will be a couple. Twelve (23%) will be for older persons and three (6%) stated other. Three (6%) did not answer this question.

Of the three (6%) households which stated "Other" none specified what the new household composition would be.

Figure 20: New household composition



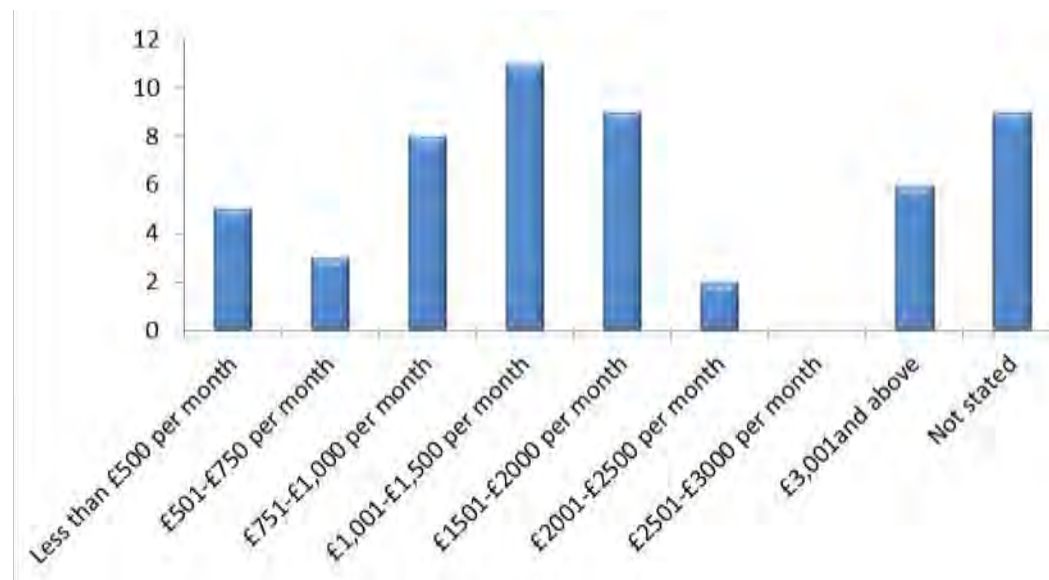
Affordability

Income

Respondents were asked to indicate the gross monthly income available for the new household living costs.

Five (9%) showed this as less than £500, three (6%) showed £501-£750, eight (15%) showed £751-£1000 and eleven (21%) showed £1001-£1500. Nine (17%) showed this as £1501-£2000 and two (4%) between £2001-£2500. Six (11%) households indicated their income as above £3000, Nine (17%) did not answer this question.

Figure 21: Annual income after deductions

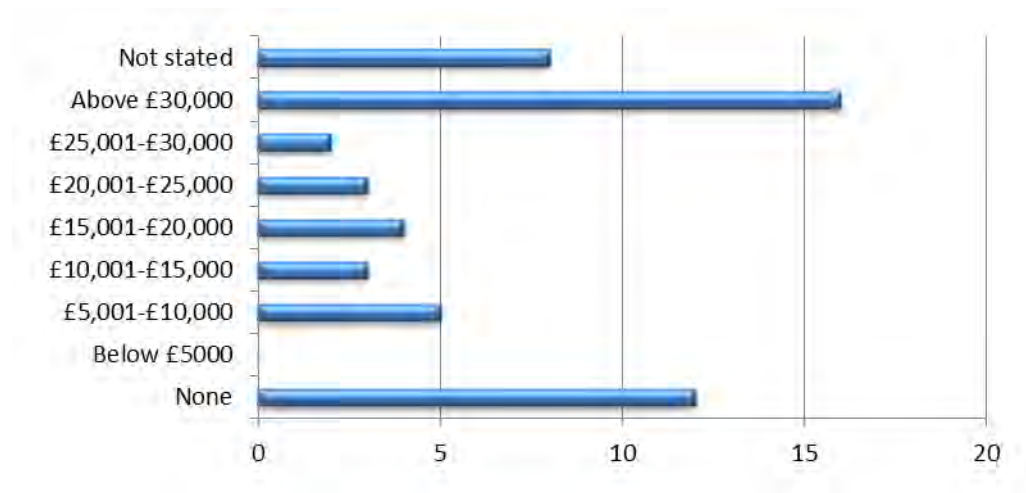


Savings

Respondents were asked if they had any savings or equity that could be used towards outgoings for a home. This is particularly relevant to those seeking shared ownership or purchasing on the open market since they will require a mortgage and so will need savings to cover the deposit and legal costs.

Twelve (23%) households reported that they have no savings, five (9%) have between £1000-£2000, three (6%) between £2001-£5000, four (8%) between £5001-£10000, three (6%) between £10000-£15000 and two (4%) between £15000-£20000. Sixteen (30%) have savings of £20000 and over, eight (15%) did not answer this question.

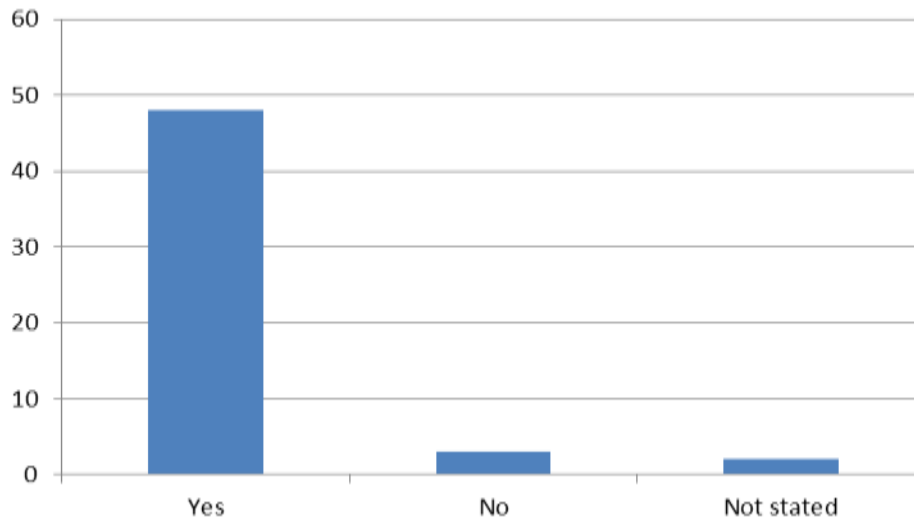
Figure 22: Savings



Currently Living in the Parish

Forty Eight (91%) respondents stated that they live in the village currently, three (6%) stated that they do not. Two (4%) households did not answer this question.

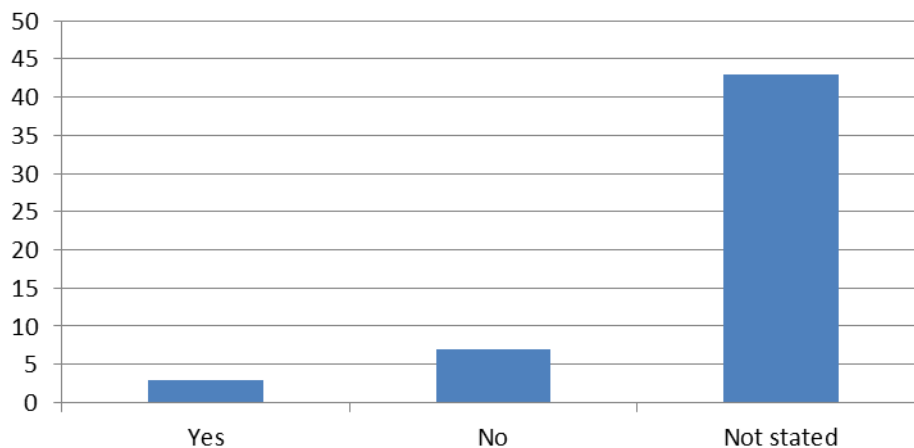
Figure 23: Live in the village currently



Lived in the village in the last 5 years

Of the three respondents which answered “No” to question 12, three (100%) stated they have not lived in the village in the past 5 years.

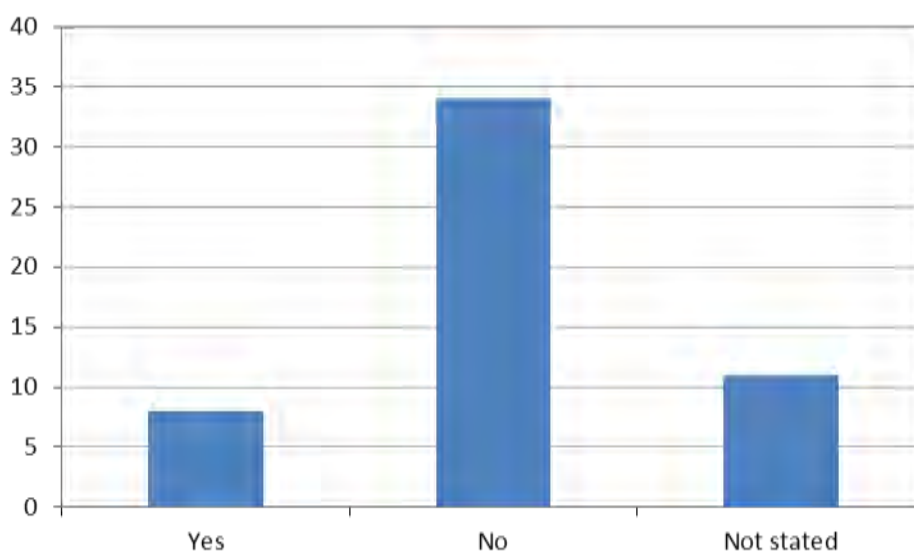
Figure 24: If no, have you lived in the village in the last 5 years?



Working in the parish

Eight (15%) respondents stated that they work within the parish or one of the adjoining parishes, thirty four (64%) stated that they do not. Eleven (21%) did not answer this question.

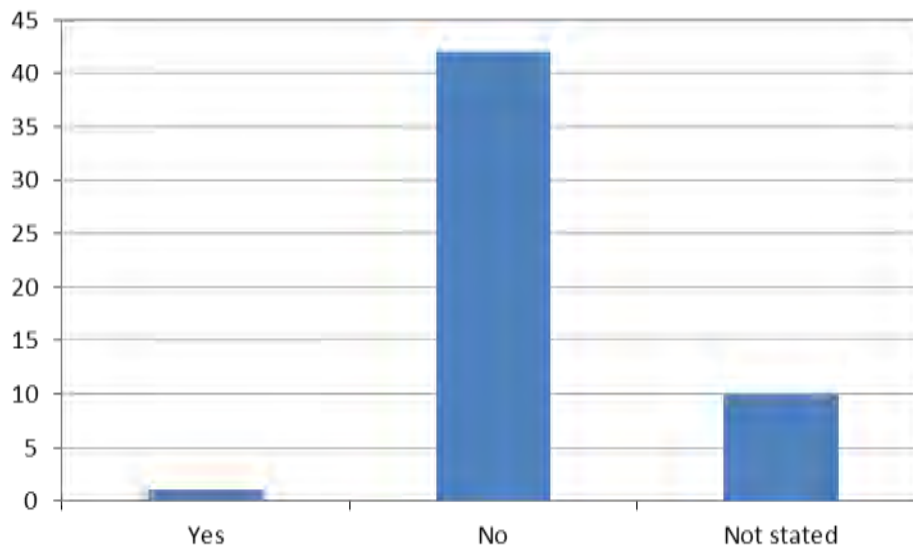
Figure 25: Working in the parish



Lack of affordable housing and impact on employment

When asked if any adult member of the household has been offered a job in the parish , but was unable to take up the offer due to a lack of affordable housing forty two (79%) said no, one household (2%) said yes. Ten (20%) did not answer this question.

Figure 26: Lack of affordable housing and impact on employment



PART THREE

Assessment of Need

Analysis has been carried out to assess the levels of affordability of open market and affordable housing from the information provided by the respondents. The assessment of need notes the preferred accommodation type and tenure, however, whilst analysing the results to provide a recommendation practical considerations were also taken into account, such as the current age of respondents and income levels. Some respondents aspire to own a share of their home but in reality cost may still be prohibitive and renting is likely to be the only available option at this time.

The table below sets out the preferred tenure type selected by each respondent, the individual information gathered has then been analysed to determine the achievable tenure in real terms for each respondent, this is based on a number of factors including income levels and savings.

Table 1: Achievable Tenure

Indicated Tenure	Achievable Tenure					
	Open Market	Shared Ownership	HA Rented	Private Rent	Not Enough Information	Totals
Open Market	12	4	5	2	3	26
Shared Ownership	0	1	4	1	2	8
HA Rented	3	1	7	0	0	11
Private Rented	1	1	0	1	0	2
Not Stated	2	0	1	0	2	6
Totals	18	7	17	4	7	53

The table below sets out the size of units required based on Colchester Borough councils allocations policy for affordable homes. These criteria cannot be applied to those whose needs can be met on the open market or respondents under the heading of not enough information provided. The number of bedrooms stated is based on current household composition.

The timescales provided on the below table are as stated on the completed housing needs survey, where a timescale has not been provided the size of property has been included in the “not enough information” section.

Table 2: Size & Timescales

	Open Market	Shared Ownership	HA Rented	Private Rent	Not Enough Information
Identified No. of units	18	7	17	4	7
Size Breakdown	1x3Bed 1x2Bed 1x1Bed 9x2Bed Bung 6x1Bed Bung	3 x 1Bed 4 x 2Bed	9 x 1Bed 5 x 2Bed 3 x 3Bed	3 x 1Bed 1 x 2Bed	4 x 1Bed 1 x 2Bed 2 x ?Bed
Time Range					
0-2 Years	1 x 2Bed Bung 1 x 1Bed	3x2Bed	2x1Bed 2x2Bed		
2-5 Years	1 x 1Bed Bung 2 x 2Bed Bung 1 x 2Bed 1 x 3 Bed	2 x 1Bed	4x1Bed 2x2Bed 1x3Bed	1x1Bed 1x2Bed	
Over 5 Years	4 x 1Bed Bung 6 x 2Bed Bung	1 x 2Bed 1 x 1Bed	2x1Bed 1x2Bed 2x3Bed	2x1Bed	4x1Bed 1x2Bed
Not Stated	1 x 1Bed Bung		1x1Bed		2x?Bed

Recommendation

Fifty three forms were received indicating a need for open market and affordable housing. Seventeen were identified as having a need for affordable rented accommodation and seven for shared ownership accommodation.

The identified need is for 9 x 1 Bed units for rent, 5 x 2 Bed units for rent, 3 x 3 Bed units for rent, 3 x 1 Bed units for shared ownership and 4 x 2 Bed units for shared ownership.

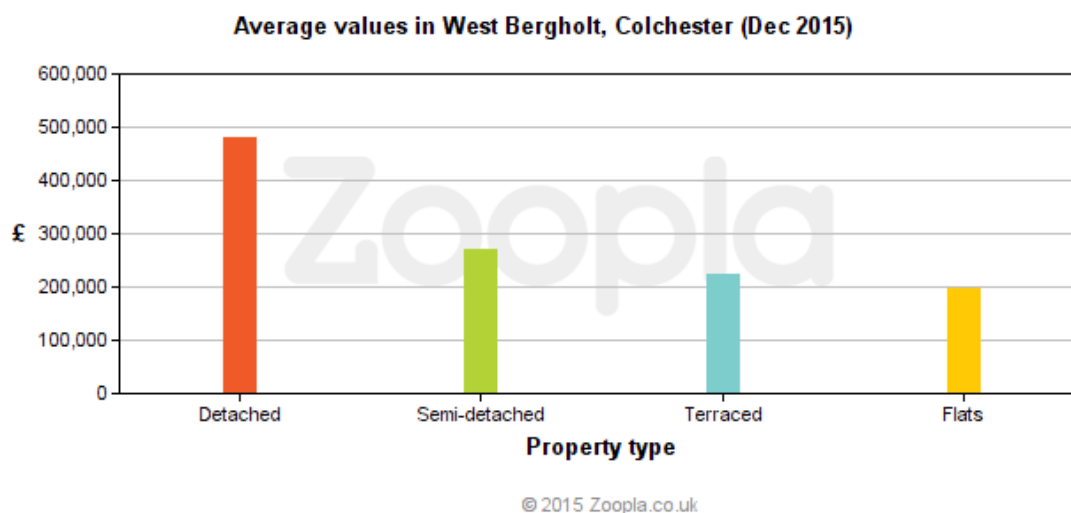
Following general planning guidance this would lead to a recommendation of 12 units broken down as follows:

- 5 x 1 Bedroom units at affordable rent
- 3 x 2 Bedroom units at affordable rent
- 1 x 3 Bedroom units at affordable rent
- 1 x 1 Bedroom unit for shared ownership
- 2 x 2 Bedroom units for shared ownership

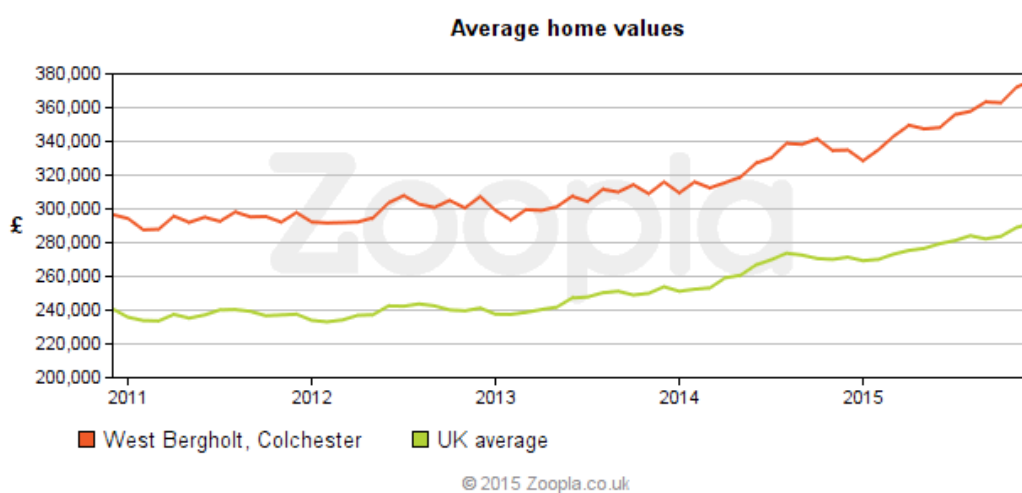
Eighteen respondents indicated a need for open market housing in the parish, of these respondents fifteen indicated a need for smaller accommodation suitable for older people, mainly bungalows. This contributed to a significant number of responses overall and should be an area of consideration for the future.

Local Housing Stock

Average property values in West Bergholt as of December 2015



Average home values in West Bergholt compared to the UK average as of December 2015



Property type	Average Value	Avg. £ per sq ft.	Avg. # beds	Avg. £ paid (last 12m)
Detached	£480,164	£307	3.9	£433,323
Semi-detached	£270,469	£263	3.0	£242,966
Terraced	£224,320	-	2.7	£205,125
Flats	£197,534	£239	1.8	£164,667

To put the issue of affordability into context it is important to understand the local property market. This shows the issues people on modest incomes would face whilst seeking housing in West Bergholt in order to remain living within the parish.

On researching property for sale in West Bergholt the lowest priced property that could be found currently on the market was a 2 bedroom first floor flat with a guide price of £135,000. The lowest priced house available was a 2 bedroom mid terraced with a guide price of £180,000

Assuming the price is £135,000 and availability of a 10% deposit (£13,500) a single first time buyer would need to have an annual income of around £27,000 to comfortably afford this mortgage.

Upon further research it was evident that it would be difficult to obtain a 90% mortgage on a property of this value for an individual earning under £28,000 per annum (the average living wage for Colchester sits at £24,000).

Based on current interest rates a mortgage on this property over a 25 year period with a 10% deposit would cost around £600 per month in repayments (5 year fixed mortgage at 3.9% APR)

Appendix 2

Is your neighbourhood good for employment but bad for health?

All 32,482 neighbourhoods in England have been ranked on a range of deprivation topics. The most deprived neighbourhood in England has a rank of 1. Overall your ward received a ranking of 23,855 out of 32,482.

These markers show the overall deprivation and the environment deprivation ranking for your area. The lower the marker, the greater the level of deprivation in your area.

Overall: 72% Better than 72% of areas in England



Income Deprivation: 59% Better than 59% of areas in England



Employment: 49% Better than 49% of areas in England



Health: 66% Better than 66% of areas in England



Education: 65% Better than 65% of areas in England



Barriers to Services: 60% Better than 60% of areas in England



Living Environment: 90% Better than 90% of areas in England



Crime: 88% Better than 88% of areas in England



Sources: Office for National Statistics; Department for communities and local government; Homes and Communities Agency; UKLocalarea.

Appendix 3



October 2015

Dear Resident,

Affordable Housing for local people in West Bergholt

For many people living in rural communities it is becoming increasingly difficult to find affordable housing. With ever increasing house prices the possibility of purchasing a house on the open market is simply not an option for those on average or modest incomes, and with the limited availability of council rental properties it means that those looking to set up home have to move out of the village to find something affordable.

West Bergholt Parish Council is working with the Rural Housing Enabler from the Rural Community Council of Essex, a registered charity established for over 80 years, to determine if this issue affects people in this parish.

Affordable housing is designed to respond to the needs of village communities. Properties in such a scheme are often provided by a housing association either for rent or shared ownership. They cannot be sold or transferred into totally private ownership and would remain in perpetuity for people living in the parish, or those with a strong family and/or work association with West Bergholt.

To determine whether there is a need for such a scheme in this parish, we are asking you to take a few minutes to complete the attached Housing Needs Survey form and return it in the Freepost envelope provided by the **1st November 2015** Please be assured that the Rural Housing Enabler will treat your response in strict confidence. The Parish Council will be provided with a summary report but will not see the completed forms nor be made aware of any personal details.

If you have any questions about completing the survey, or require additional forms please contact Edward Rigby, the Rural Housing Enabler either on 01376 574330 or by e-mail on Edward.Rigby@essexrcc.org.uk

Yours sincerely,

Chris Stevenson
Chairman West Bergholt Parish Council

Edward Rigby
Rural Housing Enabler
Rural Community Council of Essex

Parish Housing Needs Survey for West Bergholt

Thank you for taking the time to complete this questionnaire. Please use the pre-paid envelope to return this questionnaire by

1ST November 2015



The responses to this questionnaire may be anonymous. However, if you wish to provide your name and address for the Rural Housing Enabler (RHE) to correspond with you, then your details will remain confidential to the RHE

Is this your main home? Yes, main home ☐ No, second home ☐

(If this is your second home do not complete the rest of the form but please do return it)

PART 1 - You and Your Household

1. How would you describe your home? (Tick one box only)

- | | | | |
|------------------------------------|--------------------------|---|--------------------------|
| House..... | <input type="checkbox"/> | Bungalow..... | <input type="checkbox"/> |
| Flat/maisonette/bed-sit..... | <input type="checkbox"/> | Caravan/mobile home/temp.structure..... | <input type="checkbox"/> |
| Sheltered/retirement housing | <input type="checkbox"/> | Other..... | <input type="checkbox"/> |

2. How many bedrooms does your home have? (Tick one box only)

- | | | | |
|-----------------------------|--------------------------|----------------------------|--------------------------|
| 1 bedroom or
bedsit..... | <input type="checkbox"/> | 2
bedrooms..... | <input type="checkbox"/> |
| 3
bedrooms..... | <input type="checkbox"/> | 4 or more
bedrooms..... | <input type="checkbox"/> |

3. Who owns your home? (Tick one box only)

- | | | | |
|---|--------------------------|---|--------------------------|
| Owned outright by a household
member
(s)..... | <input type="checkbox"/> | Shared ownership (part owned/part
rented)..... | <input type="checkbox"/> |
| Owned with
mortgage..... | <input type="checkbox"/> | Rented from the local council..... | <input type="checkbox"/> |
| Rented from a housing
association... | <input type="checkbox"/> | Rented from a private landlord..... | <input type="checkbox"/> |
| Tied to
job..... | <input type="checkbox"/> | Other..... | <input type="checkbox"/> |

.....

	Age	Gender
You		
Other person 1		
Other person 2		
Other person 3		
Other person 4		
Other person 5		

Year	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030
Population (millions)	7.5	7.6	7.7	7.8	7.9	8.0	8.1	8.2	8.3	8.4	8.5	8.6	8.7	8.8	8.9	9.0	9.1	9.2	9.3	9.4	9.5
GDP (trillion USD)	15.0	16.0	17.0	18.0	19.0	20.0	21.0	22.0	23.0	24.0	25.0	26.0	27.0	28.0	29.0	30.0	31.0	32.0	33.0	34.0	35.0
Life expectancy (years)	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95
Urban population (%)	55	57	59	61	63	65	67	69	71	73	75	77	79	81	83	85	87	89	91	93	95
Renewable energy (%)	10	12	14	16	18	20	22	24	26	28	30	32	34	36	38	40	42	44	46	48	50
Carbon emissions (Gt CO2e)	12.0	12.5	13.0	13.5	14.0	14.5	15.0	15.5	16.0	16.5	17.0	17.5	18.0	18.5	19.0	19.5	20.0	20.5	21.0	21.5	22.0
Forest cover (%)	22	21	20	19	18	17	16	15	14	13	12	11	10	9	8	7	6	5	4	3	2
Water stress (%)	15	18	21	24	27	30	33	36	39	42	45	48	51	54	57	60	63	66	69	72	75
Healthcare expenditure (USD/billion)	100	110	120	130	140	150	160	170	180	190	200	210	220	230	240	250	260	270	280	290	300
Education expenditure (USD/billion)	50	55	60	65	70	75	80	85	90	95	100	105	110	115	120	125	130	135	140	145	150
Research & Development (USD/billion)	30	35	40	45	50	55	60	65	70	75	80	85	90	95	100	105	110	115	120	125	130
Unemployment (%)	6.5	6.8	7.1	7.4	7.7	8.0	8.3	8.6	8.9	9.2	9.5	9.8	10.1	10.4	10.7	11.0	11.3	11.6	11.9	12.2	12.5
Income inequality (Gini Index)	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55
Digital connectivity (%)	40	45	50	55	60	65	70	75	80	85	90	95	100	100	100	100	100	100	100	100	100
Gender inequality (GII)	0.75	0.76	0.77	0.78	0.79	0.80	0.81	0.82	0.83	0.84	0.85	0.86	0.87	0.88	0.89	0.90	0.91	0.92	0.93	0.94	0.95
Climate resilience index	0.60	0.62	0.64	0.66	0.68	0.70	0.72	0.74	0.76	0.78	0.80	0.82	0.84	0.86	0.88	0.90	0.92	0.94	0.96	0.98	1.00
Urbanization rate (%)	55	57	59	61	63	65	67	69	71	73	75	77	79	81	83	85	87	89	91	93	95
Renewable energy capacity (GW)	100	110	120	130	140	150	160	170	180	190	200	210	220	230	240	250	260	270	280	290	300
Carbon emissions (Gt CO2e)	12.0	12.5	13.0	13.5	14.0	14.5	15.0	15.5	16.0	16.5	17.0	17.5	18.0	18.5	19.0	19.5	20.0	20.5	21.0	21.5	22.0

Telephone No

Thank you for taking the time to complete this survey

PART 2 - Housing Needs

- If you answered 'no' to question 7 Part 1 there is no need for you to complete any more of this questionnaire. Please return Part 1 in the freepost envelope provided.
- If you indicated that you or a member of your household had a housing need in Part 1, question 7 please complete this part to provide more detailed information but only for those needing to move. The information is important to help the parish council and the Rural Housing Enabler build a clearer picture of what sort of housing your community needs.

1. When do those requiring accommodation need to move from this home?

Within the next 2
years... ☐

Between 2 and 5
years... ☐

In 5 or more
years..... ☐

2. Who owns your current home? (Tick one box only)

Member of the
household.....
Part-bought/rent (shared
ownership)..
Provided with job
(tied).....

<input type="checkbox"/>	Rented from a private landlord	<input type="checkbox"/>
<input type="checkbox"/>	Rented from council/housing assoc	<input type="checkbox"/>
<input type="checkbox"/>	Within parents' household.....	<input type="checkbox"/>

3. If you could move back/stay in the village which would you be seeking to do?

(Tick one box only)

Rent from council/housing assoc...	<input type="checkbox"/>	Buy on the open market	<input type="checkbox"/>
New Build Homebuy*.....	<input type="checkbox"/>	Rent from a private landlord.....	<input type="checkbox"/>

* Government scheme which enables people to buy a share in a newly built property(also known as shared ownership.)

4. Are you on the local council or housing association register or waiting list?

Yes..... ☐ No..... ☐

5. What type of accommodation would meet your needs? (Tick one box only)

House.....	<input type="checkbox"/>	Bungalow.....	<input type="checkbox"/>
Flat/maisonette/bed-sit.....	<input type="checkbox"/>	Other.....	<input type="checkbox"/>
Sheltered/retirement housing	<input type="checkbox"/>		

6. Does anyone requiring alternative accommodation have specific* housing needs?

* Layout & design adapted for access e.g. wheelchair access, ground floor etc

Yes..... ☐ No.....☐

If yes please give details

7. What is your main reason for needing to move? (Please tick one box only)

- | | | | |
|--|--------------------------|-----------------------------------|--------------------------|
| Need smaller home..... | <input type="checkbox"/> | Need larger home..... | <input type="checkbox"/> |
| Need cheaper home..... | <input type="checkbox"/> | Need secure home..... | <input type="checkbox"/> |
| Need to change tenure..... | <input type="checkbox"/> | Need to set-up independent home.. | <input type="checkbox"/> |
| Need physically-adapted home... | <input type="checkbox"/> | Need to be nearer work..... | <input type="checkbox"/> |
| Need to be closer to a carer or dependent, to give or receive support..... | | | <input type="checkbox"/> |
| Other, please specify..... | | | <input type="checkbox"/> |

8. Please indicate the age, gender and relationship to you (e.g. son, daughter, partner, husband etc) of each person requiring to move.

	Age	Gender	Relationship to you
You			
Other person 1			
Other person 2			
Other person 3			
Other person 4			
Other person 5			
Other person 6			
Other person 7			

9. What type of household will the new household become? (Tick one box only)

- | | | | |
|-----------------------------|--------------------------|-------------------------|--------------------------|
| One-person household..... | <input type="checkbox"/> | Two-parent family | <input type="checkbox"/> |
| Lone-parent family..... | <input type="checkbox"/> | Couple..... | <input type="checkbox"/> |
| Older person household..... | <input type="checkbox"/> | Other..... | <input type="checkbox"/> |

10. Roughly how much total take-home (i.e. after deductions) income including benefits, is available for household living costs? (monthly income)

(Tick one box only)

Less than £500.....	<input type="checkbox"/>	£501 - £750.....	<input type="checkbox"/>
£751- £1,000.....	<input type="checkbox"/>	£1,001 - £1,500.....	<input type="checkbox"/>
£1,501 - £2,000.....	<input type="checkbox"/>	£2,001 - £2,500.....	<input type="checkbox"/>
£2,501 - £3,000.....	<input type="checkbox"/>	£3,001 and above.....	<input type="checkbox"/>

11. Do you have savings/equity which may be used to contribute towards your outgoings for a home?

None	<input type="checkbox"/>	Below £1000	<input type="checkbox"/>
£1000 - £2000	<input type="checkbox"/>	£2001 - £5,000.....	<input type="checkbox"/>
£5,001 - £10,000.....	<input type="checkbox"/>	£10,001 - £15,000.....	<input type="checkbox"/>
£15,001 - £20,000.....	<input type="checkbox"/>	Above £20,000.....	<input type="checkbox"/>

12. Do you live in the parish now?

Yes..... ☐ No.....☐

13. If you don't live in the parish now, have you lived in there in the last 5 years?

Yes..... ☐ No.....☐

14. Do you live in any of the adjoining parishes?

Yes..... ☐ No.....☐

15. Do you work in the parish or any of the adjoining parishes?

Yes..... ☐ No.....☐

16. Has any adult member of your household been offered a job in the parish but was unable to take up the offer due to a lack of affordable housing?

Yes..... ☐ No.....☐

If this survey shows that there is a need for affordable housing for local people in your village, we may wish to get back in contact with you as we work with the local authority and housing association(s) to try and develop the homes needed. Therefore, it would be helpful to us if you include your name and address below:

Name	
Address	
Postcode	
Tel. number	
E-mail	

Details of the Rural Housing Enabler:

Edward Rigby
Rural Community Council of Essex
Threshelfords Business Park
Inworth Road
Feering
Essex CO5 9SE
Telephone No. 0844 4773938
E- Mail Edward.Rigby@essexrcc.org.uk

Thank you for taking the time to
complete this survey

Data

PART ONE

Is this your main home?

	Frequency	Valid Percentage
Yes	280	78.65
No	0	0.00
Not Stated	76	21.35
Total	356	100.00

Question 1

How would you describe your home?

	Frequency	Valid Percentage
House	279	78.37
Bungalow	66	18.54
Flat/Maisonette/apartment/bed-sit	9	2.53
Caravan/mobile home/temp. structure	0	0.00
Sheltered/retirement housing	0	0.00
Other	2	0.56
Not Stated	0	0.00
Total	356	100.00

Question 2

How many bedrooms does your home have?

	Frequency	Valid Percentage
One	9	2.53
Two	54	15.17
Three	158	44.38
Four or more	132	37.08
Not Stated	3	0.84
Total	356	100.00

Question 3

Who owns your home?

	Frequency	Valid Percentage
Owned Outright by a household member (s)	204	57.30
Owned with mortgage by a household member (s)	120	33.71
Shared Ownership	0	0.00
Rented from a Local Authority	12	3.37
Rented from a Housing Association	2	0.56
Rented from a Private Landlord	18	5.06
Tied to job	0	0.00
Other	0	0.00
Not Stated	0	0.00
Total	356	100.00

Question 4

How many years have you and your household lived in the parish?

	Frequency	Valid Percentage
0-5 years	59	16.57
6-10 years	42	11.80
11-20 years	73	20.51
21-30 years	47	13.20
31-50 years	79	22.19
51-70 years	16	4.49
Over 70 years	7	1.97
Not Stated	33	9.27
Total	356	100.00

Question 5

How many people live in this property?

	Frequency	Valid Percentage
One	74	20.79
Two	182	51.12
Three	39	10.96
Four	47	13.20
Five	10	2.81
Six	3	0.84
Seven	0	0.00
Not Stated	1	0.28
Total	356	100.00

Question 5

Age of household members

	Frequency	Valid Percentage
0-5 years old	36	4.46
6-10 years old	32	3.96
11-15 years old	56	6.93
16-24 years old	48	5.94
25-40 years old	80	9.90
41-55 years old	164	20.30
56-70 years old	224	27.72
71+ years old	158	19.55
Not Stated	10	1.24
Total	808	100.00

Question 5 - (converted to categories)

Gender of occupants

	Frequency	Valid Percentage
Female	400	49.38
Male	397	49.01
Not Stated	13	1.60
Total	810	100.00

Question 6

Have any of your children/parents/brothers/sisters moved away from the parish in the last 5 years, due to difficulties in finding a suitable home locally?

	Frequency	Valid Percentage
Yes	21	5.90
No	328	92.13
Not Stated	7	1.97
Total	356	100.00

Question 7

Do you or does anyone living with you need to move to alternative accommodation?

Within 5 years

	Frequency	Valid Percentage
Yes	31	8.71
No	319	89.61
Unsure	0	0.00
Not Stated	6	1.69
Total	356	100.00

More than 5 years

	Frequency	Valid Percentage
Yes	27	7.58
No	323	90.73
Unsure	0	0.00
Not Stated	6	1.69
Total	356	100.00

No Need

	Frequency	Valid Percentage
Yes	293	82.30
No	58	16.29
Unsure	0	0.00
Not Stated	5	1.40
Total	356	100.00

Part 2: Households in housing need

Question 1

When do those requiring accommodation need to move from this home?

	Frequency	Valid Percentage
Within the next 2 years	9	16.98
Between 2 to 5 years	16	30.19
In 5 or more years	25	47.17
Not stated	3	5.66
Total	53	100.00

Question 2

Who owns your current home?

	Frequency	Valid Percentage
Live with parents	5	9.43
Member of the household	34	64.15
Shared ownership	1	1.89
Rented from council/housing association	3	5.66
Provided with job	0	0.00
Rented from private landlord	9	16.98
Not Stated	1	1.89
Total	53	100.00

Question 3

If you could move back/stay in the village which would you be seeking to do?

	Frequency	Valid Percentage
Renting from Council/Housing Association	11	20.75
Buy on the open market	26	49.06
Shared ownership	8	15.09
Renting from a private landlord	2	3.77
Other	0	0.00
Not Stated	6	11.32
Total	53	100.00

Question 4

Are you on the local council or Housing Association register or waiting list?

	Frequency	Valid Percentage
Yes	3	5.66
No	50	94.34
Not Stated	0	0.00
Total	53	100.00

Question 5

What type of accommodation would meet your needs?

	Frequency	Valid Percentage
House	21	39.62
Bungalow	6	11.32
Flat/maisonette/apartment	10	18.87
Sheltered/retirement housing	14	26.42
Other	0	0.00
Not Stated	2	3.77
Total	53	100.00

Question 6

Adaptations needed

	Frequency	Valid Percentage
yes	6	11.32
Not Stated	45	84.91
Not Stated	2	3.77
Total	53	100.00

Question 7

What is your main reason for needing to move?

	Frequency	Valid Percentage
Need smaller accommodation	15	28.30
Need larger accommodation	3	5.66
Need cheaper home	4	7.55
Need secure accommodation	1	1.89
Need to change tenure	1	1.89
Need to set up independent accommodation	14	26.42
Need physically adapted home	2	3.77
Need to be nearer work	1	1.89
Need to be closer to a carer or dependent, to give receive support	5	9.43
Other	3	5.66
Not stated	4	7.55
Total	53	100.00

Question 8- (converted into categories)

Age of each person moving

	Frequency	Valid Percentage
0-5 years old	5	5.68
6-10 years old	2	2.27
11-15 years old	4	4.55
16-24 years old	4	4.55
25-40 years old	13	14.77
41-55 years old	9	10.23
56-70 years old	20	22.73
71+ years old	16	18.18
Not Stated	4	4.55
Total	88	87.50

Question 8

Gender of each person moving

	Frequency	Valid Percentage
Female	44	50.57
Male	39	44.83
Not stated	4	4.60
Total	87	100.00

Question 9

What type of household will the new household become?

	Frequency	Valid Percentage
One-person household	19	35.85
Two Parent Household	4	7.55
Lone Parent Household	4	7.55
Couple	8	15.09
Older	12	22.64
Other	3	5.66
Not Stated	3	5.66
Total	53	100.00

Question 10

Annual Income after deductions

	Frequency	Valid Percentage
Under 500	5	9.43
501-750	3	5.66
751-1000	8	15.09
1001-1500	11	20.75
1501-2000	9	16.98
2001-2500	2	3.77
2501-3000	0	0.00
Anove 3000	6	11.32
Not stated	9	16.98
Total	53	100.00

Question 11

Savings

	Frequency	Valid Percentage
None	12	22.64
Below 1000	0	0.00
1000-2000	5	9.43
2001-5000	3	5.66
5001-10000	4	7.55
10001-15000	3	5.66
15001-20000	2	3.77
Above 20000	16	30.19
Not Stated	8	15.09
Total	53	100.00

Question 12

Live in the village currently

	Frequency	Valid Percentage
Yes	48	90.57
No	3	5.66
Not Stated	2	3.77
Total	53	100.00

Question 13

If no, have you lived in the village in the last 5 years?

	Frequency	Valid Percentage
Yes	0	0.00
No	3	100.00
Not Stated	0	0.00
Total	53	100.00

Question 14

Do you live in any of the adjoining parishes?

	Frequency	Valid Percentage
Yes	0	0.00
No	29	54.72
Not Stated	24	45.28
Total	53	100.00

Question 15

Do you work in the parish or any of the adjoining parishes?

	Frequency	Valid Percentage
Yes	8	15.09
No	34	64.15
Not Stated	11	20.75
Total	53	100.00

Question 16

Has and adult member of your household been offered a job in the parish but was unable to take up the offer due to a lack of affordable housing?

	Frequency	Valid Percentage
Yes	1	1.89
No	42	79.25
Not Stated	10	18.87
Total	53	100.00

