

Key Housing Needs Statistics

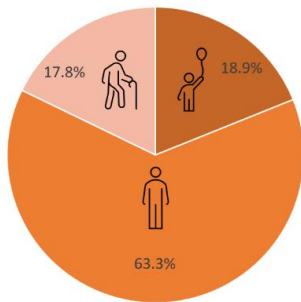
April 2024
Colchester City

Key Statistics: Population (June 2022) **192,700**
Households (June 2022) **79,710**

Source: ONS issued Nov 2022
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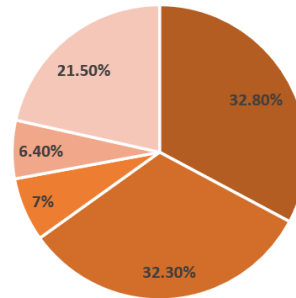
Population Profile: (census 2021)

0-15 Years 16-64 Years 65 Years & Over



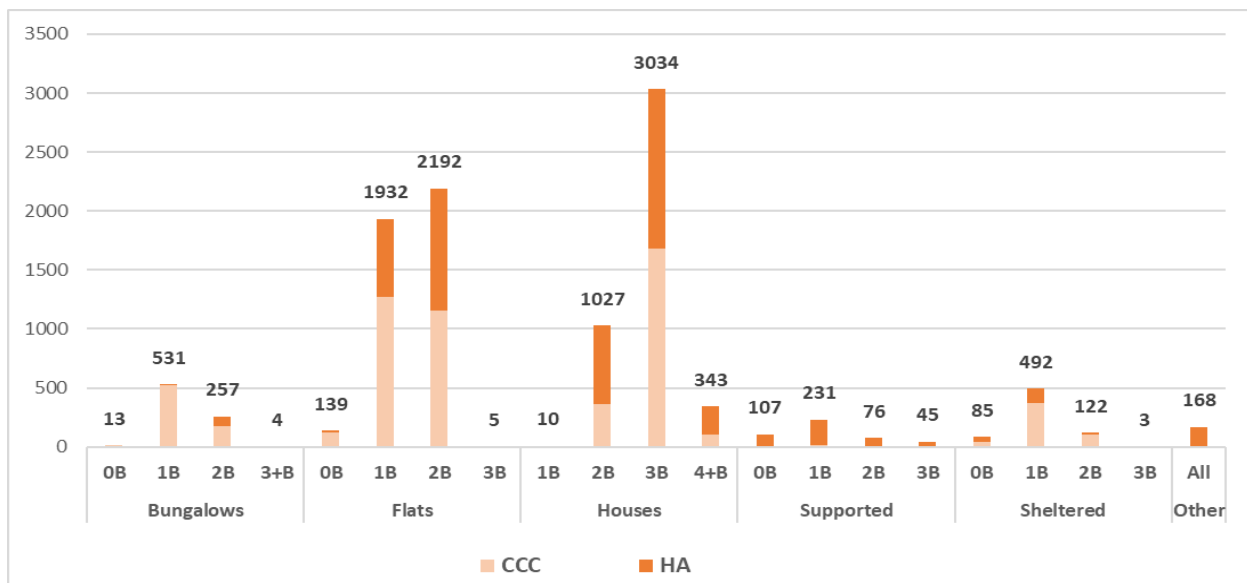
Tenure of Housing (census 2021)

Owned Outright Owned with Mortgage, Loan or Shared Ownership
Rented from Colchester City Council Rented from a Registered Provider
Privately Rented or Rent Free



1. Low-Cost Rental Housing in Colchester City: There are **10,816** existing social and affordable homes to rent in the city of Colchester, as of 31st March 2024.

Stock by Size and Property Type - No.B in chart, refers to Bedroom size of property



Source: Registered Provider Direct Returns (2021) and CCC Housing Stock Data (2024)

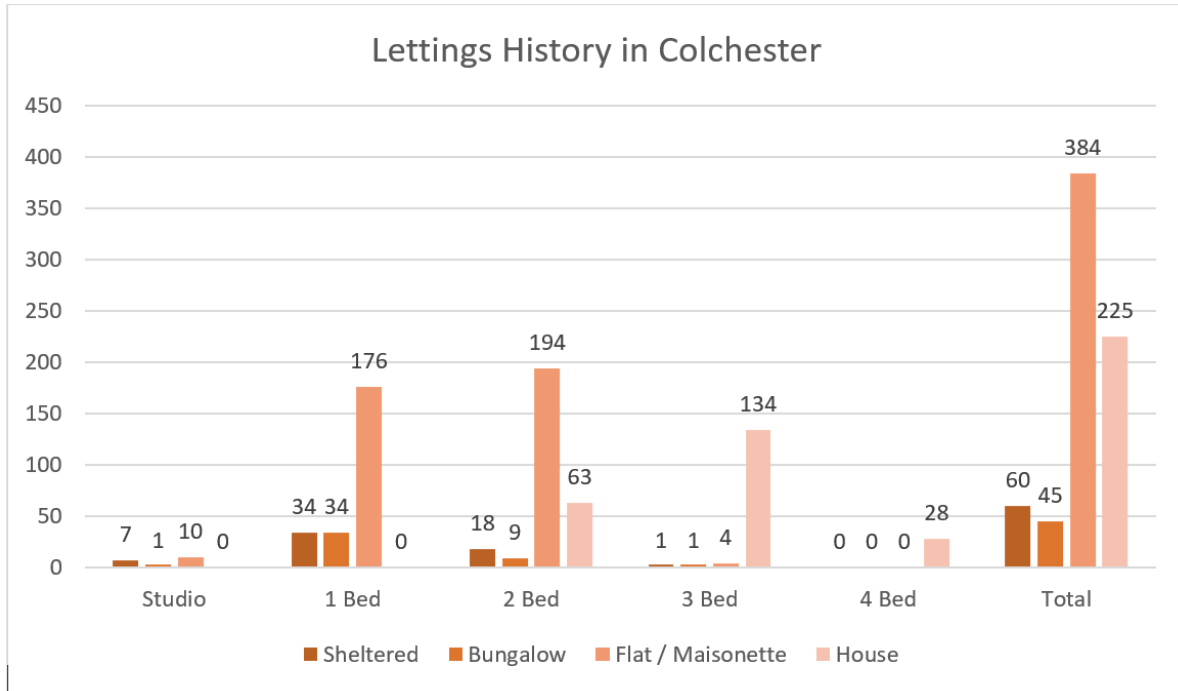
HA and CCC Homes by Size and Property Type:

	Bungalows			Flats				Houses					
	Studio	1 Bed	2 Bed	3+ Bed	Studio	1 Bed	2 Bed	3 Bed	1 Bed	2 Bed	3 Bed		4+ Bed
CBC	13	525	173	4	125	1267	1156	5	10	360	1682	103	5423
HA	0	6	84	0	14	665	1036	0	0	667	1352	240	4064
	Supported			Sheltered			Other						
	Studio	1 Bed	2 Bed	3 Bed	Studio	1 Bed	2 Bed	3 Bed		All			
CBC	4	17	4	5	38	372	104	3	547				
HA	103	214	72	40	47	120	18	0	782				

Totals	Colchester City Council	Housing Association	Total All
	5970	4846	10816

Source: Registered Provider Direct Returns (2021) and CCC Housing Stock Data (2023)

2. Lettings history in Colchester: Number of Lettings in Colchester, via Gateway to Homechoice, from 1st April 2023 to 31st March 2024 (All bands including sheltered). *There was a total of 714 lets in 23-24 compared to 702 lets in 22-23.*



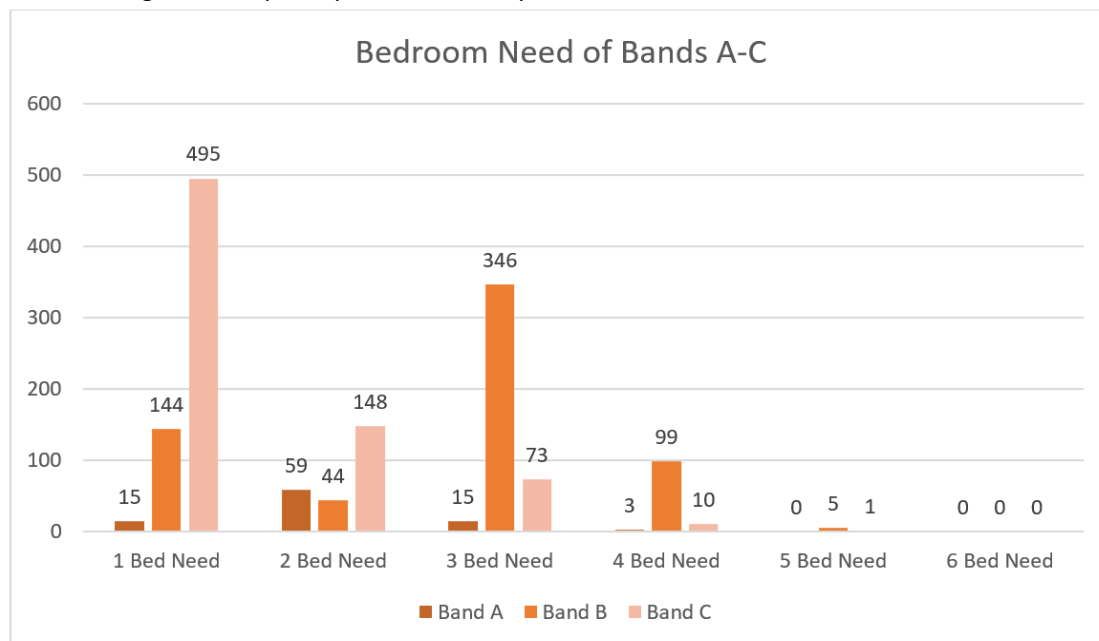
Source: G2H Civica April 2024

3. Applicants waiting for a home in the City of Colchester: There were **2,557** households registered on Gateway to Homechoice in Colchester waiting for a home on 31 March 2024. *This is a decrease of 4 households compared to 31 March 23.*

Priority A	Priority B	Priority C	Other bands D-F
92 applicants (+4)	638 applicants (-8)	727 applicants (-21)	1,100 applicants (+21)
3.6%	25%	28.4%	43%

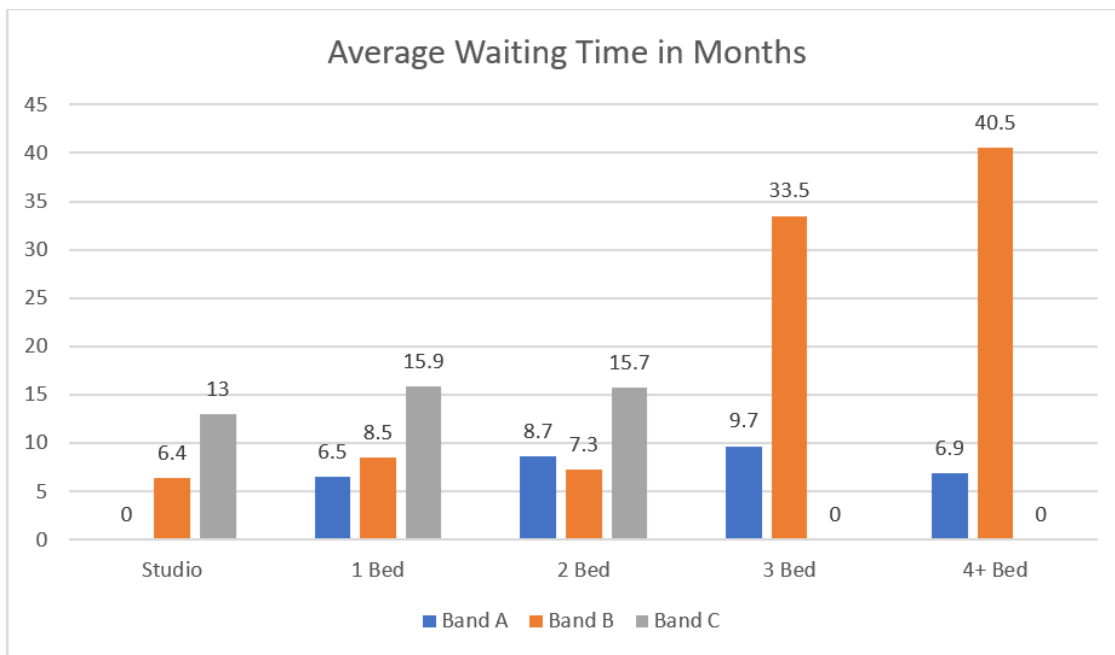
Source: G2H Civica April 2024

4. The property size (no. bedrooms) needed by the highest-need households: On 1 April 2024, there were 1,457 households registered as priority band A to C only: *This is a decrease of 25 households in bands A-C compared to April 23 (1,482).*



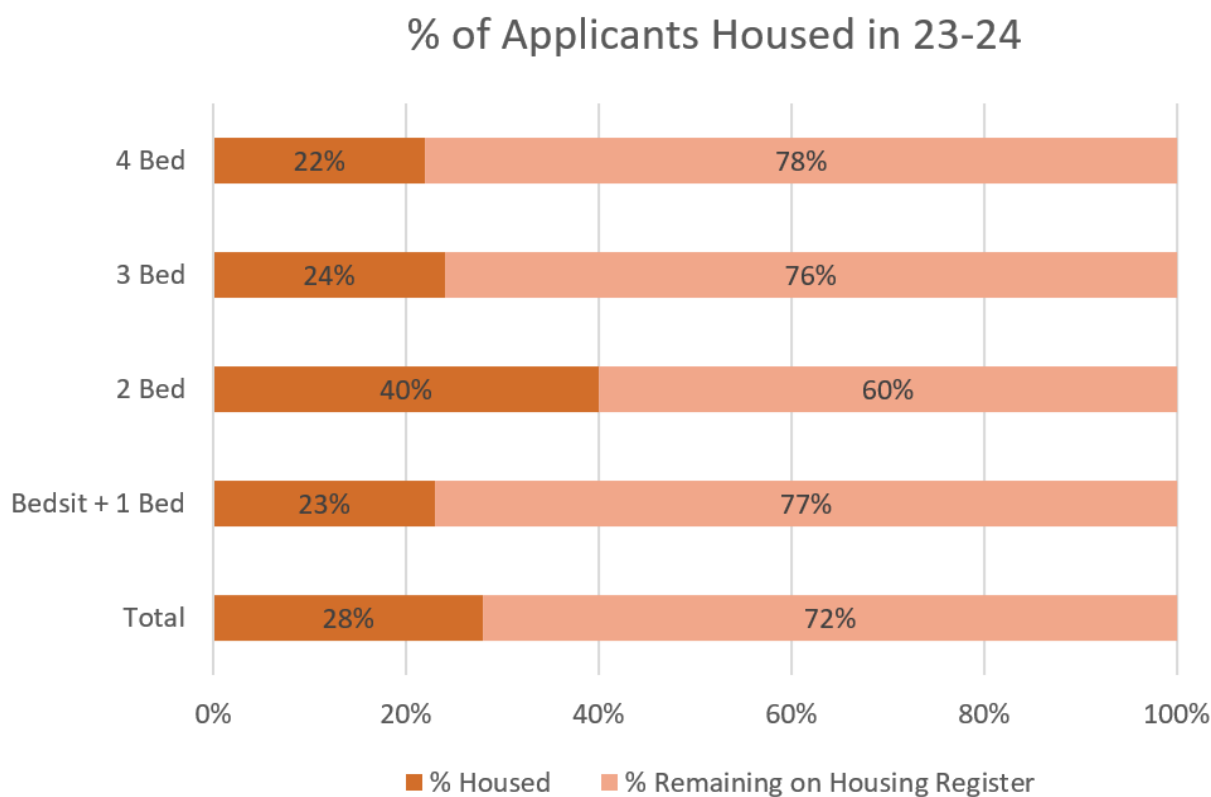
Source: G2H Civica April 2024

5. Average waiting times in months for a home in the City of Colchester: Average waiting time in months for general needs lets which occurred 1st April 23 - 31st March 24 (bands A-C only). No lets were made to Band C applicants for either 3 bed or 4 bed properties. *The overall average for 23-24 was 14.7 months compared to 22-23 overall average of 14 months.*



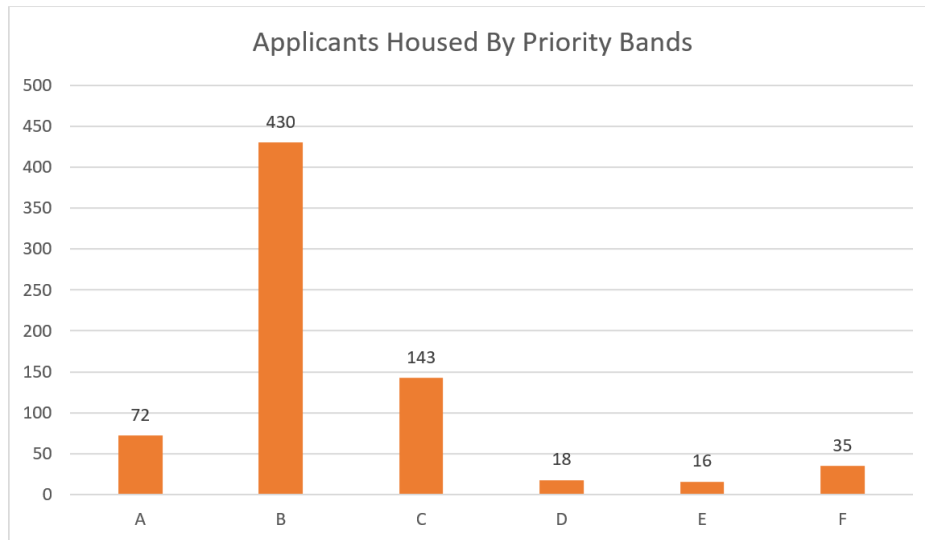
Source: G2H Civica April 2024

6. Proportion of applicants housed in the year: Comparing the number of people housed in Colchester between 1st April 23 and 31st March 24, with the total number of households registered on the housing register during this period. The total percentage of applicants housed in 23-24 was 28% compared to 27% in 22-23.



Source: G2H Civica April 2024

7. Applicants housed by priority band: Comparing the number of people housed in Colchester between 1st April 23 and 31st March 24 by priority band.



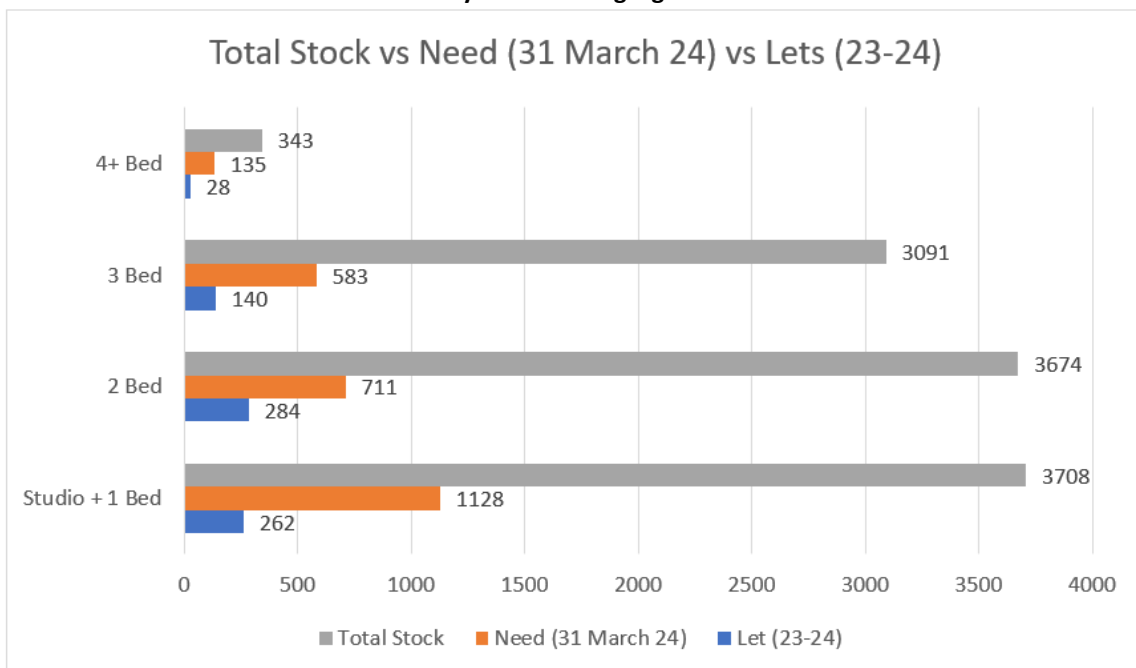
Source: G2H Civica April 2024

8. Analysis of Housing figures: The summary of housing need, all priority bands (April 23 to March 2024). *Breakdown in table format:*

	0 + 1 Bed	2 Bed	3 Bed	4+ Bed	Total
Colchester City Council	2371	1797	1699	103	5970
% stock	40%	30%	28%	2%	
Housing Association	1337	1877	1392	240	4846
% stock	27%	39%	29%	5%	
Total stock	3708	3674	3091	343	10816
% stock	34%	34%	29%	3%	
Letting History (23/24)	262	284	140	28	714
% lets of total stock	7%	8%	5%	8%	7%
Housing Need	1128	711	583	135	2557
% of total need	44%	28%	23%	5%	

Source: G2H Civica April 2024

Breakdown of Analysis of Housing Figures in Chart Format:



Source: G2H Civica April 2023, Registered Provider direct returns (2021) and CCC Housing Stock Data (2023)

9. Accessible Homes Need: Summary of the housing need for Code 1 applicants (full time wheelchair adaptation required) in all priority bands as of 31st March 2024.

	1 bed	2 bed	3 bed	4+ bed	Total
Code 1 – Full-time wheelchair adaption required	20 (+6)	5 (+1)	5 (-4)	3 (-1)	33 (+2)
Total Housing Need	1,128 (+30)	711 (-32)	583 (-2)	135 (n/a)	2,557 (-34)
% Need	1.7%	0.7%	0.8%	2.2%	1.2%

Source: G2H Civica April 2024

10. Strategic Housing Market Assessment (SHMA) Update – 2015: Annual requirement for all new housing in Colchester.

SHMA Update 2015 recommendations: Annual Housing Requirement by Tenure/size				
	1 bed	2 bed	3 bed	4 bed
Social & Affordable rent sector	31%	32%	23%	14%
Shared Ownership	75%	25%	0%	
Market	4%	26%	46%	24%