



Context and literature review

Developing an affordable housing programme
social value evaluation framework and calculator

January 2022

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1. Affordable Housing Impact and evaluation contexts

[Housing to 2040](#) is the national strategy to ensure people live in homes which are affordable and meet their needs. It shows how the Scottish Government intends to fund affordable housing supply particularly social rent and provides an overview of investment in Social Housing. In particular the strategy states that Scotland will deliver 100,000 affordable homes over the next ten years with at least 70% social rent (this target has since been increased to 110,000 over the same period with 70% for social rent). The Strategy refers and recognises the wider multi-dimensional impacts which housing makes such as taking a place-based approach that meets the needs of people and supports health and wellbeing.

Scotland has an established [national performance framework](#). The framework aims to create a more successful country which give opportunities to all peoples, increase the wellbeing of people, creates sustainable and inclusive growth, and reduces inequalities and gives equal importance to economic, environmental, and social progress.

The framework contains 81 national indicators which are regularly updated to demonstrate progress which speaks to a whole mixture of outcomes such as self-reported perceptions of health, perceptions of local crime rate, and mental wellbeing. There is also quantitative output data within the framework such as number of businesses registered per 10,000 adults and people making one or more visits to the outdoors per week.

The provision of affordable or social housing is not specifically referenced as a target although housing is referenced throughout the indicators in relation to deprivation after housing costs, relative poverty after housing costs, persistent poverty after housing costs and satisfaction with housing.

There are specific Scottish Government [Housing and Regeneration outcomes](#) which are measured by 26 indicators designed to measure progress in relation to well-functioning housing system, high quality sustainable homes, homes that meet peoples' needs and that people live in sustainable communities. An increase in the number of new homes is measured along with homes meeting healthy, safe, and secure criteria (the Scottish Housing Quality Standard), access to green or blue space, overcrowding levels, worklessness, healthy life expectancy and satisfaction with community centres and facilities. There is a focus on property performance measures such as SAP ratings, numbers of overcrowded homes and neighbourhood satisfaction. Data is presented in the form of a dashboard detailing where performance is improving, being maintained or worsening. The dashboard is updated from a range of sources such as National Records for Scotland, Scottish Housing condition survey, Scottish Government new house building statistics and ONS Annual Population Survey

The national performance framework and Housing Regeneration outcomes are referenced in documents such as the [Audit Scotland report](#) (2020), [Association of Local Authority Chief Housing Officers report: Are we focusing on what matters](#) (2021) and the [The Impact of Social Housing report \(2020\)](#) as a way in which Housing impact is assessed and monitored.

The [Scottish Social Housing Charter](#) asks Registered providers to focus efforts on achieving outcomes which matter to tenants including feeling safe, participation in decision making, supporting tenancies, and preventing homelessness. The charter is designed to understand the customer experience but does not specifically make a distinction between the affordable housing programme and the monitoring of existing tenancies.

Following a review of the documents it is possible to conclude there is no one data source unpacking the changes which are experienced by an individual as a result of access to affordable housing. The wider social change for the individual is not captured in a systematic way and in particular not in a way which captures the impact of changes such as moving from homelessness, overcrowded, unaffordable or unsuitable housing to a new affordable or rented home. There is limited data on what has changed, in what circumstances and how this has occurred.

The current national reporting systems do not address housing as a [human right](#). Housing as a human right is discussed in detail in the [ALACHO report Housing as a Human Right are we focusing on what matters \(June 2021\)](#). The report details how the current ways of measuring need are too narrow and do not place housing in the broader contexts of human rights. There are 7 broad standards which address housing as a human right which are tenure security, habitability, availability of services, affordability, accessibility, location, and cultural adequacy. The report argues it is important to capture disparities in outcomes between different social groups, including those with different 'protected characteristics' and other vulnerable and disadvantaged households.

There are good practice guides and a wide body of literature which looks at impact through a [Social Value lens](#), that is trying to understand the changes and impact from those who experience the change especially from those most in need. There is a [SFHA/HACT Social Value toolkit](#) which demonstrates how to use Social Value principles and measurements to understand what and how changes for people with a Housing Association focus. As yet there is no field study available using the techniques suggested on the Social impact of affordable or social rented housing. This question which remains unanswered is in effect measuring the Social Value of a social housing tenancy.

2. What research methods have been or are being used to assess social impact of new build affordable housing?

The Scottish Government does not routinely carry out post evaluation surveys on the impact of affordable housing from the perspective of the resident ([Audit Scotland 2020](#)) . [Audit Scotland recommend that](#) Scottish Government should work in partnership with RSLs to implement performance measures to demonstrate the value for money of new-build homes, and work to demonstrate the social value of investment.

RSLs do not specifically focus on the impact of new affordable housing and the impacts which they generate in different contexts. Reporting does not specifically examine sheltered and supported housing and the impacts which they produce.

There are reports which reference impacts of Social Housing across a whole range of outcomes such as health, child poverty, economic productivity, and improved community cohesion. These reports use case studies which are aligned with social impact metrics such as the [Impact of Social Housing \(2020\)](#) report. Other reports including the [New Economic case for Social Housing](#) use secondary sources linking the importance of good housing to promoting wellbeing, reducing fuel poverty, improving community cohesion, reducing overcrowding to benefit health.

[Public Health Scotland](#) provide a helpful tool which demonstrated the impact of the last Scottish affordable programme by using [Health Impact Assessments](#) . The assessments provide a useful pathway which identify issues, the circumstances of the individuals aligned with probable positive outcomes. This approach does not specifically quantify this impact, but it does identify them as likely to have occurred.

The [Gowell](#) in Glasgow programme is a research and learning programme which investigates the impact of investment through housing, regeneration and neighbourhood renewal. The programme uses research techniques to help understand the impact of the individual of interventions such as Housing improvements. Research undertaken demonstrated a positive mental wellbeing impact of the local environment and appearance of the home.

The [Audit Scotland](#) (2020) report references qualitative [case studies](#) from different projects to demonstrate the impact of Social Housing.

From the private sector in England the [Redrow Communities report](#) recognises the importance of wider impacts which housing can bring on health, community cohesion, access to nature and employs monetised wellbeing calculations based on wellbeing valuation techniques. It identifies the importance of looking at impact over a 25-year time period. The report uses monetised wellbeing valuation techniques pioneered by organisations such as [HACT and Simerica-Jacobs](#) and made available for organisations to understand wellbeing impacts using money as a common metric. This allows organisations to see their social outcomes in relation to costs and to clearly demonstrate value for money using cost benefit calculations.

Social Value reporting tools are available for applying to [community led housing](#). This Social Value calculator tool was designed in 2019 to forecast the impact which community led housing has on an individual using the [wellbeing valuation](#) method. However, there is no central data collection focus for the gathering of data which may be able to inform practice or policy. The tool also does not have functionality to track the personal characteristics of the individuals concerned.

Other examples from around the UK utilising wellbeing valuation and Social Value reporting methods in the affordable housing context include the Teviot Estate regeneration in East London. There is an unpublished Social Value Action Plan for the [Estate](#) which details key aims of a regeneration programme over a 20 year period on a community which will involve building new affordable homes. In particular there is a strong emphasis on health improvement. Tower Hamlets Council, Poplar HARCA Housing Association and the Hill Partnership are working towards targets which are using

subjective wellbeing focused questions such as perceptions about being a victim of crime, feeling belonging to a neighbourhood and good overall health where evidence must be collected in relation to change for the individual.

However, this on its own does not address the issue of causality and [additionality](#) i.e. to what extent is the change brought about by the provision of affordable housing and would it have happened anyway.

There is emerging field driven work in [Greater London](#) looking at the pre and post survey evaluations in relation to the Greater London 2021-2026 affordable housing programme. This work is due to start during 2022 and will include surveys over a number of years into the impact of the new home on health, safety, community and belonging, accessibility and neighbourhood amenities along with physical characteristics of the property such as noise, comfort, ventilation, and appearance. This exercise will also include personal characteristic data consistent with demographic questions consistent with the Census for England and Wales 2021.

3. Conclusions: What are the gaps and opportunities for our research from the desktop literature review?

The Scottish Government is committed to providing affordable and social rented housing and has outlined a long-term strategy to meet housing needs. However, there is no clearly articulated way of measuring the impact of affordable housing against the national framework outcomes.

Analysis and review of the indicators used to measure progress against the National Performance Framework and Housing and Regeneration outcomes framework do not systematically track outcomes associated with the affordable housing programme or identify the additionality and strength of causality. They also do not consider the individual circumstances prior to accessing the new affordable property. There are arguments that the current system is too narrow and should focus more on housing as a human right as a way to assess if needs have been truly met. Social Value principles and methods with analysis are a way of complementing the current reporting methods and providing additional insights.

There are no standard pre and post occupancy surveys built into Scottish Government reporting although examples do exist at a local level of researching housing impact in Glasgow and London.

There is a useful template produced by Public Health Scotland which is it is possible to adapt which can be used as a framework to help track the impact of affordable housing tracking impacts through issues and pathways linking to specific groups and aligning to positive impacts.

The advent of the 2021-2026 affordable programme is an opportunity to adopt pre and post surveys and use subjective wellbeing questions to evaluate a wide variety of housing influenced outcomes and track pathways for a whole of range of groups which is currently under evidenced. We should include an analysis on impact of those with disabilities, ethnic minorities within a whole range of contexts and address the questions of causality and additionality. These questions and analysis should link to and incorporate the issues around housing as a human right.

Report/Source	What are the relevant current measurement contexts, background, and policy frameworks for affordable housing in Scotland ?.	What methods are in use to assess impact or what is currently missing?	Is there anything we can learn?
<p>Audit Scotland: Affordable Housing the Scottish Government affordable housing supply target.</p>	<p>Measurement contexts</p> <p>Scottish Government has four housing and regeneration outcomes. These are:</p> <ul style="list-style-type: none"> • a well-functioning housing system – availability of choice, homes people can afford and growth of supply. • high-quality sustainable homes – safe, warm resources – efficient and promoting wellbeing. • homes that meet people’s needs – accessing and keeping a home supporting independent living • sustainable communities – economically, physically, and socially sustainable. <p>The Scottish Government National Performance Framework was revised in 2018 with three of the 11 outcomes referring to housing specifically: communities, poverty, and environment.</p> <p>However, affordable housing can also contribute to improving other outcomes such as those relating to health, education, children and young people, equalities, and the economy.</p> <p>Health and housing officials also recognised that they should focus on how good-quality, appropriate housing can contribute to good health across Integration Authorities.</p> <p>Greener standard Councils and RSLs qualify for a higher benchmark subsidy if building standards for new homes meet, Silver Level, of the 2011 building regulations for both carbon dioxide emissions and energy for space heating. This is known as the greener standard.</p> <p>There are developing performance measures for new-build development, based on a value for money tool designed by Scotland’s Housing Network. This collects data from new-build</p>	<p>What is currently missing?</p> <p>The Scottish Government did not clearly set out what outcomes it expected to be improved from its investment.</p> <p>The Scottish Government should better demonstrate how the impact and value for money of future investments will be assessed.</p> <p>Scottish Government should work in partnership with RSLs to implement performance measures to demonstrate the value for money of new-build homes, and work to demonstrate the social value of investment.</p> <p>Although the more Homes approach contributes to the wider housing and regeneration outcomes, the Scottish Government did not clearly set out how the target links to these outcomes or the National Performance Framework (NPF) outcomes, or how it would measure the impact of affordable housing delivery against these wider national outcomes.</p> <p>Councils should improve reporting on the delivery of affordable housing to demonstrate how housing needs have been met and how it is contributing to wider improved outcomes, including those listed in the national performance framework.</p> <p>The disconnect between the national target and local assessments of need, means that it is not possible to determine whether the Scottish</p>	<p>There are gaps on current evaluation of affordable housing.</p> <p>There is an existing performance and outcomes framework for affordable housing in Scotland.</p> <p>There is a need to understand outcomes and impacts beyond the numbers of properties built.</p> <p>There is a gap in what is currently measured and the National Performance Framework.</p> <p>There is an opportunity to re-introduce pre and post evaluations on the current affordable programme in Scotland.</p>

	<p>projects relating to cost, time, quality aspects and resident satisfaction, and compares them.</p> <p>Architecture and Design Scotland has identified some opportunities for improvements in the design of social housing. For example, this includes better integrating the design of water management, parking, and social and recreational uses into new developments.</p> <p>Planning for outcomes briefing paper sets out some ways the Scottish Government could plan and monitor against outcomes.</p>	<p>Government's investment is targeted most effectively to deliver new affordable homes of the right types in the right locations. This limits the judgements that can be made on the overall impact of the investment on national housing need.</p> <p>Councils and RSLs take different approaches to capturing feedback on new homes from tenants. It is not possible to summarise tenant feedback at a national level, however we found evidence of a mixed picture across Scotland during our fieldwork. Some of the feedback social landlords have received from tenants included the following quotations.</p> <p>"My neighbour's mental health has improved since moving from the high rises to new amenity housing. Mainly because of the social aspects."</p> <p>"The house is located on the main road which can be dangerous at times."</p> <p>"I have more space in my new home, this helps look after my disabled husband."</p> <p>"I think the secured entrance is a positive thing, saves having people I don't want at my door."</p> <p>"My fuel bills reduced by almost three quarters when I moved into my new home."</p> <p>Anecdotally there is evidence of change from moving into new property in mental health, fuel poverty, social life, and space.</p> <p>Grant funding for local programmes for 30 councils is distributed using the Strategic</p>	<p>In the allocation of grant funding there is a link to deprivation, homelessness and need.</p> <p>We should use the SHIF indicators as a baseline for evaluation and ask questions such as has affordable housing impacted on deprivation, homelessness, and market pressure.</p>
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Report/Source	What are the relevant current contexts, background, and policy frameworks for affordable housing in Scotland ?.	What difference does affordable housing make, what methods are in use to assess impact or what is currently missing?	Is there anything we can learn?
<p>ALACHO Paper: The Right to adequate Housing are we focusing on what matters? (June 2021)</p>	<p>The right to adequate housing is embedded in international covenant on economic/social/cultural rights signed by UK Government in 1976.</p> <p>Statistics confirm domestic abuse is a major cause of statutory homelessness in Scotland. In the decade to 2019-20 around 5,000 homeless applicants each year stated that a violent or abusive household dispute was their main reason for applying, most of whom are women</p>	<p>Report looks at Housing as a human right.</p> <p>It does not measure impact as such it sets out a broader context for measuring impact in the contexts of human rights.</p> <p>Report is designed to be a can opener.</p> <p>Authors feel that current approach to measuring housing need is too narrow.</p> <p>Authors would have preferred to include 'subjective' outcome indicators that reported people's own perceptions of their housing situation. However, as discussed in subsequent chapters, data to support such indicators are scarce.</p> <p>The ability to report on outcomes for different sub-groups, including those with 'protected' characteristics, remain severely constrained by data gaps and small sample sizes.</p> <p>7 broad standards to meet the right for adequate housing.</p> <p>Tenure security Habitability Availability of services Affordability Accessibility Location Cultural adequacy.</p> <p>Against this backdrop, the EHRC (2018)</p>	<p>We might ask the question is affordable housing meeting these human rights?</p> <p>Important to remember (2.47) that outcomes are seldom about Housing alone there is not linear causal link.</p> <p>The UN human rights agenda and the Scottish Government pledge to 'leave no one behind' also means that it is important for data collection to be capable of demonstrating this.</p> <p>Capturing disparities in outcomes between different social groups, including those with different 'protected characteristics' and other vulnerable and disadvantaged households.</p>

		<p>conducted a wide-ranging review of the housing rights of disabled people. This review concluded that these rights have not been effectively protected in Scotland or elsewhere in Britain.</p> <p>The European Commissioner for Human Rights (2010) has highlighted the persistent gap between legal recognition of women's right to adequate housing and the reality in practice. This is ascribed to discriminatory attitudes and the more limited financial, political, and legal resources available to many women to challenge violations to their housing rights.</p> <p>From a human rights perspective, location means that households should not be compelled to live in places that make it difficult to access work, education, healthcare, public transport, and other facilities or to maintain family and social networks.</p>	<p>Supporting analysis of households that face multiple (or intersecting) inequalities, such as race and/or disability.</p> <p>Lots of useful information, good background to Housing as a Human Right and what the Scottish Government should do measure it as such.</p>
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Report/Source	What are the current contexts, background, information, or examples of evaluation of affordable housing.	What difference do they feel affordable Housing makes, what methods do they recommend to assess impact or what is currently missing?	Is there anything we can learn?
<p>Housing 2040: Scottish Government</p>	<p>Scotland has been empowered to pursue its own housing aspirations. The Scottish Government has sought to recognise the central importance of good, safe, secure, and warm homes for people's wellbeing</p> <p>Homes have never been simply bricks and mortar – good housing and homes support our health, our wellbeing, our life chances, and our job prospects. Everyone should have a home that brings them those chances and opportunities.</p> <p>Place-making We need to make a radical shift in how we plan and design housing and places. The Place Based Investment Programme in 2021, a £325 million investment over five years contributing to our ambitions in community-led regeneration, community wealth building, town centre revitalisation and 20-minute neighbourhoods. This will also be an important source of funding to contribute to mixed-use development projects which include affordable housing.</p> <p>The introduction of the National Planning Framework 4, the new Housing Standard and the new Scottish Accessible Homes Standard will improve the spaces within and around our homes and support people's wellbeing, no matter where they live.</p> <p>Homes support those with long-term conditions and disabilities and everyone who can and wants to is enabled to live independently in a home of their own.</p> <p>A 2018 report on housing issues affecting disabled people by the Equality and Human Rights Commission set out a summary of the position in Scotland. The report highlighted that: 61,000 people need adaptations to their home. Approximately 1% of housing is fully accessible for wheelchair users. 10,000 disabled Scots are on</p>	<p>Warm, healthy, safe, and non-overcrowded homes in positive neighbourhoods can contribute to children's wellbeing and happiness, providing a healthy start and contributing to their social and physical development.</p> <p>Good homes with room for children to play, learn and study can contribute to educational attainment and are part of our work to make Scotland the best place in the world to grow up.</p> <p>Improving the quality of new build social homes and addressing all-tenure standards through the new Housing Standard will make an important contribution to ensuring people can live well in their homes and children have the space indoors and outdoors that they need to thrive.</p>	<p>We should ensure that our research is able to capture those moving into regeneration areas benefiting from the Placemaking fund and include those with disabilities, fleeing from domestic violence, understand impact on children</p>

	<p>housing waiting lists.</p> <p>Action 18: Set tenure-neutral standards so that everyone can live with dignity and in comfort, no matter what tenure they live in</p> <p>Action 19: Bring digital connectivity to homes, tackling the digital divide.</p>		
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Report/Source	What are the current contexts, background, information, or examples of evaluation of affordable housing.	What difference do they feel affordable Housing makes, what methods do they recommend to assess impact or what is currently missing?	Is there anything we can learn?
<p>The Impact of Social Housing: Economic, Social, Health and Wellbeing.</p>	<p>Report references the National Performance Framework and Housing and Regeneration outcomes.</p> <p>Report uses 4 case studies to demonstrate the impact of Housing Associations on health, economy and wellbeing.</p>	<p>Report recommends wellbeing measurements along with measurements relating to preventative spending.</p> <p>Recommends Housing organisations align themselves with the SFHA Impact Manifesto the Social Value in Housing Toolkit.</p> <p>Design and quality should also be considered in future evaluations especially as it links to Covid 19 recovery.</p> <p>Social Housing has multi-dimensional impacts such as reducing child poverty, tackling homelessness, economic multipliers, better outcomes for communities and successful placemaking.</p> <p>Housing is identified as driving structural health inequalities. Housing is a public health issue.</p> <p>Increasingly Housing Associations are an important component of investment finance. Investors are increasingly looking to ensure investment outcomes are delivering social and environmental impacts.</p> <p>In 2018 Poverty and Impact survey of SFHA members found that only 37% directly measured impact.</p> <p>Fraser of Allander captured economic impact of Glasgow Housing Association which in the 15 years since establishment has added around</p>	<p>Social Value measurements should link across individual experiences to Housing and Regeneration outcomes and National Performance Framework.</p> <p>We should align the project with the Scottish Housing Impact Manifesto and the Social Value in Housing toolkit.</p>

		<p>£2b to the Scottish economy and 36,500 FTE jobs.</p> <p>(Figure 5) Housing contributes to wellbeing in a number of ways, good neighbour relations, neighbourhood design, community resilience, greenspace, physical and mental health, high energy standard and property size.</p> <p>Report cites 2016 Buck et al which reviewed a wide range of evidence to conclude that decent housing is critical for health outcomes including value of health improvements to the NHS, reduce need to deliver care to elderly households, safe, decent homes enhance wellbeing.</p> <p>Pathway identified to the national performance framework in figure 7.</p> <p>The HACT/SFHA toolkit identified 25 indicators to help understand the social value related to health and wellbeing, affordability, physical environment, and debt.</p> <p>Case studies were larger national/regional association Clyde Valley Housing, larger specialist Bield Housing and Care, Rural Scottish Borders Housing Association, community-based Southside Housing Association.</p> <p>Most relevant case study relates to homelessness and the Clyde Valley Housing association Homelessness work where rapid rehousing transition plans are used to avoid lengthy stays in temporary accommodation.</p> <p>Cases study activities are linked to national performance framework and housing</p>	
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		performance indicator. Report recommends increased investment in social housing stock	
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Report/Source	What are the current contexts, background, information, or examples of evaluation of affordable housing.	What difference do they feel affordable Housing makes, what methods do they recommend to assess impact or what is currently missing?	Is there anything we can learn?
Communities Report Redrow	<p>Report to better understand the social value generated by new development.</p> <p>Report concentrates on private housing but recognises that placemaking is an important consideration to generating social value, improving health and cohesive communities.</p>	<p>The methods used were applied to private sector, however they used net present value principles over a 25-year period using monetised outcomes.</p> <p>They put impact measurement into 4 themes</p> <p>Homes, Places, Socio-Economic and Community.</p> <p>Different methods used include subjective wellbeing valuation, willingness to pay, value of time valuation, direct monetary valuations.</p> <p>Benefits of nature are also included.</p>	<p>Demonstrates the multi-dimensional nature of impact and the wider importance of environment and health.</p> <p>Important to think long term over 25 years.</p> <p>It opens up the opportunity to ask willingness to pay questions.</p>

Report/Source	What are the current contexts, background, information, or examples of evaluation of affordable housing.	What difference do they feel affordable Housing makes, what methods do they recommend to assess impact or what is currently missing?	Is there anything we can learn?
<p>Healthy Housing for Scotland: A briefing paper setting out fundamental link between housing and public health 2021</p>	<p>Puts into context how Housing can impact positively on health through increased health and housing collaborations, affordability, accessibility, housing quality and conditions, low carbon, climate resilient and healthy homes, inclusive approaches for all communities, mental health, place and community.</p> <p>Social determinants of health. Health is largely shaped by factors beyond access to health care.</p> <p>World Health Organisation has highlighted poor housing conditions as one of the mechanisms where social and environmental inequality links to health inequality.</p> <p>Causal factors are complex !</p> <p>A whole range of factors can impact on health housing conditions, risk factors and health conditions. (Reproduced from 50,000 affordable homes a health impact assessment).</p> <p>Increasing supply of affordable housing is key to addressing housing need.</p> <p>In 2019 poverty rates in Scotland were lower than in England and Wales attributed to lower social rents and boost the supply of social housing</p> <p>Long standing research showing link between cold and damp.</p> <p>Fuel Poverty Act (Scotland 2019) defines fuel poverty. This is increasing in remote, rural areas. Similar rates of fuel poverty in RSL (39%), Local Authority (36%) and private rented sectors (36%) were similar.</p> <p>Only 1.5% RSL is accessible for wheelchair users.</p>	<p>Health Impact assessments are a useful tool to help provide a framework which links affordability to improved impacts.</p> <p>The Health Impact Assessment does not specify how to measure and demonstrate this change.</p>	<p>Useful to look at rent levels in the research.</p> <p>Rises to fuel costs could undermine the positive impact new housing.</p>

	<p>Increasing use of technology and digital service is important for design.</p> <p>2.3% of population in Scotland is in overcrowded accommodation which increases the exposure to infectious diseases.</p> <p>More likely overcrowding is from an ethnic minority background.</p> <p>Links between increasing affordable housing with specific needs and increased engagement with health services, reduced substance misuse and co-occurring mental health issues.</p> <p>13% of households in Scotland have no access to private or shared outdoor space.</p> <p>(Look up place standard tool)</p> <p>National health and wellbeing outcomes framework 2015</p>		
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Report/Source	What are the current contexts, background, information, or examples of evaluation of affordable housing.	What difference do they feel affordable Housing makes, what methods do they recommend to assess impact or what is currently missing?	Is there anything we can learn?
<p>A New economic case for Social Housing 2020</p>	<p>The core of our argument had been that as well as delivering jobs and incomes, social housing enhances wellbeing. Much of that is a consequence of the effects of housing on health and on education. These effects have become more relevant with COVID-19.</p> <p>Difficult to identify causal impacts.</p> <p>Report states that:</p> <p>Building more social homes is good economics and good for wellbeing</p> <p>Scotland’s Economic Strategy ‘an adequate supply of housing is essential for growth’</p> <p>‘Lack of worth is both a cause and consequence of homelessness’</p> <p>Looking at Housing through an economic lens and improving productivity of the worker through removing obstacles to regular attendance at work and having fewer sickness absences.</p> <p>Social Housing plays an important role in reducing inequality. Poor Housing damages this wellbeing</p> <p>Good housing leads to better educational outcomes and, thus, higher productivity SECTION 3 Scotland wants to be a country where, “we are well-educated, skilled and able to contribute to society.” Much of that ambition is measured through pupils’ attainments at school. When families live in good quality houses, confident that will be able to stay as long as they want, children do better at school.</p> <p>Good housing leads to better health, reduces health costs, enhances educational outcomes, and causes higher productivity</p> <p>In Scotland, 30% of people who had experienced homelessness between 2001 and</p>	<p>Makes a whole range of connections between housing health, wellbeing, poverty, and economic productivity.</p>	<p>Difficult to identify causality, we should be upfront and attempt to address this in the research.</p> <p>We need to be mindful that poor housing damages wellbeing.</p>

	2016 reported a mental health problem compared with 21% in the most deprived parts of the country. The link between housing and mental health is especially strong among children.		
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Report/Source	What are the current contexts, background, information, or examples of evaluation of affordable housing.	What difference do they feel affordable Housing makes, what methods do they recommend to assess impact or what is currently missing?	Is there anything we can learn?
<p>Post occupancy evaluation pilot for London Affordable Homes programme</p> <p>Greater London Authority</p>	<p>Post occupancy evaluation pilot which may become a contractual requirement for all delivery partners from April 2023.</p>	<p>Pilot programme designed to understand resident experience and provide data to inform decision making in the future.</p> <p>Standardised methodology which is asking for volunteers across London to sample a proportion of their residents.</p>	<p>Continue with on-going monitoring of project and how they are collecting information and learning from any issues experienced.</p>



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