

## Council Homes - GLA Housing Starts on Site and Completions

The figures in this report relate to housing programmes that the GLA is responsible for. Additional starts and completions are reported within the Department for Levelling Up, Housing and Communities Housing (DLUHC) Statistics at the following links:

<https://www.gov.uk/government/collections/local-authority-housing-data>

<https://www.gov.uk/government/statistical-data-sets/live-tables-on-social-housing-sales#right-to-buy-sales>

DLUHC Housing Statistics Live tables are available at the following link:

<https://www.gov.uk/government/statistical-data-sets/live-tables-on-affordable-housing-supply>

### Notes:

- [1] For 2015-16 onwards the statistics include 'starts on site' outturn in the same year that completion is achieved for off the shelf / turnkey developments, tenant incentive scheme type products and the extensions programmes. These types of schemes have not previously had 'starts on site' recorded.
- [2] Starts on sites and completions are reported within the GLA's published statistics when the units are recorded *and* authorised in GLA systems. Subsequent revisions to projects may occur however revisions will be kept to a minimum and included only where the changes reflect material errors at the time of reporting. Revisions may also include adjustments to starts reported from 2015-16 onwards where a scheme is re-started within a different GLA programme.
- [3] Social Rent (and LAR to benchmarks) includes social rent and London Affordable Rent at social rent based benchmarks.
- [4] Other Intermediate includes intermediate market rent and other intermediate market products
- [5] Tenure information for some schemes within GLA programmes is not available at the time the housing statistics are reported. These are noted as TBC.
- [6] The Specialist and Supported programmes includes projects within the Mayor's Care and Support Specialised Housing, Move on, Homelessness Change, Platform for Life programmes and projects with a lease length of 5 years and over via Rough Sleepers Accommodation programme, and other associated specialist and supported housing programmes
- [7] Homes funded via the GLA Right To Buy Ringfence programme are not counted in statistics for the general affordable housing programmes. These are additional and only reported for council homes delivery.
- [8] The GLA delegates the management of selected housing programmes to Homes England. Delivery of these programmes is reported within the GLA published statistics as provisional pending confirmation from Homes England.

### Revisions

As part of the move towards the Mayor's commitment to achieve full compliance with the ONS Code of Practice on Use of Statistics the GLA may apply revisions to the published statistics to ensure accuracy. Revisions will be confirmed in the GLA published statistics on an annual basis and will be applied from 2015-16 to reflect the Mayor's target delivery period. Revisions will be kept to a minimum and included only where the changes reflect a material adjustment.

**Table 1: Council Homes delivered via GLA programmes - Starts on Site and Completions by tenure and programme**

Data as at end of December 2023

	Starts on Site							Completions						
	Other Affordable Rent	Social Rent (and LAR to benchmarks) <sup>[3]</sup>	Other Intermediate <sup>[4]</sup>	London Living Rent	Shared Ownership	Affordable Tenure TBC <sup>[5]</sup>	Total Affordable Starts	Other Affordable Rent	Social Rent (and LAR to benchmarks) <sup>[3]</sup>	Other Intermediate <sup>[4]</sup>	London Living Rent	Shared Ownership	Affordable Tenure TBC <sup>[5]</sup>	Total Affordable Completions
<b>2023-24</b>														
<b>AH: 2021-26 Programme</b>														
General AHP 21-26	0	237	0	0	0	0	237	0	0	0	0	0	0	0
<b>AH: 2016-23 programme</b>														
Building Council Homes for Londoners (BCHfL)	0	0	0	0	0	0	0	0	651	0	0	101	0	752
BCHfL Right to Buy Back	0	0	0	0	0	0	0	89	107	0	0	0	0	196
General AHP 16-23	0	0	0	0	0	0	0	43	219	35	0	14	0	311
Supported/Specialist Housing <sup>[6]</sup>	0	0	0	0	0	0	0	153	108	0	0	0	0	261
Housing Zones	0	0	0	0	0	0	0	13	0	0	0	0	0	13
Right to buy Ringfence <sup>[7]</sup>	0	7	0	0	0	0	7	0	80	0	0	0	0	80
<b>Other programmes</b>														
Refugee Housing	70	0	0	0	0	0	70	9	117	0	0	0	0	126
Supported/Specialist Housing <sup>[6]</sup>	2	1	0	0	0	0	3	2	1	0	0	0	0	3
<b>2023-24 to Q3</b>	<b>72</b>	<b>245</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>317</b>	<b>309</b>	<b>1,283</b>	<b>35</b>	<b>0</b>	<b>115</b>	<b>0</b>	<b>1,742</b>
<b>2022-23</b>														
<b>AH: 2016-23 programme</b>														
Building Council Homes for Londoners (BCHfL)	110	6,387	3	190	546	0	7,236	139	1,124	0	0	161	0	1,424
BCHfL Right to Buy Back	433	590	0	0	0	0	1,023	436	502	0	0	0	0	938
General AHP 16-23	187	1,022	31	11	10	0	1,261	43	525	57	0	26	0	651
Supported/Specialist Housing <sup>[6]</sup>	120	365	0	0	0	0	485	118	199	0	0	0	0	317
Housing Zones	13	0	0	0	0	0	13	0	0	0	0	0	0	0
Right to buy Ringfence <sup>[7]</sup>	113	136	0	0	0	0	249	0	154	0	0	0	0	154
<b>2022-23 Total</b>	<b>976</b>	<b>8,500</b>	<b>34</b>	<b>201</b>	<b>556</b>	<b>0</b>	<b>10,267</b>	<b>736</b>	<b>2,504</b>	<b>57</b>	<b>0</b>	<b>187</b>	<b>0</b>	<b>3,484</b>
<b>2021-22</b>														
<b>AH: 2016-23 programme</b>														
Building Council Homes for Londoners (BCHfL)	0	2,853	0	28	390	0	3,271	0	910	4	0	53	0	967
BCHfL Right to Buy Back	197	74	0	0	0	0	271	103	5	0	0	0	0	108
General AHP 16-23	14	691	0	2	211	0	918	0	123	0	0	42	0	165
Supported/Specialist Housing <sup>[6]</sup>	130	275	0	0	0	0	22	103	109	0	0	0	0	212
Housing Zones	11	0	0	0	0	0	11	0	0	0	0	0	0	0
Right to buy Ringfence <sup>[7]</sup>	10	94	0	0	0	0	104	0	50	0	0	0	0	50
<b>2021-22 Total</b>	<b>362</b>	<b>3,987</b>	<b>0</b>	<b>30</b>	<b>601</b>	<b>0</b>	<b>4,980</b>	<b>206</b>	<b>1,197</b>	<b>4</b>	<b>0</b>	<b>95</b>	<b>0</b>	<b>1,502</b>
<b>2020-21</b>														
<b>AH: 2016-23 programme</b>														
Building Council Homes for Londoners (BCHfL)	104	1,966	0	0	148	0	2,218	154	468	0	0	174	0	796
General AHP 16-23	58	488	0	101	62	0	709	38	11	2	14	0	0	65
Supported/Specialist Housing <sup>[6]</sup>	125	67	0	0	0	0	192	0	16	0	0	0	0	16
Housing Zones	25	0	0	0	12	0	37	0	0	0	0	0	0	0
Right to buy Ringfence <sup>[7]</sup>	0	255	0	0	0	0	255	0	0	0	0	0	0	0
<b>2020-21 Total</b>	<b>312</b>	<b>2,776</b>	<b>0</b>	<b>101</b>	<b>222</b>	<b>0</b>	<b>3,411</b>	<b>192</b>	<b>495</b>	<b>2</b>	<b>14</b>	<b>174</b>	<b>0</b>	<b>877</b>
<b>2019-20</b>														
<b>AH: 2016-23 programme</b>														
Building Council Homes for Londoners (BCHfL)	1	1,712	4	0	407	153	2,277	0	156	0	0	16	0	172
General AHP 16-23	0	570	21	7	90	0	688	0	101	0	0	0	0	101
Supported/Specialist Housing <sup>[6]</sup>	165	0	0	0	0	0	165	53	0	0	0	0	0	53
<b>2019-20 Total</b>	<b>166</b>	<b>2,282</b>	<b>25</b>	<b>7</b>	<b>497</b>	<b>153</b>	<b>3,130</b>	<b>53</b>	<b>257</b>	<b>0</b>	<b>0</b>	<b>16</b>	<b>0</b>	<b>326</b>
<b>2018-19</b>														
<b>AH: 2016-23 programme</b>														
Building Council Homes for Londoners (BCHfL)	0	794	0	0	191	0	985	0	42	0	0	0	0	42
General AHP 16-23	0	152	5	0	52	0	209	0	51	3	0	44	0	98
Supported/Specialist Housing <sup>[6]</sup>	57	15	0	0	0	38	110	0	9	0	0	0	0	9
<b>2018-19 Total</b>	<b>57</b>	<b>961</b>	<b>5</b>	<b>0</b>	<b>243</b>	<b>38</b>	<b>1,304</b>	<b>0</b>	<b>102</b>	<b>3</b>	<b>0</b>	<b>44</b>	<b>0</b>	<b>149</b>

**Table 2: Council Homes delivered via GLA programmes - Starts on Site and Completions by Local Authority**

**Starts on site**

Total	1,304	3,130	3,411	4,980	10,267	317
Local Authority	2018-19 (From Sept 18)	2019-20	2020-21	2021-22	2022-23	2023-24 to Q3
Barking and Dagenham	87	378	264	424	260	0
Barnet	0	104	93	22	189	21
Bexley	0	0	0	0	2	1
Brent	58	444	160	293	1,005	0
Bromley	0	0	0	60	49	0
Camden	100	0	97	13	141	130
City of London	9	1	2	0	1	0
Croydon	0	225	237	2	16	0
Ealing	36	94	75	273	679	0
Enfield	0	260	420	232	376	0
Greenwich	0	79	0	117	176	0
Hackney	167	0	43	55	54	0
Hammersmith and Fulham	2	0	0	134	120	0
Haringey	0	243	134	342	1,074	10
Harrow	0	134	5	47	15	0
Havering	0	23	126	593	53	13
Hillingdon	34	0	16	35	439	9
Hounslow	88	226	222	327	294	0
Islington	138	66	180	163	140	0
Kensington and Chelsea	44	62	61	35	161	0
Kingston upon Thames	0	0	0	106	647	104
Lambeth	0	16	25	14	271	0
Lewisham	0	42	176	5	265	0
Merton	0	0	0	0	1	0
Newham	235	54	201	410	902	0
Redbridge	0	0	295	30	246	0
Richmond upon Thames	0	1	0	0	17	0
Southwark	122	171	329	898	1,017	10
Sutton	0	0	0	51	141	0
Tower Hamlets	65	17	39	0	111	0
Waltham Forest	23	238	29	173	418	13
Wandsworth	93	27	14	80	177	6
Westminster	3	225	168	46	760	0
Multiple London Boroughs	0	0	0	0	50	0

**Completions**

Total	149	326	877	1,502	3,484	1,742
Local Authority	2018-19 (From Sept 18)	2019-20	2020-21	2021-22	2022-23	2023-24 to Q3
Barking and Dagenham	0	0	87	63	84	0
Barnet	0	53	0	21	81	68
Bexley	0	0	0	0	0	3
Brent	1	0	153	243	172	144
Bromley	0	0	0	0	60	0
Camden	11	7	39	62	112	43
City of London	0	10	0	2	1	0
Croydon	0	3	32	173	22	10
Ealing	31	0	21	73	148	8
Enfield	0	0	72	140	109	101
Greenwich	0	4	10	6	25	12
Hackney	44	11	82	28	81	0
Hammersmith and Fulham	2	0	0	3	8	0
Haringey	0	0	6	16	127	5
Harrow	0	5	1	32	17	89
Havering	0	0	23	0	202	10
Hillingdon	1	6	44	1	42	9
Hounslow	3	104	42	102	341	49
Islington	0	0	7	86	142	17
Kensington and Chelsea	44	62	14	0	24	0
Kingston upon Thames	0	0	0	5	14	18
Lambeth	0	0	0	24	174	0
Lewisham	0	0	0	27	186	34
Merton	0	0	0	0	1	0
Newham	0	0	46	119	512	51
Redbridge	0	0	1	18	20	86
Richmond upon Thames	0	1	0	0	0	15
Southwark	9	0	31	39	211	443
Sutton	0	0	0	0	28	29
Tower Hamlets	0	0	65	0	9	64
Waltham Forest	0	0	29	121	271	138
Wandsworth	0	1	34	85	4	49
Westminster	3	59	38	13	256	197
Multiple London Boroughs	0	0	0	0	0	50

**Table 3: Council Homes by number of bedrooms**

<b>Starts on site</b>	Studio	1 Bed	2 Bed	3 Bed	4 Bed	5 Bed	6+ Bed	Total
<b>2023-24 to Q3</b>	5	96	156	48	10	0	2	<b>317</b>

<b>Completions</b>	Studio	1 Bed	2 Bed	3 Bed	4 Bed	5 Bed	6+ Bed	Total
<b>2023-24 to Q3</b>	46	666	617	285	78	13	2	<b>1,707</b>

	Studio	1 Bed	2 Bed	3 Bed	4 Bed	5 Bed	6+ Bed	Total
<b>2022-23</b>	54	3,352	3,387	1,816	443	30	2	<b>9,084</b>
<b>2021-22</b>	70	1,666	1,384	663	81	2	8	<b>3,874</b>
<b>2020-21</b>	90	779	958	647	66	0	110	<b>2,650</b>
<b>2019-20</b>	10	897	1,066	379	74	0	0	<b>2,426</b>
<b>2018-19</b>	10	363	416	231	26	0	0	<b>1,046</b>

	Studio	1 Bed	2 Bed	3 Bed	4 Bed	5 Bed	6+ Bed	Total
<b>2022-23</b>	76	1,025	1,481	643	111	12	3	<b>3,351</b>
<b>2021-22</b>	43	552	519	304	52	1	8	<b>1,479</b>
<b>2020-21</b>	21	261	406	163	21	0	0	<b>872</b>
<b>2019-20</b>	4	125	115	21	0	0	0	<b>265</b>
<b>2018-19</b>	0	55	72	16	3	0	0	<b>146</b>

Please note, the bedroom breakdown is not captured for all projects in GLA programmes and the details provided above effect only those projects where the information is available at the time of reporting.