

## **Planning Consultation 2020, HOUSING CALCULATIONS,**

If you purchased a house in the 60s / 70s, you probably did so for somewhere to live. It since has become an investment, and has a tendency to double its value every ten years. When they are in lower numbers one can see a reasonable calculation, but when one finds houses at £200,000 in 2020, in 2030 that becomes £400,000, by 2060, it would be £3.2 million.

- There are many working people earning £8 /£9 an hour that pay £5 an hour in rent or mortgage payments.

I have visited some of the new estates which are being built in the South East, and I can well understand why we are seeing an incremental illness, self-harming and depression; there is no real open space or community feeling, and people consider their neighbours with suspicion. A lot of our broken society is because we are building what developers want to sell, and not what is needed.

We will have triple millionaires with no money.

Health & Well-being: In new developments the third bedroom is no more than a walk in cupboard, and the main bedroom usually is too small for a king size bed and adequate furniture. Couples need room, so on a hot summer night they can have space, & not disturb each other by not getting a good night's sleep. With the design closed, one could have movable internal sections, to add or divide rooms so as to accommodate family circumstances.

Those who can sell can move around in the system. but for those wanting to purchase a market house in 2020, they will not be able to repay their loans. Many will have to rent, rents never end, and by time these people get to retirement age they won't have saved any money, and their pension won't pay the rents, so the state will end up paying out millions on housing benefit, that is now £24 billion a year. We will be running into the buffers.

If wages were to double every 10 years as houses have done

since the 70s,they would have to be £320,000 PA by 2060, .Therefore we need to review housing for the future generations .

I would suggest we don't increase the minimum wage,but create a system where one can live on the current minimum wage.Some of us will remember not earning £8 an hour,but earning £8 a week.So with earning £8 / £9 an hour with a real affordable house, we could produce goods that are affordable to world markets,if wages increase the cost of services and goods will also increase.

Lets not look at continuous growth and GDP, but sustainability.

**As it is, we need to build 3 million homes,so, why not employ the developers to build 3 million affordable homes.** Land that has planning permission to build or any future development land where permission has not been given should be taken in by a New Community Land Trust. **And include working from home facilities.**

**There are some 227,000 private renters possibly having eviction notice from rent arrears owing to the Covin 19 virus.**

It's all very well evicting these people but where will they go?

We will see thousands of families living on the streets.

Isn't it time to stop paying rent to another person.

It might appear to be a good investment for the owners,but what about those trying to pay the rents we are seeing, all in the name of a market economy?

Rents never end,those paying a rent often can't save for their old age,and will be claiming housing benefits while being retired,and many are having higher rents paid by the State anyway.

**The money the Government or taxpayers are giving to the private landlords could be used to build some real affordable**

**houses.saving the state coffers.**

We could build a living home for around £100,000,add the services,at still only £120,000.

We are told the corn harvest in 2020 could be 40% down. The cost of bread will go up, and that won't produce any more. **We feed a large amount of grain to livestock.that could be used for feeding the population.** There is a case for growing more fruit & vegetables on new developments.

There should be a new layout & designs where we include a self-sufficient garden to grow a healthier food supply for the residents.Open space will prevent mental health issues and include sports areas for keeping people fit, thus saving the NHS & Care sector millions of pounds. We must include working from home to save travelling so much,and having less traffic gridlock,and less air pollution.

This design could have working units at the back of the building and include a School and possibly a creche with the present lockdown it would be easier to move children for different times and lessons. The self-sufficient garden creates a Healthier lifestyle for residents, including sports facilities and dog walking areas.

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