

## HIGHBURY GROUP ON HOUSING DELIVERY

### RESPONSE TO CONSULTATION ON RIGHT TO REGENERATE: REFORM OF THE RIGHT TO CONTEST

#### Introduction

The Highbury Group comprises an independent group of specialists from the public, private and independent sectors with a membership drawn from housing, planning and related professions; it offers advice and makes representations to Government and other agencies on a variety of subjects, with the aim of maintaining and increasing the output of housing, including high quality affordable housing.

#### Comment

We are writing to support the submission made by the New Economics Foundation.

We would however make some specific points.

1. The Government should undertake a national review of land use in relation to assessed requirements for specific land uses and priorities for land allocation for new development to meet national policy objectives and priorities.
2. That proposals for development and use of existing property under the Right to Regenerate provisions should be within land use allocations and consistent with planning policy as set out in the relevant adopted local plan and/or neighbourhood plan.
3. That surplus public land or property should be utilised for public benefit and not on the basis of enabling capital gain or revenue for any private individual or corporate body.
4. Local Authorities should be required to specify in their Local Plan appropriate land uses for vacant and underutilised land and property, whether in public or private ownership, and where appropriate prepare specific development briefs for individual sites or property. This will set clear parameters for the consideration of any proposals under the provisions of the Right to Regenerate.

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