

Housing Strategy and Enabling Affordable Housing delivery highlights

Onsite now and coming soon

Ing Royde, Skircoat Green

Currently onsite, this scheme involves the refurbishment and extension of dwellings to provide a 30 unit Independent Living scheme that compromises of self-contained homes with design features and support services available to enable self-care and promote independent living. Due for completion August 2012 in partnership with Abbeyfield Society.



Thrush Hill Road, Mytholmroyd

Currently onsite, this scheme will deliver 10 units of affordable family housing on the site of a redundant former health centre. The development is in partnership with St. Vincent's Housing and due for completion in November 2011.



The Maltings, Hipperholme



Currently onsite, this scheme will deliver 39 new affordable homes, the first phase of 10 units due for completion in November 2011. The scheme involves the redevelopment of a former brewery works in partnership with Sanctuary Housing.

Onsite now and coming soon continued...

Burnley Road, Todmorden

Currently onsite, this scheme will deliver 7 new houses and 9 new apartments of affordable housing on the site of redundant former police flats. The development is in partnership with St. Vincent's Housing and due for completion in November 2011.



Wheatley Chase, Illingworth



Currently onsite, this scheme will deliver 89 new homes, of which 10 family houses have been secured for affordable housing through S106 planning obligations, 6 of which have already been handed over with the remaining 4 due in March 2012. The scheme involves the redevelopment of the former Sykes Mill building in partnership with Jephson Housing and Redrow Homes.

The site has also been allocated funding from the Government's FirstBuy and Kickstart schemes which will provide for up to 42 units of affordable shared ownership homes.

Hollins Road, Walsden

Currently onsite, this scheme will deliver 5 units of affordable family housing in partnership with St. Vincent's Housing, who are also contributing £150,000 of recycled capital grant funding to the scheme. 6 month build programme likely to complete March 2012.



Onsite now and coming soon continued...

Huddersfield Road, Elland

Coming soon a site of 65 new affordable family homes which will also result in 4 new commercial units and open space enhancements. The scheme involves the redevelopment of the former redundant Gannex Mill building in partnership with Pennine Housing.



Beechwood Avenue, Sowerby



Development of 10 affordable family homes built to highest levels of the Code for Sustainable Homes, ensuring high quality homes which are economical and energy efficient in their running costs. This proposal with Pennine Housing also links in with two smaller sites at Todmorden and Hebden Bridge at which a further 5 affordable homes will be developed.

Friendly Snooker Club, Sowerby Bridge

Proposed development of former snooker club which has been derelict for some time and fallen into disrepair. The proposal involves working with St. Vincent's Housing to develop 11 affordable family homes.



Kershaw Grange, Luddendenfoot



Proposed development of a former Council-owned home for older people which was demolished as part of a review of dementia support and day services for older people within the Borough. The proposal involves working with Pennine Housing to construct 23 new affordable family homes in a high demand area.

Completed Affordable Housing schemes

Upper Parkinson Lane, Halifax

42 new affordable family homes completed earlier this year. The properties are a variety of sizes and all include private amenity space and off-street parking. This extremely popular scheme was developed in partnership with Home Group following the demolition of 155 poor-quality terraced houses which blighted the area.



Railway Street, Todmorden



This scheme delivered 5 new supported living apartments on the site of redundant former garage lockups. The development was in partnership with St. Vincent's Housing and was successfully completed only recently in July 2011.

Mount Pleasant, Cornholme

Development of 11 affordable family homes built to high levels of the Code for Sustainable Homes, ensuring high quality homes which are economical and energy efficient in their running costs. The scheme was developed in partnership with Pennine Housing and completed in 2010.



Moffat Close, Ovenden



Development of 9 affordable family homes on the site of a former sheltered scheme for the elderly which dated back to 1978 and was no longer deemed fit for purpose. The scheme was developed in partnership with Jephson Housing and completed in April 2010.

Completed Affordable Housing schemes continued.

Brig Royd, Ripponden

Development of a former Council-owned care home. This highly successful scheme involved working with Pennine Housing to construct 11 new affordable family homes in a high demand area in addition to a new medical centre which was completed in October 2010.



Valley View, Heptonstall



Redevelopment of a former sheltered scheme for the elderly which was no longer fit for purpose. The popular rural scheme comprised of 22 new affordable units of mixed tenure developed in partnership with Pennine Housing.

Willow Court, Elland

A highly popular Extra Care scheme of 52 units, including 10 shared ownership dwellings, all with design features and support services available to enable self-care and promote independent living. The scheme completed in 2010 in partnership with Pennine Housing.



Hawthorn Street, Hipperholme



Supported Housing scheme for people with learning disabilities, providing 7 independent units of accommodation, together with ancillary communal areas and staff accommodation. This scheme, in partnership with St. Vincent's Housing, involved the purchase and repair of an existing property, built within the last 10 years, which only required minor works and completed in February 2011.