

SA422: HOUSING ECONOMICS AND FINANCE 2008/2009

Seminar 7, Week 8: 5 March 2009

Housing and regeneration: Principles and Policy

1. From an economics perspective, why is it necessary for public sector to intervene in the regeneration of deprived areas? More specifically and by making use of some economic concepts you have been studying during the course (e.g. market failure, externality etc) assess whether and how the government should intervene in areas of low demand housing.
2. Is it possible to identify major shifts in the way Governments have thought about regeneration policies in the past two decades? Is there evidence that place matters? In this respect, use economic principles to assess whether scarce resources should be allocated to regenerate the physical environment where people live.

Readings

Oxley M (2004) Economics, Planning and Housing. Palgrave Mcmillan. Chapter 9, but also 2, 3 and 4

Background information and more detailed material on Housing Market renewal downloadable at the DCLG website <http://www.communities.gov.uk> and at the Audit Commission website <http://www.audit-commission.gov.uk/housing/marketrenewal.asp?CategoryID=english%5E1628&page=index.asp&area=hpsector>

Social Exclusion Unit (1999) Unpopular Housing. National Strategy for Neighbourhood Renewal. Report of Policy Action Team 7.

Nevin B and Lee P (2003) Changing Demand for Housing. *Housing Studies*, Vol. 18(1):65-86

Power A and Mumford K (2002) Boom or Abandonment: resolving Housing Conflicts in Cities. Chartered Institute of Housing, Coventry. Available at the LSE Library.

Council of Mortgage Lenders (2001) Low Demand in the owners occupied sector: issues for lenders. CML research report Summary 37

Lowe S, Spencer S, Keenan P (1998) Housing Abandonment in Britain – Studies in the Causes and Effects of Low Demand for Housing. University of York, centre for Housing Policy.

Royal Institute of Chartered Surveyors (2004) Housing Market renewal – making Pathfinders succeed, RICS London

Ruth Lupton and Anne Power (2005) Disadvantaged by where you live. New Labour and Neighbourhood renewal. In Hills J and Stewart K (2005) A more equal society?

Place matters – the location strategy for the United Kingdom.

<http://www.communities.gov.uk/publications/communities/locationstrategy>

Burgess S et al (2005) Parallel lives? Ethnic segregation in school and neighbourhood. CASE Paper 101

<http://sticerd.lse.ac.uk/dps/case/cp/CASEpaper101.pdf>

Caroline Paskell and Anne Power (2005) “The future’s changed: local impacts of housing, environment and regeneration policy since 1997”. CASE Report

<http://sticerd.lse.ac.uk/dps/case/cr/CASEREport29.pdf>

ODPM (2005) sustainable Communities: Homes for All. Chapters 2 and 6. At

<http://www.odpm.gov.uk/index.asp?id=1122852>

ODPM (2004) Assessing the impact of Spatial Interventions: Regeneration, Renewal and Regional Development. At <http://www.odpm.gov.uk/index.asp?id=1129030>

DETR (2000) Our Towns and Cities: the future. Delivering an urban renaissance, Urban White Paper. At <http://www.odpm.gov.uk/index.asp?id=1127168>

Anne Power (2004) sustainable Communities and Sustainable Development. A Review of the Sustainable Communities Plan. At

<http://sticerd.lse.ac.uk/dps/case/CR/CASEREport23.pdf>

Also:

ODPM (2005) Government Response to the ODPM Select Committee Report