

# Housing at the Heart of Integration: Visions for the Future

- Collective voice of housing in the north – 140 councils, housing associations, ALMOs, MCAs.
- Member-led
- Insight, influence and solutions



**OUR MEMBERS  
OWN OR MANAGE  
9 OUT OF 10  
SOCIALLY RENTED HOMES  
IN THE NORTH**

About the  
**NHC**



All this helps  
our members create  
**BETTER HOMES & PLACES**



We use our  
collective voice to  
build focused  
**INFLUENCE** on  
Net Zero and  
Rebalancing



We work in partnership  
with our members &  
others to build  
**SOLUTIONS**



Through engagement on a wide range of issues we build  
**INSIGHT**

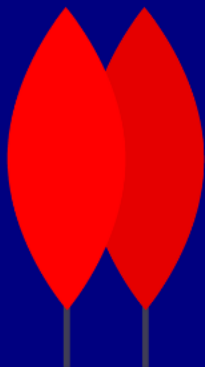
**Housing  
Associations**

**Councils**

**ALMOs**

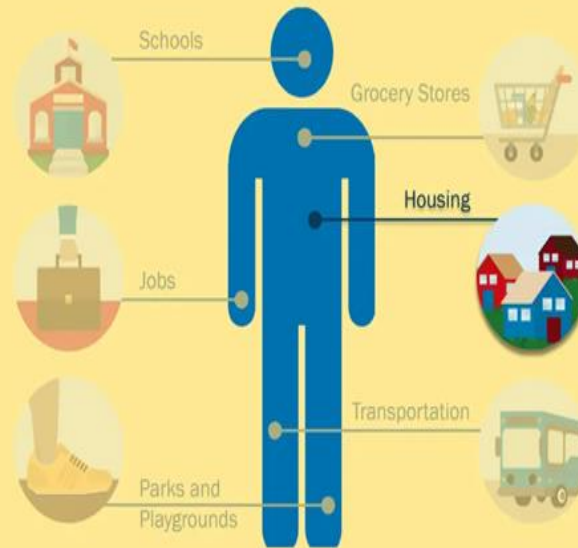
**Combined  
Authorities**

We bring **TOGETHER** housing in the North



# People, Health & Housing

## PEOPLE GET SICK BECAUSE OF THEIR SOCIAL AND PHYSICAL ENVIRONMENTS



“

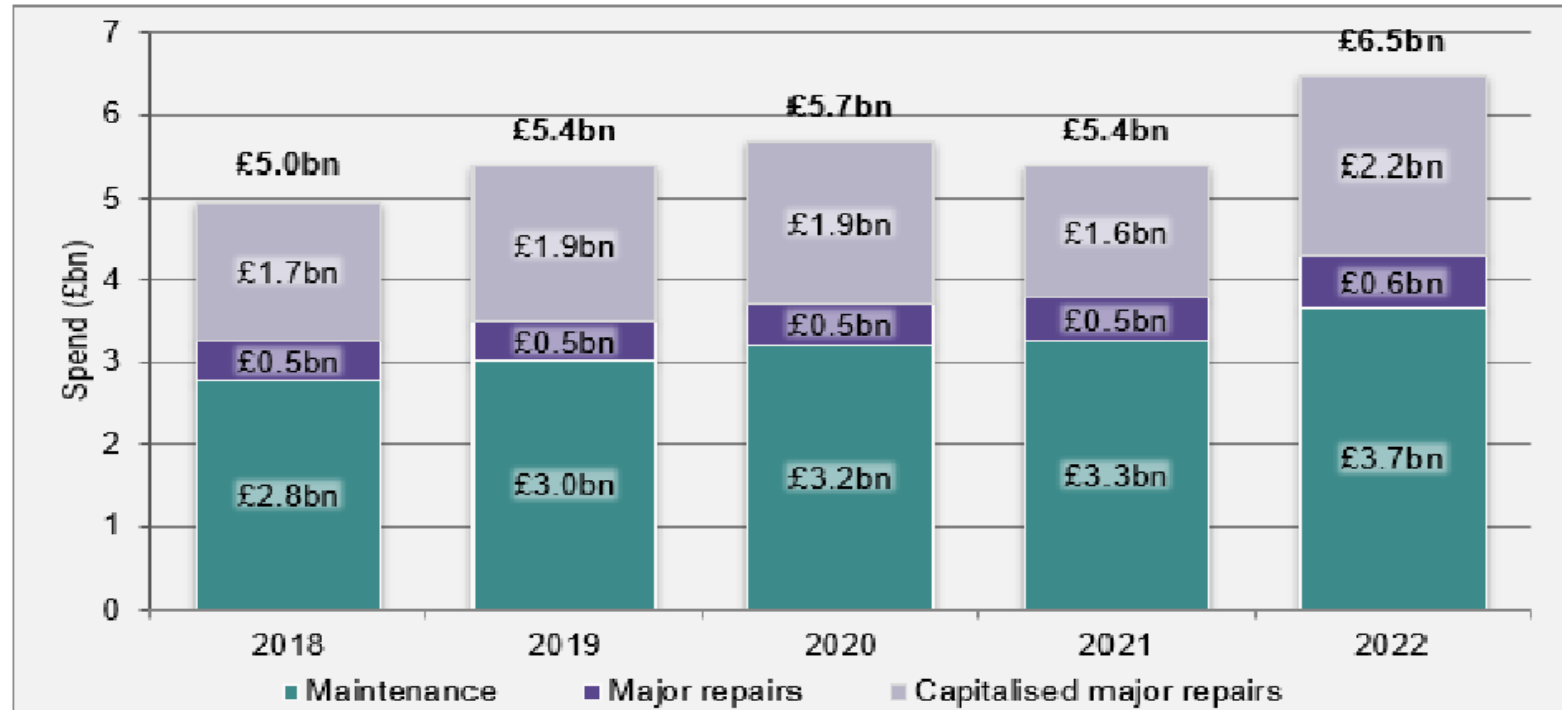
Our home is not just a dwelling place. It should be a place of comfort, shelter, safety and warmth...it is the main setting for our health throughout our lives

”



## Make the housing connection

- Housing was identified as an important social determinant of health in the Marmot Strategic Review of Health Inequalities
- Applicable to all age groups, with body of evidence:
  - Children & accidents
  - Chronic health conditions – all age groups
  - Neighbourhood /housing & life expectancy
  - Overcrowding & educational attainment
  - Mental health/ housing link evidence strong



# The Better Social Housing Review



### Dwellings with Category 1 Hazards by Local Authority

	Number of Dwellings	Number of Cat 1 Hazard Dwellings	Proportion of Cat 1 Hazard (%)	Hazards Private Rented (%)	Hazards Social Rented (%)
Sunderland	123,873	11,011	8.9	16.9	6.1
Gateshead	90,878	8,593	9.5	17.8	6.5
Durham	234,634	27,134	11.6	22.2	7.0
South Tyneside	69,499	6,116	8.8	17.6	6.2
North Tyneside	95,882	8,497	8.9	16.7	6.2
Northumberland	151,196	22,347	14.8	27.9	8.8
Newcastle	126,758	11,634	9.2	16.0	5.9
Redcar & Cleveland	62,305	6,461	10.4	19.9	6.6
Middlesbrough	60,964	5,874	9.6	17.3	6.5
Hartlepool	42,643	3,868	9.1	16.5	6.1
Stockton	83,821	6,892	8.2	14.8	5.9
Darlington	49,459	5,669	11.5	21.0	6.9
Carlisle	51,631	9,112	17.6	22.5	6.9
Eden	25,828	8,219	31.8	38.6	9.5
Allerdale	45,983	10,128	22.0	28.4	9.1



**Non Decent Homes by tenure**  
**NENC ICP**

**Non-Decent Dwellings by Local Authority**

	Number of Dwellings	Number of non-decent dwellings	Proportion of non-decent dwellings (%)	Non-decent Private Rented (%)	Non-decent Social Rented (%)
Sunderland	123,873	17,975	14.5	25.3	10.2
Gateshead	90,878	14,753	16.2	28.3	11.8
Durham	234,634	39,393	16.8	29.2	10.9
South Tyneside	69,499	10,489	15.1	27.4	10.9
North Tyneside	95,882	14,974	15.6	27.9	11.3
Northumberland	151,196	31,041	20.5	35.0	13.6
Newcastle	126,758	21,814	17.2	28.5	11.8
Redcar & Cleveland	62,305	10,282	16.5	28.8	11.0
Middlesbrough	60,964	9,312	15.3	25.5	10.6
Hartlepool	42,643	6,190	14.5	24.4	10.2
Stockton	83,821	11,211	13.4	22.8	9.9
Darlington	49,459	8,600	17.4	29.4	12.0
Carlisle	51,631	11,128	21.6	30.3	11.5
Eden	25,828	8,728	33.8	46.5	16.9
Allerdale	45,983	11,670	25.4	35.7	13.7

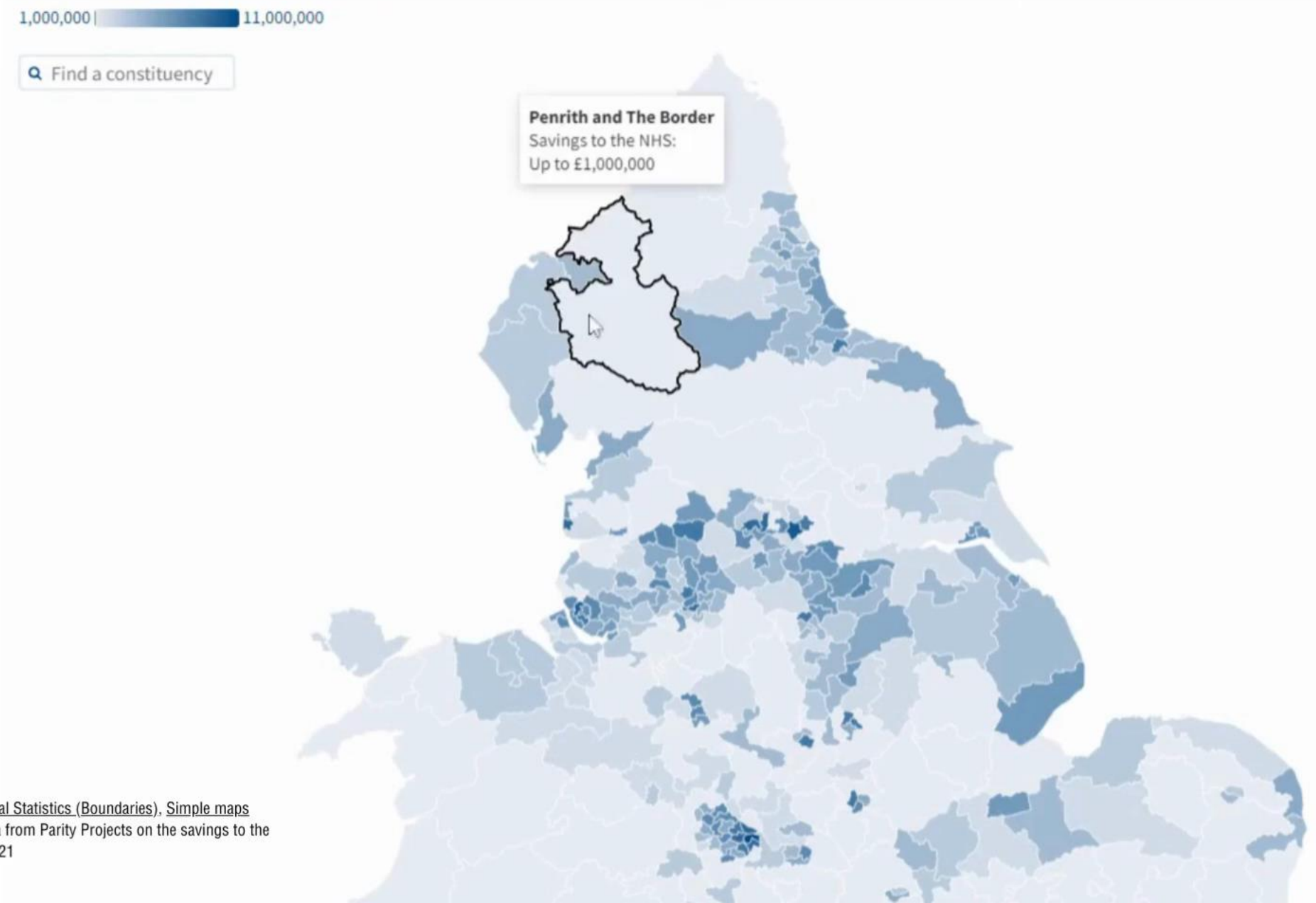
***EPC C or  
above by  
tenure***  
**NENC ICP**

### Percentage of Dwellings with EPC C or above

	Number of Dwellings	Percentage of Dwellings EPC C or above	Owner Occupied	Private rented	Social rented
Sunderland	123,873	44.03	29.49	31.54	54.54
Gateshead	90,878	42.50	34.39	38.89	50.56
Durham	234,634	41.19	31.52	33.61	48.93
South Tyneside	69,499	44.15	34.69	32.94	50.04
North Tyneside	95,882	49.80	42.46	42.22	59.49
Northumberland	151,196	42.21	33.58	24.02	50.93
Newcastle	126,758	45.14	34.85	39.36	51.38
Redcar & Cleveland	62,305	37.80	24.87	25.33	61.39
Middlesbrough	60,964	41.68	27.01	24.41	61.09
Hartlepool	42,643	39.81	30.13	25.39	53.07
Stockton	83,821	45.06	33.38	39.56	56.39
Darlington	49,459	39.72	27.90	39.87	66.82
Carlisle	51,631	39.25	31.26	27.55	48.89
Eden	25,828	33.02	20.37	18.10	45.56
Allerdale	45,983	34.27	22.09	14.91	44.70



# Savings to the NHS in each constituency through the elimination of cold homes



Source: [Office for National Statistics \(Boundaries\)](#), [Simple maps \(Points\)](#), Analysis of data from Parity Projects on the savings to the NHS by constituency, 2021

Making homes warmer also improves health outcomes, reducing the incidence & severity of a range of cold-related illnesses & boosting people's mental health. Upgrading homes would prevent over 650,000 children developing asthma by 2030, & save the NHS £2 billion in the same timeframe.

Improving inefficient homes would prevent 6,000 excess winter deaths every year, along with social benefits such as cleaner air due to lower emissions.

The boost would be strongest for regions with the most inefficient homes, Citizens Advice is calling for a major retrofitting programme to upgrade 13 million inefficient homes by 2030 and unlock billions in benefits.

**Based on the CAB figures (parliamentary constituencies) for the whole of the NE and NC ICP area - if all homes were EPC C or above - would add up to savings to the NHS of between £64-86m**

***Savings to  
the NHS  
from  
warm homes***

- Managing transition – getting it right!
- Reimagine how services can be delivered – know your customers, their needs and support them to live well!
- Act now

**Digital  
Switchover  
TECS**





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# Thank you