

Leeds West Parliamentary Constituency

This is the second bulletin of 2015 produced by Northern Housing Consortium (NHC) providing analysis of housing-related data for the Parliamentary Constituencies in the North of England. The report provides analysis of the impacts of welfare reform and the housing market in the constituency.

We have used the following symbols to indicate your performance against the relevant regional or national statistics.



Above average



Reference point



Below average

Financial Distress



ONS figures show that in the year ending in June 2015, there were 41,000 people aged over 16 years old in employment (71.1%) in Leeds West. There are 45,000 jobs in the constituency which equates to 0.70 jobs per 16-64 year old compared to 0.74 across Yorkshire and the Humber.



Experimental Jobseekers Allowance and out of work Universal Credit statistics produced by Jobcentre Plus shows that there were 1,990 such claimants in November 2015 (3.1% of 16-64 year olds), which is a 1.0% fall on the previous year. This compares to 2.2% of people in the region (a 0.5% decrease).



The latest Government data shows that there were 20,710 children in low income families in the constituency in August 2013 (27.4% of all children). Over four-fifths were in families in receipt of Income Support or Jobseekers Allowance while 12.5%, in families in receipt of Council Tax Credit and with less than 60% of median income.



Armley ward (30.9%) had the greatest concentration of such children followed by Kirkstall (28%). Bramley and Stanningley has a higher than average proportion of children living in a family in receipt of Income Support or JSA (88%).

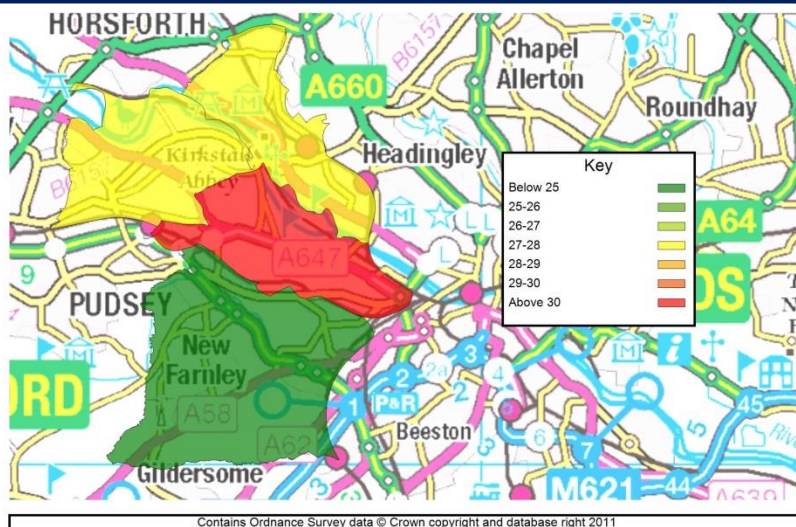


Figure 1: Percentage of children in low income families

Housing Market



In 2014/15, there were 378 homeless acceptances by Leeds Council. This is an 11.5% decrease on the 427 acceptances in 2009/10. Of these, 39 households were found temporary accommodation and there were no cases of a duty being owed but no accommodation found.

In October 2014, the total number of vacant homes was 10,724. This is a 27.7% fall from 14,828 in 2009 compared with the 26.6% fall in West Yorkshire. Long-term vacants fell by over a third (38.3%) over the same period. There was a total of 534 social housing vacants and 19 were classed as long-term vacant (3.6%) which is a decrease from 34 in the previous year.

As at April 2014, there were 18,269 households on the housing waiting list in Leeds LA. This is a 10.2% decrease on the previous year of 20,334. Furthermore, the long-term trend is also downwards with a fall of 24.9% on 2009 figures.

There are clear signs of a recovery in housing market in the constituency with an overall increase in sales between 2009 and 2014 (39.3%) with greatest increase in sales of semi-detached and a fall in sales of flats and maisonettes (ONS). Furthermore, house prices grew between 2013 and 2014 and reached their highest level since 2008.

As figure 2 shows, median house prices and pay (ASHE) have not grown at the same rate. Although median pay growth outstripped that of house prices from 2011 to 2013, this pattern was reversed in 2014. As a result, the affordability ratio grew to 5.9 from 5.0 between 2013 and 2014.



Figure 2: Annual % change in house prices and pay

If you have any queries regarding the content of the APPG briefings, please contact:
Barry Turnbull, Policy Services Officer, 0191 5661030 or barry.turnbull@northern-consortium.org.uk