

## Selby and Ainsty 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 51,000 people aged over 16 years old in employment (77.9%) in Selby and Ainsty. There are 47,000 jobs in the constituency which equates to 0.77 jobs per 16-64 year old compared to 0.74 across Yorkshire and the Humber.



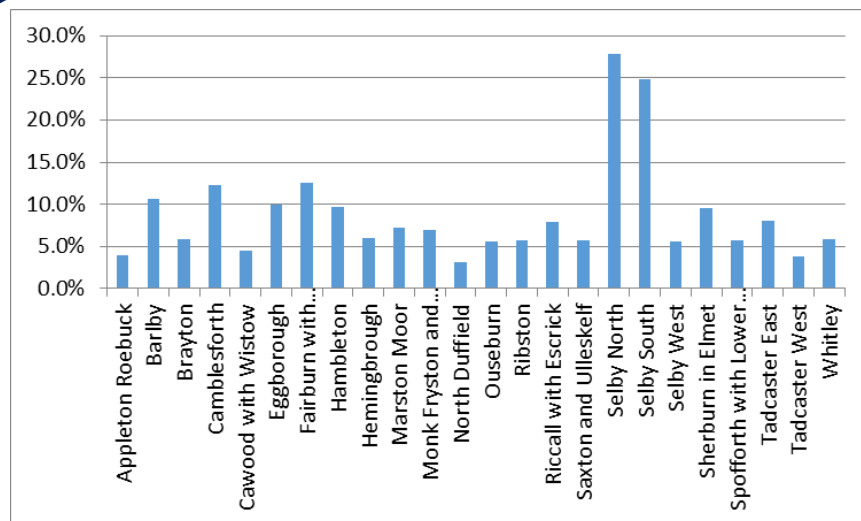
Experimental Jobseekers Allowance and out of work Universal Credit statistics produced by Jobcentre Plus shows that there were 715 such claimants in November 2015 (1.2% of 16-64 year olds), which is a 0.1% fall on the previous year. This compares to 2.2% of people in the region (a 0.5% decrease).



The latest Government data shows that there were 20,225 children in low income families in the constituency in August 2013 (10.1% of all children). Almost three-quarters were in families in receipt of Income Support or Jobseekers Allowance while 18.9%, in families in receipt of Council Tax Credit and with less than 60% of median income.



Selby North ward (27.9%) had the greatest concentration of such children followed by Selby South (24.8%). Eggborough has a higher than average proportion of children living in a family in receipt of Income Support or JSA (85.7%).



**Figure 1:** Percentage of children in low income families

## Housing Market



In 2014/15, there were 40 homeless acceptances by Selby Council. This is an 18.4% decrease on the 49 acceptances in 2009/10. Of these, 7 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 1,039. This is a 10.9% decrease from 1,157 in 2009 compared with the 9.9% fall in North Yorkshire. Long-term vacants fell by over a fifth (43.7%) over the same period. There was a total of 49 social housing vacants and 6 were classed as long-term vacant (12.2%) which is an increase from 2 in the previous year.

As at April 2014, there were 919 households on the housing waiting list in Selby. This is a 12.7% decrease on the previous year of 1,053. Furthermore, this figure represented a large fall on previous years and the long-term trend is a 38.5% fall 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 (46%) with greatest increase in sales of terraced properties (ONS). The data also shows house prices being at their highest level since 2007.

As figure 2 shows, median house prices and pay have not grown at the same rate. Median pay (ASHE) fell in both 2013 and 2014 while house prices grew in 2014. As a result, the affordability ratio increased between increased to 7.8 from 7.7 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:  
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