

Wakefield 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 45,000 people aged over 16 years old in employment (70%) in Wakefield constituency. There are 58,000 jobs in the constituency which equates to 0.90 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 1,225 such claimants in November 2015 (2% of 16-64 year olds), which is a 0.7% 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 21,140 children in low income families in the constituency in August 2013 (19.3% of all children). Over two-fifths were in families in receipt of Income Support or Jobseekers Allowance while 15.8%, in families in receipt of Council Tax Credit and with less than 60% of median income.



Wakefield West ward (30%) had the greatest concentration of such children followed by Wakefield East (24.7%). Wakefield West also has a higher than average proportion of children living in a family in receipt of Income Support or JSA (83.5%).

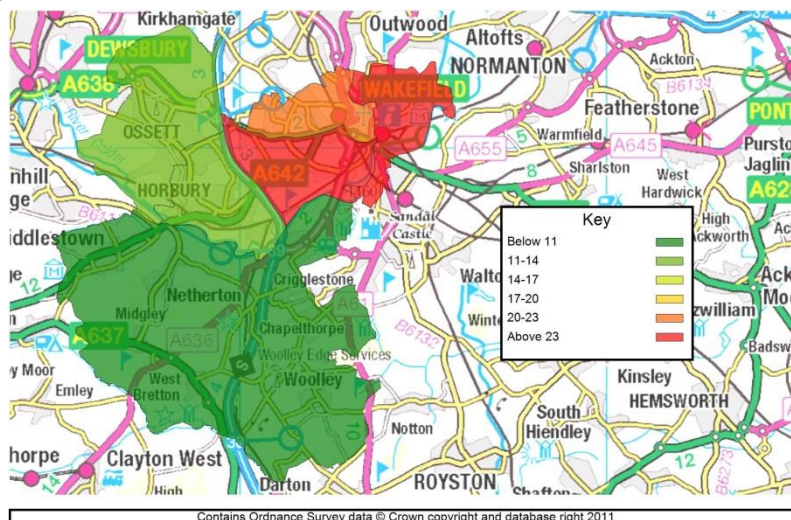


Figure 1: Percentage of children in low income families

Housing Market



In 2014/15, there were 181 homeless acceptances by Wakefield Council. This is a 14.6% increase on the 158 acceptances in 2009/10. Of these, 107 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 4,318. This is a 26.3% fall from 5,862 in 2009 compared with the 26.6% fall in West Yorkshire. Long-term vacants fell by over two-fifths (55.1%) over the same period. There was a total of 177 social housing vacants and 48 were classed as long-term vacant (27.1%) which is a decrease from 174 in the previous year.



As at April 2014, there were 20,014 households on the housing waiting list in Wakefield LA. This is a 2.5% increase on the previous year of 19,530. The long-term trend is also upwards with an increase of 1.1% on 2009 figures.



There are clear signs of a recovery in the housing market in the constituency with an overall increase in sales between 2009 and 2014 (55.8%) with greatest increase in sales of detached properties but a fall in flat and maisonette sales (ONS). Furthermore, house prices grew between 2013 and 2014 and reached their highest level in 2014.



As figure 2 shows, median house prices and pay (ASHE) have not grown at the same rate. While house prices fell in 2011 by a greater margin than pay, they recovered but in 2014 median pay fell and house prices grew. As a result, the affordability ratio grew to 7.5 from 6.5 between 2013 and 2014.

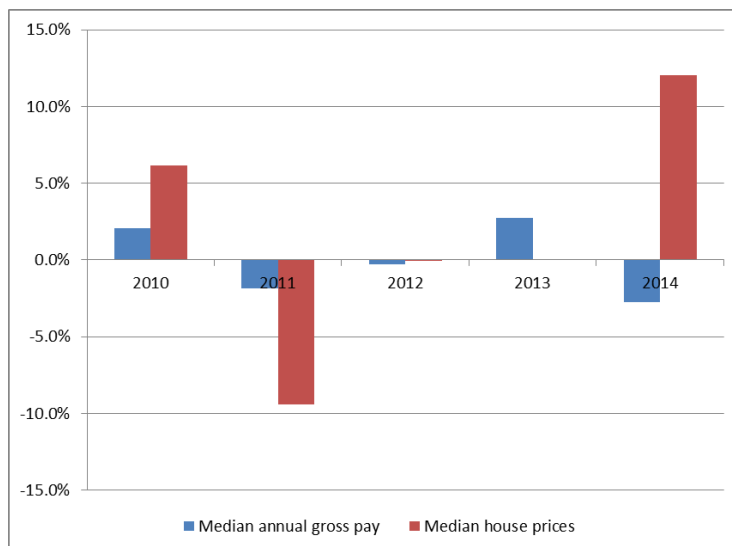


Figure 2: Annual % change in house prices and pay

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