



SCOTTISH EXECUTIVE

Working with others to ensure decent housing and strong communities across Scotland

Housing Investment Programme in Dumfries & Galloway

Investment Co-ordinator
James Shirazi

Working with others to ensure decent housing and
strong communities across Scotland

Hamilton Office

Area Office business



Scottish Executive Housing Investment

Investment Team

- **Housing Investment Covers 6 Councils**

- North & South Lanarkshire Councils
- South, East & North Ayrshire Councils
- Dumfries & Galloway Council

- **Types of Investment**

- Housing Investment- This years budget for 6 Councils covers £59m for affordable housing solutions for 1000 new homes. Investment Includes:
 - Social Rented Housing
 - Home ownership (Gro/ Homestake/ Shared Ownership/ Rhogs/ REPG)
 - Special needs (Hospital Closure/ Care in the Community/ Wheelchair Housing/ Amenity)
- Private Sector Housing Grants-This years budget for 6 Councils is £15.7M and Includes:
 - Care & Repair
 - Disabled Adaptations
 - Below Tolerable Housing
 - Rural Buildings
 - Flats Above Shops
 - Owners in regeneration areas

Dumfries & Galloway Housing Investment

Investment Team

Types of Investment

- Scottish Executive Investment In D&G increased substantially over the last couple of years:

	Development Funding	PSHG	
● 03/04	£4.5m		£1.2m
● 04/05	£8m		£3.9m
● 05/06	£8.9m*		£3.2m*
- Will be starting 121 new homes in D&G in 05/06
- Areas developing or looking to develop are directed from the Local Housing Strategy (LHS) prepared by D&G Council:

● Dumfries	Stranraer
● Castle Douglas	Johnstonebridge
● Moffat	Kirkcudbright
● Gatehouse of Fleet	Beatoch
● Newton Stewart	Auchencairn
● Springholm	Castle Kennedy
● Sandhead	Annan
- Also Glenkens Study and additional areas to LHS showing demand in small rural communities
 - Dalry
 - New Galloway

Procurement



Procurement-
Petersburn Airdrie-Large Scale Bulk Procurement-
Economies of Scale
Incremental Improvement
Tenure Diversification
Local Training and employment opportunities
Improved quality/ energy efficiency



Quality

Quality-

- High levels of energy efficiency
- North/East/West Super Insulation
- South Solar Gain
- Photovoltaic Panels on roof
- One Condensing Boiler per 6 flats
- Low allergen Materials
- Use locally based timber and materials





SCOTTISH EXECUTIVE

Working with others to ensure decent housing and strong communities across Scotland