



**Scottish Federation of  
Housing Associations**

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Housing Association**



# **Shelter Seminar 2008**

## **A New Housing Bill for Scotland?**

### **Session 2**

## **The role and regulation of social housing**

# Regulation – what's needed?

- A real sense and application of proportionality
- More emphasis on analysis and less on documentation
- A better balance between the Pre Inspection Submission and fieldwork – more of the latter and less of the former
- A shorter timescale which is less intrusive

# National co-ordinating function

- Land/site assembly powers including CPO for affordable housing
- Investment distribution/procurement on a regional basis
- Mediation and enabling
- Co-ordination of a rolling infrastructure fund

# More say for tenants in regulation

- Not needed – present system is more than adequate

# RTB

- Scrap it now – past its sell-by date
- Irresponsible to force people into owner occupation in a recession



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