

## **INTRODUCTION**

### **Who Are We?**

New Forest Villages Housing Association was formed in 1984 as a result of a seminar on housing problems in the New Forest. It is a non-profit making organisation, has charitable status and is registered with the Registrar of Friendly Societies and the Homes & Communities Agency.

The Association is run by a voluntary Board of Management who live and work in the New Forest and who have a wide range of expertise and local knowledge.

### **What Are We Doing?**

The Association buys land and builds low-cost housing for rent to people with strong connections with the New Forest who are in housing need.

Planning policies allow such housing on sites which would not normally get planning permission, where it can be shown to provide for a “long term local need which cannot be met in any other way”. Priority for local people is guaranteed under the terms of planning agreements entered into by the Association with the District Council.

### **Who Benefits?**

New Forest people who cannot find affordable housing have an opportunity to stay in their own villages and the villages benefit from having a better balance of age groups and size/types of housing.

The Association works closely with New Forest District Council and in 1998 signed up to the Joint Housing Register. All nominations now come through New Forest District Council although nominees also have to comply with the criteria laid down by New Forest Villages Housing Association.

### **Which Villages?**

Priority is given to those villages where no development is normally permitted. The Association’s schemes are always small, typically seven to ten units. We only operate in villages where we enjoy general support and where housing need has been clearly demonstrated. Our schemes are carefully designed to fit in with existing village architecture and we welcome involvement of Parish Councils at every stage of development.

Currently we have schemes in Minstead, Brockenhurst, Damerham Beaulieu and Burley, typically less than ten units, with accommodation for families, young people, the elderly and disabled.

### **Management**

The Association carries out its own day to day management and has a contractual arrangement with Synergy to handle all areas of maintenance.

The Association is monitored by the Homes & Communities Agency, a Government appointed body. We are bound by its “Resident’s Charter” which sets out the guidelines and terms of your tenancy, the standards of service on repairs and maintenance, consultation, information and equality of treatment that you can expect. Their office is at:  
7th floor, Maple House, 149 Tottenham Court Road, London W1T 7BN