

25 September 2025

Dear

ATISN 25118 – Housing need assessment and research

Information requested

Thank you for your request which I received on 3 September. You asked for:

- Datasets showing the number of households in [Local Authority] who have lived or worked in the county for 5+ years and are currently on the housing register.
- Evidence of disaggregated housing need assessments for local people versus people who have resettled in local authorities.
- Vacant and longer term homes which are empty in Community Council Wards, and the action since 2020 to bring them back into use.
- Legal advice or risk assessments held by Welsh Government regarding the suitability of discharging homelessness duties through HMOs/shared accommodation.
- Records of consultation with vulnerable groups, charities, or medical advisors on risks.
- Equality Impact Assessments related to this White Paper proposal.
- Records of the number households housed under resettlement and migration schemes since 2020 in local authorities.
- Were these households recorded separately from local housing need?
- The minutes/records of public consultations on shared accommodation as a discharge duty option.

Our response

Following a search of our paper and electronic records, a copy of the information I am releasing is outlined below.

Point 1 – Datasets showing the number of households in [Local Authority] who have lived or worked in the county for 5+ years and are currently on the housing register.

Local authorities in Wales are responsible for managing data on social housing waiting lists. The Welsh Government does not routinely collect or verify data on social housing waiting lists.

Point 2 – Evidence of disaggregated housing need assessments (local vs. migration / resettlement).

Local authorities assess housing need through Local Housing Market Assessments (LHMAs). LHMAs provide crucial evidence to inform a local authority's Local Development Plan (LDP) process, which include targets for the number of affordable and market homes the authority aims to deliver over the plan period. Each individual local authority is responsible for undertaking this assessment and the most recent LHMA should be available via each local authorities' website.

Point 3 – How many homes are currently recorded as vacant/long-term empty in [Local Authority], broken down by Community Council Ward.

Local authorities in Wales are responsible for managing data on the number of empty homes in each authority, based on Council Tax data. The statistical release on 'Council Tax Dwellings in Wales, 2024-25' (published 21 January 2025) highlighted there were 22,558 empty chargeable long-term empty properties and second homes in Wales.

The breakdown of the number of chargeable empty and second homes, by local authority, is viewable on StatsWales.

Point 4 – What actions have been taken since 2020 to bring these back into use?

The Welsh Government's national approach to this area is also supplemented by actions taken by the individual local authorities.

Transforming Towns Programme

Since its inception in 2020, the Transforming Towns programme has brought 2,399 residential homes back into use, with 417 of these coming from the Transforming Towns Loans scheme and 1,982 from the Property Loans scheme.

As part of the Transforming Towns programme, the Welsh Government developed the Empty Property Enforcement Fund to assist local authorities in dealing with their long-term empty properties. It is a £15.2m loan fund that local authorities can apply to access based on eligible criteria.

To date, there are several applications approved Pan Wales based on a range of actions from management orders to full Compulsory Purchase Orders (CPOs). There are currently 6 approved applications totalling circa £560k with a further 8 applications in the pipeline.

Empty Homes Grant

Developed in 2023, the Empty Homes Grant is accelerating our work to bring empty properties back into use and is complementing our existing schemes. As of July 2025, there have been 1,155 valid applications for the scheme, 314 of which have been brought back into use as homes, with work to bring a number of other homes well in progress and due for completion later this year.

Grants of up to £25,000 are available for homeowners or prospective homeowners to remove significant hazards from their properties to make them safe to live in and to improve their energy efficiency.

The Empty Homes Grant Scheme has a budget of £19m in 2025-26.

Land and Buildings Development Fund

The Land and Buildings Development Fund supports the delivery of social homes, and work is progressing to help realise a vision for high performing, affordable net zero carbon homes through strong, short supply chains, make greater use of Welsh timber and the Welsh workforce to build new homes

Social Housing Grant / Leasing Scheme Wales

An overall budget of £354m has been set for Social Housing Grant in 2025-26 with one of the key priorities to help fund the conversion of disused buildings into residential homes across Wales. Welsh Government have committed £30m over 5 years through Leasing Scheme Wales (LSW) to support improvements to accommodation to bring them onto the scheme. Currently empty properties account for around 60% of all properties within the scheme.

Point 5 - Please provide legal advice or risk assessments held by Welsh Government regarding the suitability of discharging homelessness duties through HMOs/shared accommodation

We do not hold legal advice or risk assessments regarding the suitability of discharging homelessness duties through HMO/ shared accommodation.

Point 6 - Please provide records of consultation with vulnerable groups, charities, or medical advisors on risks (safeguarding, mental health, disability).

We do not hold this information as the Welsh Government has not undertaken consultation with vulnerable groups, charities, or medical advisors on risks (safeguarding, mental health, disability).

Point 7 – Please provide any Equality Impact Assessments related to this White Paper proposal.

It is not clear which White Paper you are referring to. The Welsh Government have published two White Papers on housing this year, the White Paper on Ending

Homelessness in Wales and, the White Paper on Securing a Path Towards Adequate Housing, including fair rents and affordability.

As point number 5 relates to homelessness, we think you are referring to the White Paper on Ending Homelessness in Wales. The Welsh Government carried out an Integrated Impact Assessment (IIA) for this White Paper. The Equality Impact Assessment is in Section B of the IIA which is published as part of the suite of documents relating to the Ending Homelessness White Paper here: [White Paper on ending homelessness in Wales | GOV.WALES](#)

The Welsh Government carried out an IIA for the White Paper on Securing a Path Towards Adequate Housing, including fair rents and affordability. The Equality Impact Assessment is in section B of the IIA which is published as part of the suite of documents relating to the White Paper on Securing a Path Towards Adequate Housing, Including Fair Rents and Affordability here: [White Paper on securing a path towards adequate housing, including fair rents and affordability | GOV.WALES](#)

Point 8 – Please provide records of how many households have been housed under resettlement/migration schemes (Afghan, Ukraine, Hong Kong BN(O)) since 2020 in [Local Authority].

The Welsh Government does not hold this data as immigration policy is reserved to the UK Government. Data on Ukrainian households supported by the Welsh Government's Super Sponsor Scheme from 2022 can be found here: <https://www.gov.uk/guidance/ukraine-sponsorship-scheme-visa-data-by-country-upper-and-lower-tier-local-authority>

Point 9 – Were these households recorded separately from local housing need?

The Welsh Government does not collect or verify data to record households housed under resettlement/migration schemes (Afghan, Ukraine, Hong Kong BN). As outlined in point 2, local authorities assess housing need through the Local Housing Market Assessment.

Point 10 – Please provide minutes/records of public consultations where residents were asked specifically about shared accommodation as a discharge duty option.

The Welsh Government does not hold information of public consultations where residents were asked specifically about shared accommodation as a discharge duty option.

Next steps

If you are dissatisfied with the Welsh Government's handling of your request, you can ask for an internal review within 40 working days of the date of this response.

Requests for an internal review should be addressed to the Welsh Government's Freedom of Information Officer at:

Information Rights Unit,
Welsh Government,
Cathays Park,
Cardiff,
CF10 3NQ

or Email: Freedom.ofinformation@gov.wales

Please remember to quote the ATISN reference number above.

You also have the right to complain to the Information Commissioner. The Information Commissioner can be contacted at:

Information Commissioner's Office,
Wycliffe House,
Water Lane,
Wilmslow,
Cheshire,
SK9 5AF.

However, please note that the Commissioner will not normally investigate a complaint until it has been through our own internal review process.

Yours sincerely