

'Affordable rent' & 'target rent'

Planning Policy Statement 3 revised in June 2011 created a new rent for housing association and local authority social housing known as ***Affordable rent***. Unlike housing association's traditional ***Target rent***, ***Affordable rent*** is not subject to the national rent regime but is subject to other rent controls that require a rent of no more than 80 per cent of the local market rent.

Housing association ***Target rent*** is controlled by the Tenants Services Authority for the Government. Rents are calculated according to a formula based on relative property values and relative local earnings.

In areas of high rental values such as parts of rural Gloucestershire ***Affordable rent*** is likely to be higher than the ***Target rent*** for similar property.

Affordable rent will apply to new build and relets of existing social rented housing. For more information about rents please ask your local housing authority (District or Borough Council) or housing association.