

**Question: CQ09.01**

**Cabinet – 3 November 2020**

**Re: Agenda item 9 – Managing the development of houses in multiple occupation - Supplementary Planning Document**

**Questions submitted by: Councillor Tom Brook**

Article 4 protections were extended to Bishopston & Ashley Down in July 2019. Could the Mayor/Cabinet Member confirm the impact of this additional intervention in slowing the growth in HMOs since then and outline the potential further benefits of the new SPD for communities across the city?

**1. The Article 4 directions that we have put in place make sure that planning permission is needed for smaller HMOs in Bishopston and Ashley Down and at many other parts of central, east and south Bristol, and at Avonmouth.**

**2. In those areas local plan policies to ensure inclusive, balanced and sustainable communities can be applied to proposed HMOs of 3 or more people.**

**3. The SPD's guidance will support local plan policies helping to protect communities from any harmful impacts arising from concentrations of this form of development.**

**4. It will help in avoiding existing homes being sandwiched by HMOs, will prevent a harmful concentration of HMOs in any single locality and will ensure a good standard of accommodation where HMOs are acceptable.**

**5. You're welcome to get in touch direct to get more specific detail.**