URBAN AGENDA FOR THE EU

OBJECTIVES
- BETTER REGULATION
- BETTER FUNDING
- BETTER KNOWLEDGE

12 PRIORITY THEMES
- INCLUSION OF MIGRANTS & REFUGEES
- AIR QUALITY
- HOUSING
- URBAN POVERTY
- CLIMATE ADAPTATION
- URBAN MOBILITY
- DIGITAL TRANSITION
- PUBLIC PROCUREMENT
- JOBS & SKILLS IN LOCAL ECONOMY
- CIRCULAR ECONOMY
- SUSTAINABLE USE OF LAND AND NATURE BASED SOLUTIONS
- ENERGY TRANSITION

EU CITIZENS
- 70%

EU LEGISLATION
- 70%

JOBS
- 85%

EU GDP
- 70%

EUROPEAN COMMISSION

WORKING TOGETHER FOR BETTER CITIES

“MOST EU POLICIES HAVE AN URBAN DIMENSION. LET'S WORK WITH CITIES!”
Cecilia Malmström
European Commissioner for Regional Policy

KEY PRINCIPLES
- Multi-level governance
- Partnership working method
- Integrated approach
- Sustainable urban development
- United Nations goals
-Functional urban areas
- Urban-rural linkages
-Cities of all sizes

TIMELINE
- Pact of Amsterdam: 30 May 2016
- General Affairs Council conclusions: 24 June 2016
- European Week of Regions and Cities: 10-13 October 2016
- Launch of further Partnerships: End 2016
- Launch of the remaining Partnerships: End 2017
- Cities Forum Report by the Commission

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FaceBook
http://europa.eu/nc848f

Regional and Urban Policy
EU-Urban Agenda: The Partnership on Housing

Meetings:
• set up phase in autumn/winter 2015
• 1st working meeting in December 2015, Geneva
• February 2016, Brussels
• July 2016, Bratislava
• September 2016, Geneva
• December 2016, Vienna
Housing Partnership: Partners

- EU: DG REGIO, DG EMPL, DG ENER, EIB
- Member States: Latvia, Luxemburg, Netherlands, Slovakia, Slovenia
- Cities: Lissabon, Poznan, Riga, Scotish Cities Alliance, Vienna (and EUROCITIES)
- Stakeholders: AEDES (NL), Housing Europe, International Union of Tenants
- Experts
Coordinators

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What has been done so far?

• EP, CoR and EESC produced opinions on housing, energy poverty and urban policies

• Cities, their networks and stakeholders developed proposals for better conditions for urban housing policies on EU-level, e.g. Initiative of 30 Mayors of European cities on Housing, 2013

• EUROCITIES set up a WG Urban Agenda to keep member cities informed

• Information and networking events for cities and stakeholders
Some key questions for our work:

- What is the overall contribution of housing policies to make **cities places where all citizens can live**, learn, work, access opportunities equally?
- How can cities **maintain social cohesion** and **decrease inequality** through a broad affordable housing stock?
- What **financial instruments and legal conditions** do cities need for their housing policies on EU level and to boost long term investment in affordable housing with adequate recognition of their social and environmental returns?
- How can cities address **affordability and security for tenants** and small home owners, including protection from speculation and expulsion?
## 3 Working Groups:

<table>
<thead>
<tr>
<th>State aid</th>
<th>State aid, competition law, definition of SGEI, VAT issues</th>
<th>IUT, EIB, HE, Aedes, Eurocities, Vienna, Lisbon, Commission</th>
<th>Vienna</th>
</tr>
</thead>
<tbody>
<tr>
<td>Finance &amp; funding</td>
<td>Investments &amp; instruments, loans, “golden rule”, European semester, Innovative funding</td>
<td>Netherlands, Commission, HE, SCA, Lisbon, EIB, URBACT, Poznan, Riga, Aedes</td>
<td>Scottish Cities Alliance</td>
</tr>
<tr>
<td>General Housing Policy – construction standards &amp; affordability and social cohesion</td>
<td>Part #1: Land use, building ground, spatial planning, renovation, energy efficiency, anti-speculation&lt;br&gt;Part #2: Security of tenure, co-management, co-design, rent stabilisation, support for vulnerable groups</td>
<td>Luxembourg, Slovakia, URBACT, Riga, HE, Vienna, EIB, IUT, Lisbon, Commission</td>
<td>Housing Europe (for Part #1)&lt;br&gt;International Union of Tenants, Slovakia (for Part #2)</td>
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</tbody>
</table>
The overall state of housing in the EU remains unstable: 6 years after the low point of 2009 many steps remain to be taken to respond to two very alarming issues:

1. There are not enough affordable homes available in most European countries to meet the increasing demand
2. There are more people without a home today in Europe than six years ago
Housing markets locally diverse

- In some countries **housing production not keeping up with demographic** trends (UK, SW, NL, LU)
- **Localized shortage** in urban areas VS **shrinking regions** with costly housing vacancy
- **Spatial segregation** of deprived neighbourhoods
Lack of affordable housing

• New affordable/social housing production has decreased between 2009 and 2012

• ...but number of households on waiting lists keeps increasing:
  – BE 140 000 to 186 000
  – FR 1.2 to 1.7 million
  – IT 600 000 to 650 000
Housing (un)affordability

- 81 and half million Europeans ‘overburdened’ by housing costs
  - Highest in EL, NL, DK, DE
- Rising relative housing costs in crisis-ridden countries
  - Greece most striking increase
Risk of social exclusion

- Decreasing tenants’ protection, expulsions of home owners, increasing homelessness
- Housing costs a much heavier burden for **the poor** (41% compared to 22%)
A ‘housing trap’?

• Increasingly **difficult for those who enter** the housing market
• High prices and stricter mortgage lending, not enough affordable rental housing, protection of tenants, security for small home owners

A **generational** issue:

• 48% of young **adults live with their parents**
  – 74% in SK, 71% in CY, 65% in IT, 64% in HU)
• increasing **youth homelessness**
• **Housing quality and fuel poverty:** Lack of basic amenities: improving, but still an issue in RO, BG, EE, LT, LV, HU, PL

![Severe housing deprivation rate among total population and those with income below 60% of median equivalized income (2013)](image)

• **Fuel poverty**, with between 50 and 125 million Europeans unable to afford thermal comfort. Clear link with energy performance
Policy developments

- Public support for housing in the EU 27 has decreased from 1.1% of GDP in 2003 to 0.8% in 2012.
- But housing a ‘hot’ issue, back on the political agenda.
It is easy to find good housing at a reasonable price in [CITY NAME]

- Paris (FR): Total Disagree: 4, Total Agree: 85
- Munich (DE): Total Disagree: 3, Total Agree: 93
- Geneva (CH): Total Disagree: 8, Total Agree: 92
- Greater Paris (FR): Total Disagree: 7, Total Agree: 92
- Stockholm (SE): Total Disagree: 7, Total Agree: 91
- Zurich (CH): Total Disagree: 7, Total Agree: 90
- Hamburg (DE): Total Disagree: 8, Total Agree: 89
- Helsinki (FI): Total Disagree: 8, Total Agree: 88
- Amsterdam (NL): Total Disagree: 10, Total Agree: 87
- Kobenhavn (DK): Total Disagree: 8, Total Agree: 85
- Luxembourg (LU): Total Disagree: 13, Total Agree: 85
- Berlin (DE): Total Disagree: 10, Total Agree: 84
- Oslo (NO): Total Disagree: 14, Total Agree: 84
- London (UK): Total Disagree: 11, Total Agree: 83
- Dublin (IE): Total Disagree: 12, Total Agree: 82
Innovative solutions:

• Combining public funding of private housing renewal **with tenants’ protection**: AT

• Turning **empty properties into social housing**: IE, ES, PT, MT

• **Social rental agencies**: BE, LU, IT, ES, HU

• Tackling speculation by **controlling land prices**: land lease in LU, community land trusts in BE, district management in AT, DE
Joan Clos, Director General of UN Habitat:
‘Adequate housing is widely unaffordable for a relevant part of the population. Housing needs to be at the centre.’

Charter of Fundamental Rights of the EU:
§ 3. In order to combat social exclusion and poverty, the Union recognises and respects the right to social and housing assistance so as to ensure a decent existence for all those who lack sufficient resources, in accordance with the rules laid down by Community law and national laws and practices.
URBAN AGENDA FOR THE EU

Partnership on Housing

What? Partnerships are a key delivery mechanism within the Urban Agenda for the EU and represent a multilevel and cross-sectoral governance approach. The Partnership on Housing aims to formulate practical proposals for better regulation, better funding and better knowledge base and exchange in the field of housing, in particular affordable housing. These proposals should be seen as a contribution to improving the design, revision and implementation of EU legislation, policies, instruments and initiatives having an impact on the provision and access to affordable housing.

Why? Adequate housing is a basic human right and plays a key role in ensuring a good quality of life in European cities. Although a competence of national, regional and local governments, several EU policies and regulations have an impact on how housing policies can be formulated. Housing affects social cohesion and stability; many challenges need to be addressed such as post-crisis development, increased migration and growing social tensions. More affordable and healthier homes are needed also, as well as a better energy efficiency in buildings. Together, we can develop a comprehensive framework for the provision of affordable housing.

How? The Housing Partnership will improve knowledge regarding social housing and other affordable housing models in Europe, looking into different systems both from the consumer and producer perspectives. Models of financing will be explored and current EU legislation, policies and instruments with an impact on housing policies will be reviewed. In the Action Plan the Partnership will identify actions to tackle agreed priority themes and to specify first concrete steps to be implemented.

Who? The Urban Agenda for the EU is a joint initiative of the European Commission, Member States, cities and other relevant stakeholders to address urban challenges.