

## Action Point 72 – Policy HS6: Note on M4(3) Optional Standards by Arc4

The HDNAs for each local authority set out a need for M4(3) wheelchair accessible dwellings. The table below summarises the evidence base. Given M4(3) dwellings are expected to be delivered by providers for whom the Council's will have nomination rights, the table also sets out the proportion of annual affordable housing that would meet M4(3) standard if all of the need was met.

Local Authority	Table 4.16 HDNA/LHNA M4(3) need	Final policy figure (rounded)	Annual need	Affordable need	% of affordable housing that would be M4(3)
Chorley	4.0%	4%	16	162	9.8%
Preston	4.3%	4%	19	130	14.6%
South Ribble	4.5%	5%	17	146	11.6%

The following data sources were considered when establishing an M4(3) need. The figures in Table 4.16 were based on an average of these metrics:

Wheelchair use from the English Housing Survey 2018/19 – households using wheelchair all the time (0.6%)
Wheelchair use from the English Housing Survey 2018/19 – households using wheelchair either indoors or outdoors (3%)
Aspire report : Wheelchair accessible housing - Waiting for appropriate housing in England, Aspire October 2014 recommends that the national government should set a minimum requirement of 10% of all new build properties across all tenures to be wheelchair accessible
For Chorley and Preston, household survey data on current users of wheelchairs inside and outside the home. For Chorley the figure was 2.3% and Preston 2.7%

Note that in the South Ribble HDNA (HO12), a figure of 4% was quoted which was rounded down: the final agreed figure was based on a rounding up of 4.5% to 5% as presented in para 4.43 of the proposed Central Lancashire Local Plan.