

Monitoring the GLA's affordable housing delivery

Key information

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Introduction

The GLA is responsible for delivering a number of affordable housing programmes in London. The largest of these are the two Affordable Homes Programmes and funding comes from central government. In the rest of England these programmes are delivered by Homes England.

This page from the London Assembly Research Unit is designed to support the Assembly's monitoring of this key GLA priority. It provides highlights of the latest information on the delivery of affordable housing under the GLA programmes.

For more information please visit the page for these programmes on the [GLA website](#).

All programmes

Across all GLA programmes, there have been:

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Source: GLA, [Affordable Housing statistics](#)

Affordable Homes Programme 2016-23

The Affordable Homes Programme 2016-23 had a target to start 116,000 affordable homes by March 2023. All affordable homes started across any GLA housing programme contributed to this target. This programme was originally due to run to 2021 but was extended due to the pandemic. This starts target was met, with 116,782 starts by March 2023. There is not currently a deadline for completions under the GLA programme and the following chart shows progress on completions:

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Source: GLA, [Affordable Housing statistics](#). Completions from 2015-23, [letter from Deputy Mayor for Housing and Residential Development to the Housing Committee](#), October 2023, p.84.

Affordable Homes Programme 2021-26

The Affordable Homes Programme 2021-26 is the current Affordable Homes Programme that is starting to build affordable homes in London. It originally started with a target of 35,000 homes, but this was renegotiated with Government to a range of between 23,900 and 27,100. Homes must be started by March 2026 and completed by March 2030 (originally the target for completions was March 2029). The following chart shows progress for this programme:

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Source: GLA, [Affordable Housing statistics](#)

Council homes

The Mayor has said he is committed to delivering council homes. He has set a target of 40,000 council home completions by 2030. At a [London Assembly Housing Committee meeting](#) in September 2024, the Deputy Mayor for Housing and Residential Development indicated that this target is for council homes funded by the GLA and by councils combined. Since 2018, funding from the Affordable Homes Programmes and other sources of funding have delivered the following homes:

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Source: GLA, [Affordable Housing statistics](#)

Affordable Housing Monitor

The Housing Committee has published further analysis in its Affordable Housing Monitor 2024, which is [available to download here](#).

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