

POETS call for development gains to be shared more fairly

The grant of planning permission can lead to huge increases in the value of land. At the moment, the main beneficiaries of this are landowners and developers. More funds could be directed to providing necessary infrastructure, such as schools, hospitals and affordable housing, as well as measures to tackle the climate emergency.

POETS (a group of senior planning, environment and transport professionals and academics) have today published a paper calling for increases in land value to be shared more fairly between local communities, government, developers and landowners.

Ian Walker, one of the report's authors, said: "The country is facing unprecedented financial pressures as a result of the coronavirus crisis. The government will be looking at how it can support the recovery of the economy and deliver on its manifesto commitments to the NHS and local communities.

"Attempting to return to business as usual will not do this. There is now an opportunity for the government to reconsider its approach and look to share the benefits of development more fairly for the good of the community. At the same time new development needs to contribute far more to addressing the climate emergency."

The paper says there is an appetite among politicians and many organisations to secure more of the increase in land value for the public purse. POETS hope that the paper will prompt discussion and debate at a time when we need to re-evaluate the economic and social direction of the country as it emerges from the pandemic.

The POETS paper can be accessed here <https://www.poetsplanningoxon.uk/poets-land-value-capture-300420.pdf>, or downloaded from www.poetsplanningoxon.uk

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