

2023 REPORT

BARCELONA HOUSING CONSORTIUM



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Presentation and functions



The Barcelona Housing Consortium (CHB) is made up of the Catalan Government and Barcelona City Council, and it works to improve housing-related services in the city.

Within Barcelona's municipal boundaries, it is tasked with carrying out public housing functions, activities and services that it is exclusively granted, under Article 85 of the Barcelona Municipal Charter. More specifically, it is responsible for planning, scheduling and managing public housing policies for both owned and rented dwellings.

It may also perform other housing-related functions, activities and services established by the authorities in the consortium.

THE CONSORTIUM CARRIES OUT THE FOLLOWING FUNCTIONS:

- Planning public-housing initiatives within the Barcelona municipal area.
- Planning developments directly or in collaboration with other public-housing bodies in Barcelona.
- Promoting an affordable-rental housing policy, in particular for young people or other groups with specific requirements.
- Planning neighbourhood remodelling and renovation initiatives that need to be carried out in Barcelona.
- Planning and promoting renovations, repairs and improvements in existing neighbourhoods with public housing developments.
- Controlling, supervising and monitoring of the actions carried out, if applicable, by the personalised bodies in charge of the management of public housing.
- Managing the public housing stock and, with prior delegation, the public land estate intended for housing of the consortia administrations intended to make effective the right of citizens to access decent and adequate housing.
- Managing, with prior delegation, the land whose ownership corresponds to other administrations in the city.
- Drafting, processing and approving regulations for establishing the criteria used in selecting and accessing public housing.
- Designing policies to provide attention to citizens in matters of housing and, in particular, managing the Barcelona Register of Social Housing Applicants.
- Carrying out activities that promote housing renovations, by approving the planning, scheduling, management and implementation tools necessary for their effectiveness.
- Promoting housing rental subsidies and benefits, approving all the planning, programming, management and execution instruments necessary for their effectiveness.
- Comprehensively managing the social housing pools and approving the planning, scheduling, management and implementation tools necessary for their effectiveness.

For the purposes of carrying out these tasks and achieving all the goals, the Consortium, which has no human resources of its own, engages the municipal authority's other specialist bodies with managing the respective initiative programmes under the corresponding agreements.

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Governing and management bodies



The Consortium is divided up into the following bodies:

EXECUTIVE AND MANAGERIAL

• Chair of the Consortium

Jordi Puigneró i Ferrer, Minister of Digital Policies and Territory.

Substituted in 2023 by **Ester Capella i Farré**, Minister of the Territory.

The chairmanship of the Consortium falls to the minister of the Catalan government ministry with jurisdiction over housing. One of the functions of the chair is to represent the Consortium, as well as convene and preside over the General Board and other meetings.

• Deputy Chair of the Consortium

Lucía Martín González, Barcelona City Councillor for Housing and Renovation.

Substituted in 2023 by **Laia Bonet Rull**, Barcelona city councillor and Chair of the Barcelona Municipal Housing Institute and Renovation.

The mayor of Barcelona is responsible for appointing the deputy chair of the Consortium. This person acts as chair in their absence and performs any delegated duties.

• General Board

Chair of the Barcelona Housing Consortium.

Deputy chair of the Barcelona Housing Consortium.

Representatives of the Catalan Government:

Marina Berasategui Canals, Housing Secretary at the Ministry of the Territory.

Silvia Grau i Fontanals, Director of the Catalan Housing Agency.

Albert Toledo i Pascual, Director of Housing Promotion, Catalan Housing Agency.

Maria Sisternas Tusell, Director of the Catalan Land Institute.

Jordi Sanuy i Aguilar, Director of Building Quality and Housing Renovation, Catalan Housing Agency.

Eugeni Martínez Caparrós, Operational Director of Emergency Actions in Housing Matters, Catalan Housing Agency.

Representatives of Barcelona City Council:

Joan Ramon Riera, Commissioner for Housing at Barcelona City Council.

Laia Claverol Torres, Manager of the Economy and Economic Promotion Area, Barcelona City Council.

Joan Cambronero Fernández, Manager of the Urban Planning and Housing Area, Barcelona City Council.

Isidre Costa Ribera, Director of Legal Services at the Barcelona Municipal Institute of Housing and Renovation.

The General Board is the Consortium's highest governing body. It consists of a dozen members: the Chair, the Deputy Chair and ten members appointed by the authorities in the consortium, six of whom represent the Catalan Government and four Barcelona City Council.

Broadly speaking, it could be said that it establishes the Consortium's general orientation and guidelines in line with the goals of its Articles of Association and approves the general action plans and sectoral programmes that are agreed.

• Standing Committee

Representatives of the Catalan Government:

Silvia Grau i Fontanals, Director of the Catalan Housing Agency.

Albert Toledo i Pascual, Director of Housing Promotion, Catalan Housing Agency.

Maria Sisternas Tusell, Director of the Catalan Land Institute.

Jordi Sanuy i Aguilar, Director of Building Quality and Housing Renovation, Catalan Housing Agency.

Representatives of Barcelona City Council:

Anna Rigalt Benito, head of the Rehabilitation Promotion Department at the Barcelona Municipal Housing Institute.

Isidre Costa Ribera, Director of Legal Services at the Barcelona Municipal Institute of Housing and Renovation.

The Standing Committee is made up of four representatives of the Catalan Government and two from Barcelona City Council, appointed by the General Board from among its members.

It is the collegiate body that proposes the guidelines and general orientation of the Consortium's functions to the General Board, in line with the goals of its Articles of Association, exercising the powers granted to it under Article 13.

• Manager's Office of the Consortium

Gerard Capó Fuentes

The Consortium's highest one-person executive body, the manager's office, applies and implements the agreements of the General Board and the Standing Committee.

• Technical

Alícia Rius Porta

The General Board has to appoint a Secretary with the appropriate qualities for the position, who may or may not be a member of the General Board. The Secretary has to take the minutes of the agreements reached at the meetings of the General Board and the Standing Committee.

CONSULTATIVE AND PARTICIPATORY

• Social Housing Council

The Barcelona Social Housing Council (BSHC) comes under the framework of the Barcelona Housing Consortium, which is made up of the Catalan Government and Barcelona City Council, as a consultative and participatory body on housing policies in the city. Its members not only include the municipal and regional authorities but also public bodies and companies involved in the planning and construction of housing, private associations of developers and builders, social-support associations and organisations concerned with housing access, cooperative organisations, the local residents' movement, unions, social foundations, universities and professional associations, among others.



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Activity assessment for 2023

AGREEMENTS AND ACTIVITIES OF THE GOVERNING BODIES

The Consortium's Standing Committee held four ordinary meetings (not face to face): 28 February 2023, 14 June 2023, 25 October 2023 and 12 December 2023.

The Consortium's General Board held four ordinary meetings: 28 February 2023, 14 June 2023, 25 October 2023 and 12 December 2023, and two extraordinary meetings: 31 March 2023 and 26 May 2023.

The following agreements were reached during those meetings:

• Standing Committee

- Approval of the amendment to the calls for applications to award grants, under a non-competitive public procedure, pursuant to Regulation (EU) 2021/241 of the European Parliament and of the Council of 12 February 2021, under the Recovery, Transformation and Resilience Plan, co-funded by the European Union and NextGenerationEU, for actions under the neighbourhood rehabilitation programme, the programme to improve energy efficiency in housing, and the programme for the preparation of the building renovation logbook and the drafting of renovation projects, subject to the approval of the corresponding ERRPs, approved by the Consortium's Standing Committee on 24 May 2022 and amended accordingly (in relation to Article 8.1.5) by the Standing Committee at its meeting of 27 June 2022, to adapt them to the amendment of Royal Decree 853/2021, of 5 October, for the following areas and according to the respective annexes:
 - The urban complex of the Trinitat Vella neighbourhood.
 - The urban complex of the La Pau neighbourhood.
 - The urban complex of the Can Peguera neighbourhood.
 - The urban complex of the Canyelles neighbourhood.
 - The urban complex of the Besòs i el Maresme neighbourhood.
 - The urban complex of the Congrés i els Indians neighbourhood.
- Approval of amendment to the call for applications to award grants, under a non-competitive public procedure, pursuant to Regulation (EU) 2021/241 of the European Parliament and of the Council of 12 February 2021, under the Recovery, Transformation and Resilience Plan, co-funded by the European Union and NextGenerationEU, for actions under the neighbourhood rehabilitation programme, the programme to improve energy efficiency in housing, and the programme for the preparation of the building renovation logbook and the drafting of renovation projects, within the framework of the Neighbourhood Plan in the city of Barcelona, subject to the approval of the corresponding ERRP, approved by the Consortium's Standing Committee on 24 May 2022 to adapt them to the amendment of Royal Decree 853/2021, of 5 October.
- Approval of the amendment to the call for applications to award grants, under a non-competitive public procedure, pursuant to Regulation (EU) 2021/241 of the European Parliament and of the Council of 12 February 2021, under the Recovery, Transformation and Resilience Plan, co-funded by the European Union and NextGenerationEU, for actions under the programme for the rehabilitation of single-family and multi-family residential buildings, the programme to improve energy efficiency in housing, and the programme for the preparation of the building renovation logbook and the drafting of renovation projects, in the city of Barcelona, approved by the Consortium's Standing Committee on 24 May 2022 to adapt them to the amendment of Royal Decree 853/2021, of 5 October.
- Approval of the amendment to the call for applications to award grants, under a non-competitive public procedure, pursuant to Regulation (EU) 2021/241 of the European Parliament and of the Council of 12 February 2021, under the Recovery, Transformation and Resilience Plan, co-funded by the European Union and NextGenerationEU,

for actions under the neighbourhood rehabilitation programme, the programme to improve energy efficiency in housing, and the programme for the preparation of the building renovation logbook and the drafting of renovation projects in Barcelona for residential buildings within the scope of the ERRP of buildings on public land, approved by the Consortium's Standing Committee on 24 May 2022 to adapt them to the amendment of Royal Decree 853/2021, of 5 October.

- Approval of the specific amendment in relation to articles 3.1.1, 5.1, 5.4, 6.2, 8.1.2 and 8.1.5 of the calls for tenders for the award, in the framework of a non-competitive public tender, of subsidies under the Recovery, Transformation and Resilience Plan, financed by the European Union-NextGenerationEU, for the actions in programme 1, programme 4 and programme 5, for the following areas and according to the respective appendices:
 - The urban complex of the Trinitat Vella neighbourhood.
 - The urban complex of the La Pau neighbourhood.
 - The urban complex of the Can Peguera neighbourhood.
 - The urban complex of the Canyelles neighbourhood.
 - The urban complex of the Besòs i el Maresme neighbourhood.
 - The urban complex of the Congrés i els Indians neighbourhood.
- Approval of the specific amendment in relation to Article 8.1.5 of the call for tenders for the award, in the framework of a non-competitive public tender, of subsidies under the Recovery, Transformation and Resilience Plan, financed by the European Union-NextGenerationEU, for the actions in programme 1, programme 4 and programme

5, for the following area and according to the respective appendix:

- The urban complex of the Canyelles neighbourhood.
- Approval of the specific amendment in relation to articles 5.4 and 8.6.2 of the call for tenders for the award, in the framework of a non-competitive public tender, of subsidies under the Recovery, Transformation and Resilience Plan, financed by the European Union-NextGenerationEU, for the actions in programme 1, programme 4 and programme 5, as part of the Neighbourhood Plan, in Barcelona.
- Approval of the 2023 call for applications to award financial support for rent payments in the city of Barcelona.
- Report on various credit amendments.
- Approval of specific amendment to Articles 5.1 and 5.4 (deadline for submission of applications) of the call for applications to award grants, under a non-competitive public procedure, pursuant to Regulation (EU) 2021/241 of the European Parliament and of the Council of 12 February 2021, under the Recovery, Transformation and Resilience Plan, co-funded by the European Union and NextGenerationEU, for actions under the programme for the rehabilitation of single-family and multi-family residential buildings, the programme to improve energy efficiency in housing, and the programme for the preparation of the building renovation logbook and the drafting of renovation projects, in the city of Barcelona for residential buildings in the scope of the ERRP of the Neighbourhood Plan.
- Approval of the specific amendment to Articles 5.1 and 5.2 (deadline for submission of applications) of the call for applications to award grants, under a non-competitive public procedure, pursuant to Regulation (EU) 2021/241 of the European Parliament and of the Council of 12 February 2021, under the Recovery, Transformation and Resilience Plan, co-funded by the European Union and NextGenerationEU, for actions

under the programme for the rehabilitation of single-family and multi-family residential buildings, the programme to improve energy efficiency in housing, and the programme for the preparation of the building renovation logbook and the drafting of renovation projects.

- Approval of addendum I to agreement no. 47 of the Bilateral Commission, held on 22 May 2023, relating to planned residential renovation projects of the IMHAB. “Phase I”, in Barcelona, in relation to the execution of aid programmes in the field of residential renovation and social housing of the Recovery, Transformation and Resilience Plan, financed by the European Union–NextGeneration, through which the procedure for granting aid provided for in the aforementioned agreement is amended, providing for the direct award of aid for municipal properties.
- Approval of specific amendment to Article 3 (purpose) and Article 5.1 (deadline for submission of applications) of the call for applications to award grants, under a non-competitive public procedure, pursuant to Regulation (EU) 2021/241 of the European Parliament and of the Council of 12 February 2021, under the Recovery, Transformation and Resilience Plan, co-funded by the European Union and NextGenerationEU, for actions under the programme for the rehabilitation of neighbourhoods, the programme to improve energy efficiency in housing, and the programme for the preparation of the building renovation logbook and the drafting of renovation projects, in the city of Barcelona for residential buildings in the scope of the ERRP of buildings on public land.
- Approval of the conditions for receiving subsidies provided for by “Grant programme 1 for neighbourhood renovation projects” in addendum I of agreement no. 47 of the Bilateral Commission between the Spanish Ministry of Transport, Mobility and Urban Agenda, the autonomous community of Catalonia and the Barcelona Housing

Consortium, which defines planned residential renovation projects under “IMHAB. Phase I”, in the municipality of Barcelona, for the purposes of which the aid is provided, and relating to the properties owned by the city and managed by the IMHAB included in the aforementioned planned residential renovation projects and to be granted directly, in relation to the execution of the aid programmes in the field of residential renovation and social housing as part of the Recovery, Transformation and Resilience Plan, financed by the European Union–NextGenerationEU in the autonomous community of Catalonia.

- Approval of the regulatory bases and the call for the transfer of public housing to social entities for their designation as inclusion housing.
- Approval of the agreement to approve the unforeseen expenditure of the Telecommunications and Information Technology Centre (CTTI) dated 31 May 2022.
- Approval of the amendment to the credit for cancellations in the 2023 budget as a result of the authorisation report for the incorporation of surpluses.
- Approval of the multi-year call for applications to award financial assistance in Barcelona, arising from mediation processes, in the form of temporary emergency social benefits aimed at individuals residing in Barcelona who hold a lease agreement for a property that serves as their permanent and habitual residence, provided they have low or moderate incomes that may jeopardise their social integration during 2024, charged to the budgets of 2024, 2025 and 2026.
- Approval of the multi-year call for the award of benefits to pay rent in the city of Barcelona for 2024, charged to the budgets for 2024, 2025 and 2026.
- Approval of the multi-year call for the award of subsidies to include homes in the Barcelona’s Rental Housing Pool programme or other social programmes in the city of

Barcelona for 2024, charged to the budgets for 2024 and 2025.

- Approval of the multi-year call for grants for interior renovations in homes for inclusion in the Barcelona's Rental Housing Pool for 2024, charged to the budgets for 2024, 2025 and 2026.
- Approval of addendum II to agreement no. 47 of the Bilateral Commission, held on 22 May 2023, relating to planned residential renovation projects of the IMHAB. Phase I", in Barcelona, in relation to the implementation of the aid programs in the field of residential renovation and social housing of the Recovery, Transformation and Resilience Plan, financed by the European Union–NextGeneration.
- Approval of the resolution to directly apply NextGeneration funds to the renovation of municipally owned properties managed by the Barcelona City Council through the Barcelona Municipal Institute of Housing and Renovation (IMHAB) included in the planned residential renovation projects of the IMHAB in Barcelona.

• General Board

- Approval of the budget settlement for 2022.
- Approval of the amendment and settlement of the initial term of the agreement with the third-social-sector Hàbitat 3 Private Foundation and the extension and amendment of the agreement with the third-social-sector Hàbitat 3 Private Foundation.
- Report on the start of work for a tender for services to provide continuity during 2024 and subsequent years to the provision developed as part of an agreement for the management of the programme for granting the use of dwellings.
- Report on Government Agreement 6/2023 of 10 January, which appointed full and substitute members of the General Board of the Barcelona Housing Consortium on behalf of the Government of Catalonia. Approval, as applicable, of new members of the Standing Committee, in accordance with the aforementioned agreement.

- Approval of the Strategic Subsidies Plan of the Barcelona Housing Consortium for 2022–2025.
- Approval of agreement nos. 47, 48 and 49 of the Bilateral Commission, held on 22 May 2023, relating to planned residential renovation projects of the IMHAB. PHASE I", "NEIGHBOURHOOD PLAN. PHASE I" and "IMU. PHASE I", in Barcelona, in relation to the execution of aid programmes in the field of residential renovation and social housing of the Recovery, Transformation and Resilience Plan, financed by the European Union–NextGeneration in the autonomous community of Catalonia; and authorise the manager of the Barcelona Housing Consortium to formalise the aforementioned agreements and any instruments resulting from them.
- Approval of the annual accounts for the 2022 financial year.
- Approval of the incorporation of budget surpluses from the 2022 financial year.
- Approval of the amendment to credit for the adjustment of the budget approved by Law 2/2023, of 16 March, on the budgets of the Government of Catalonia for 2023, to the budget approved at the General Board of the Housing Consortium on 19 December 2022.
- Approval of the specific amendment the terms and conditions regulating the awarding of loans for rental payments in the city of Barcelona.
- Report on the new members of the General Board and the Standing Committee of the Barcelona Housing Consortium representing Barcelona City Council.
- Approval of the budget for the 2024 financial year.
- Approval of the amendment of the persons authorised to access account balances and bank deposits held in the name of the Barcelona Housing Consortium.
- Approval of the agreement with the Barcelona Municipal Institute of Housing and Renovation to manage various housing services in the city of Barcelona during 2023.

- Approval of the collaboration agreement between Barcelona Housing Consortium and the Barcelona Municipal Institute of Urban Landscape and Quality of Life to manage the rehabilitation programmes in Barcelona for 2023.
- Approval of the multi-year expenses corresponding to various calls to be approved at a meeting of the Standing Committee.
- Approval of the specific amendment (Articles 2,8 and 10) of the revised text of the terms and conditions for the award of the emergency social financial assistance to maintain rental housing and those arising from mediation in the city of Barcelona.
- Approval of the specific amendment (Articles 7 and 9) of the terms and conditions regulating the awarding of loans for rental payments in the city of Barcelona.
- Approval of the specific amendment (Articles 2 and 11) of the revised text of the terms and conditions for the award of subsidies to include homes in the Barcelona Rental Housing Pool or other social programmes in the city of Barcelona.
- Ratify the formalisation of the addendum to the collaboration agreement between the Catalan Housing Agency and the Barcelona Housing Consortium regarding the management of subsidies within the framework of the grant programs in the field of residential renovation grant programmes of the Recovery, Transformation and Resilience Plan funded by the Next Generation EU funds, within the municipality of Barcelona.
- Report on the delegation of powers to decide on financial liability cases involving the Barcelona Housing Consortium, by the chair to the deputy chair of the Consortium.

OTHER SIGNIFICANT EVENTS THAT TOOK PLACE IN 2023

- Information on the approval of the planned residential renovation projects (ERRP) under the Neighbourhood Plan for public housing

blocks (and for non-contiguous zones within neighbourhoods under Programme 1 – Assistance Programme for Neighbourhood Rehabilitation Works – of Royal Decree 853/2021 of 5 October, which regulates the grant programmes for residential rehabilitation and social housing under the Recovery, Transformation and Resilience Plan (Next Generation EU funds), formalised on 30 May 2023 under the Bilateral Committee resolutions.

- Information on the protocol for action on assigning the use of public housing to social institutions to be used for inclusion housing.
- Information on the Government Agreement of 25 July 2023, establishing the Internal Alert System on Regulatory Infractions and Conduct Contrary to Public Integrity of the Administration of the Government of Catalonia, through which the Barcelona Housing Consortium can opt to use its own internal alert system or to share it with the internal alert system of the Administration of the Government of Catalonia.

BUDGET SETTLEMENT FOR 2023

Law 2/2023, of 16 March, on the budgets of the Government of Catalonia for 2023 published in the Official Gazette of the Government of Catalonia (DOGC) no. 8877 of 17 March 2023, set out the budgets of the Government of Catalonia for 2023.

The initial budget of the Barcelona Housing Consortium was €44,690,024.84.

After various credit amendments to the initial budget, including the incorporation of carryovers, the definitive credits amounted to €170.63 million, of which €54.61 million were to be financed with resources from the same budget and €116.02 million with the remaining liquidity surplus.

The 2023 budget, and as in previous years, provided for the management of the Barcelona Housing Office Network's services and the advice and information service they offer; the operation of Barcelona's Register of Applicants for Social Housing; renovation management and

grants, rental subsidies, and the management of housing pool and young persons' housing pool.

The rights recognised in the execution of the 2023 budget were for a total of €54.61 million, in order to finance:

- €11.47 million from 2023 and €4 million of remaining balances, in total €15.5 million under the heading of provision of CHB management services by the Municipal Institute of Housing and Renovation of Barcelona (IMHAB) and the Municipal Institute of Urban Landscape (IMPU) for the collaboration agreements signed with these subsidiary bodies of Barcelona City Council. This is in addition to the expenses assigned to the CHB for recurrent services invoiced by the Centre for Telecommunications and Information Technologies, an organisation dependent on the Government of Catalonia.
- €2.75 million earmarked for renovation.
- €26 million for renovation subsidies from NextGeneration funds and €5 million from municipal funds to complement the NextGeneration renovation calls.
- €15.84 million of municipal funding to complement calls made for European funds.

The calls for grants and subsidies approved in 2022 and funded with budget resources and the allocated liquidity surplus have totalled €82.80 million, distributed as follows:

€5.66 million corresponding to calls for grant applications for the rental payments, social-emergency allowances and the housing pool. Resources were also committed due to the extension of the agreement formalised with the Hàbitat 3 Foundation for a total amount of €5.6 million and a collaboration agreement with the AHC for the rental housing fund of €0.6 million.

The obligations recognised in 2023 due to subsidies and grants totalled €20.04 million, broken down as follows: renovation grants, €7.81 million; rent subsidies, €6.47 million, and the Fundació Hàbitat agreement, €5.76 million.

In closing the budget, the committed resources (in phase D of budget execution) totalled €72.23 million: €15.55 million for the provision of services; €39.89 million corresponding to renovation grants; €6.14 million to the agreement with the Habitat3 Foundation, and the rest, €10.65 million, to rent subsidies.

Barcelona Housing Consortium.**2023 (31 December 2023).****Implementation statement of income budget**

Budget application	Budget description	Initial	Credit amendments	Final appropriations	Recognised collection rights
2023-3810001	Other current transaction reimbursements	€20.00	€40,446.40	€40,446.40	€40,446.40
2023-5340001	Other financial income	€20.00	€4,398.71	€4,418.71	€4,418.71
2023-5200002	Treasury centralisation interest	–	€130,268.76	€130,268.76	€130,268.76
2023-4100004	From the Territory Department. Catalan Government, operation expenses	€2,246,000.00	(-)€104,435.77	€2,141,564.23	€2,141,564.23
2023-7100004	From the Territory Department. Catalan government	€3,000,000.00	(-)€750,000.00	€2,250,000.00	€2,250,000.00
2023-4407215	From the Catalan Housing Agency	€5,560,412.00	(-)€1,547,594.39	€4,012,817.61	€4,012,817.61
2023-7407215	From the Catalan Housing Agency	€1,000,000.00	(-)€1,000,000.00	–	–
2023-740721570	From the Catalan Housing Agency NGEU	€16,145,059.07	€9,931,088.66	€26,076,147.73	€26,076,147.73
2023-4600001	From Barcelona City Council	€8,403,178.77	€2,068,320.90	€10,471,499.67	€10,471,499.67
2023-4600009	From the Municipal Institute of Housing and Renovation	–	€2,843,000.00	€2,843,000.00	€2,843,000.00
2023-7630001	From Barcelona City Council. Renovation	€3,000,000.00	€2,500,000.00	€5,500,000.00	€5,500,000.00
2023-4600009	Other transfers from local councils.	€5,335,335.00	(-)€5,335,335.00	–	–
2023-3820001	Advance repayment agreement 2019-2022 Hàbitat 3	–	€1,139,365.49	€1,139,365.49	€1,139,365.49
2023-8700001	Liquidity surplus from previous years	–	€116,020,150.54	€116,020,150.54	–
		€44,690,024.84	€125,939,674.30	€170,629,699.14	€54,609,548.60

Barcelona Housing Consortium.
2023 (31 December 2023)
Expenditure budget implementation statement

STATEMENT OF EXPENDITURE BUDGET SETTLEMENT - YEAR 2023					
Budget application	Budget description	Initial	Credit amendments	Final appropriations	Authorised
2023-431-2270013	Technical works	€10,497,466.00	€5,014,213.09	€15,511,679.09	€15,511,679.09
2023-431-2260039	Fees and commissions and other bank expenses	–	–	–	–
2023-431-2280003	IT services. CTTI	€50,000	(-)€14,442.12	€35,557.88	€35,557.88
2023-431-4800001	To families. Financial aid for rent	€5,662,164.77	€8,459,001.36	€14,121,166.13	€10,651,710.49
2023-431-4820001	Other non-profit organisations and other corporate bodies	€5,335,335.00	€894,131.85	€6,229,466.85	€6,136,648.43
2023-431-7800001	To families. Renovation	€7,000,000.00	€59,113,725.46	€66,113,725.46	€55,578,575.80
2023-431-7800001	To families. Renovation NextGeneration funds	€16,145,059.07	€52,473,044.66	€68,618,103.73	€42,541,956.00

STATE OF EXPENDITURE BUDGET SETTLEMENT - YEAR 2023							
Revoked collection rights	Cancelled collection rights	Net recognised collection rights	Ratio % CR	Net collection	Ratio % collection	Rights pending collection as at 31 December	Forecast surplus/deficit
–	–	€40,466.40	100.00	€40,466.40	100.00	€0.00	–
–	–	€4,418.710	100.00	€4,418.71	100.00	€0.00	–
–	–	€130,268.76	100.00	€51,488.72	39.52	€78,780.04	–
–	–	€2,141,564.23	100.00	€1,836,854.78	85.77	€304,709.45	–
–	–	€2,250,000.00	100.00	€2,250,000.00	100.00	€0.00	–
–	–	€4,012,817.61	100.00	€3,678,416.15	91.67	€334,401.46	–
–	–	–	–	–	0.00	€0.00	–
–	–	€26,076,147.73	100.00	–	0.00	€26,076,147.73	–
–	–	€10,471,499.67	100.00	–	0.00	€10,471,499.67	–
–	–	€2,843,000.00	–	€2,843,000.00	100.00	€0.00	–
–	–	€5,500,000.00	100.00	–	0.00	€5,500,000.00	–
–	–	–	–	–	0.00	€0.00	–
–	–	€1,139,365.49	100.00	€1,139,365.49	100.00	€0.00	–
–	–	–	–	–	–	–	–
		€54,609,548.60		€11,844,010.25		€42,765,538.35	

STATE OF EXPENDITURE BUDGET SETTLEMENT - YEAR 2023							
Committed expenditure	Ratio % E	Net recognised obligations	Ratio % O	Payments	Payment ratio %	Obligation pend. payments 31 December	of credit
€15,511,679.09	100.00	€15,511,679.09	100.00	€14,250,268.74	91.87	€1,261,410.35	€0.00
–	–	–	–	–	–	–	–
€35,557.88	100.00	€35,557.88	100.00	€35,557.88	100.00	–	€0.00
€10,651,710.49	88.38	€6,465,970.67	60.70	€6,280,498.36	97.17	€185,472.31	€7,655,195.46
€6,136,648.43	98.51	€5,763,901.86	93.93	€5,546,209.49	96.22	€217,692.37	€465,564.99
€33,422,126.58	50.94	€7,765,979.58	23.24	€7,733,888.63	99.74	€32,090.95	€58,347,745.88
€6,471,464.34	9.43	€42,498.85	0.66	€42,498.85	100.00	–	€68,575,604.88
€72,229,186.81		€35,585,587.93		€48,139,190.69		€2,958,076.33	€135,044,111.21

4

Management results



WORK TARGETS ACHIEVED IN 2023

• Housing Offices Network

The housing offices maintained their level of activity as regards the number of services and consolidated the management of appointments, waiting times and assistance with the Qmatic system.

- Continuous training for housing office staff.
- Consolidation of the “Habitatge et truca” service as an outsourced management programme that offers assistance to the public in relation to the range of services that housing offices provide over the phone.

• Decent use of housing

Advice

In 2023, the number of legal advice applications on housing matters at housing offices was over 6,500, and in rental mediation procedures, the number exceeded 710 situations.

Mediation and prevention as the most effective tool for avoiding risk situations that could lead to the loss of housing is still one of the cross-cutting measures.

To avoid evictions, and with a view to ensuring families stay in their homes, the intervention unit analyses the situations detected, works on a diagnosis and proposes an intervention strategy. The incentives linked to mediation have been consolidated.

In the case of families facing legal proceedings for unpaid rent, the incentive of up to €6,000 is aimed at paying rent arrears and, in other cases, the incentive of €1,500 is for owners. Both cases require a lease to be signed within the framework of Barcelona’s Rental Housing Pool.

Procuring housing and avoiding evictions

An intervention and support unit has been set up in housing offices to deal with housing

pressure, with the aim of analysing the detected situations, carry out a diagnosis and design an intervention strategy.

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The inclusion of new dwellings in the Housing Pool has remained constant, as owners have considered it a safe alternative with particular benefits when compared to the market.

Rental Housing Pool

The cumulative number of leases signed as part of the Rental Housing Pool in 2023 was maintained as a result of lease renewals through mediation and new leases.

The advantages for the owners: guaranteed collection of rental income, the subsidy for interior renovation work, incentives for inclusion and the technical, legal and social support continue to be a proposal that is very greatly valued by the owners.

Grants for housing payments

The Housing Consortium published two calls for grant applications: one for social-emergency allowances resulting from mediation, with a total budget of €1,153,493.08, and one for rent payment allowances, with a total budget of €4,206,065.62.

The Catalan Housing Agency published the call for grants for rental payments for people who were beneficiaries in the previous year.

The Catalan Housing Agency published three calls for grants to help with rent: for people aged 65 and over, for people aged between 36 and 64 and for young people aged 35 and under.

The Catalan Housing Agency maintained the special emergency financial assistance to deal with emergency situations in the field of housing and the procedure for monitoring and verifying compliance with the requirements for renewing the supplementary benefit in order to continue paying the rent and the benefit to deal with situations of loss of housing.

The Housing Consortium published the call for grants to include housing in Barcelona's Rental Housing Pool.

The Housing Agency published the call for grants to pay the cost of renting private market housing for people in a situation of economic and social emergency and at risk of residential exclusion.

• Register of Social Housing Applicants

Registrations and allocations

An increase can be seen in the volume of registrations recorded in the last year. There are currently 35,471 registered household units, which is up on the previous year by just over 17%.

The number of homes included in allocation processes amounted to 121 second allocation flats and 532 first allocation flats. This represents a decrease of 17.7% and an increase of 69.4%, respectively, compared to the homes included in the allocation processes of the previous year.

Housing committee for social emergencies

The year 2023 saw a total of 368 social-emergency applications in response to loss of dwellings, representing a 8.7% increase on the previous year.

• Renovation aid

The following calls for renovation-grant applications were carried out in 2023:

- Dwelling interiors (housing pool)
- Publication of calls for NextGeneration applications:

In 2022, a transitional year between the previous calls for grants for common building and interior elements and the new European NextGeneration funding, only ongoing cases were resolved and no new ones were processed.

The Housing Offices managed all the habitability certificate applications submitted to them, as well as those forwarded for processing after submission to local area services and those submitted online.

5

Information media



THE CONSORTIUM'S WEBSITE

The Consortium's website is a digital space providing city residents with comprehensive information on the housing services and procedures that it offers. The website was created to provide a first step for anyone interested, making it easy to find information on rental grants, the Housing Pool and other services. It is ultimately a meeting place that offers city residents guidance on how to carry out the grant-application procedures and in-person support programmes at the Barcelona Housing Offices Network.

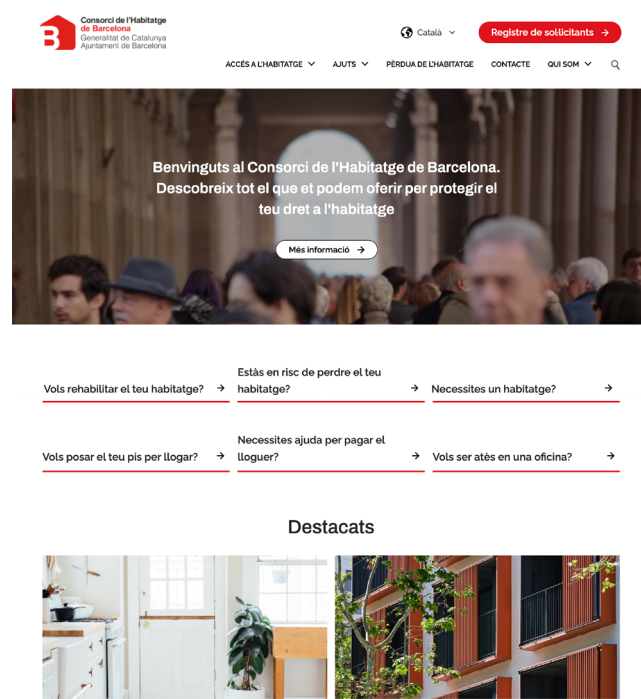
The space has been co-hosted on a municipal website (<https://habitatge.barcelona/ca>) since 2016, which acts as a gateway to all housing services in the city irrespective of their provider. The inclusion of the Consortium's services into this website has helped to create a single meeting point, while also redirecting users to each specific section. This has led to an increase in the number of visits, not only to the Housing portal but also the Consortium's website. These visits are of an increasingly high quality (longer duration and accessing specific content).

The digital project for disseminating digital housing content includes several internal improvements that are being introduced to improve the general public's access to information. This means that the housing web products are worked on together even if they are different websites in order to guarantee the validity of the information, its usefulness, the interconnection and, therefore, a more efficient user experience.

A specific working group has also been created to renew the consortium's website to facilitate

its use, clarifying the contents and prioritising essential content. In this group, work has been undertaken internally and externally to assess the website's features and the level of user interaction, which has helped to detect content that has been omitted or "covered up" by the large volume of information. The aim is to move forward and establish the foundations for a new website with technology and content on the agenda.

In 2023, updates were made to both the Consortium website, to publish updated content, and to the Barcelona Housing portal, to ensure that the information was coherent and consistent. Information has been processed from the user's point of view without taking access into account: the content has been standardised across both websites.



The Consortium has other specialised web spaces by subject, such as the apartment portal of the Barcelona Rental Housing Pool, the website of the Applicants Register and the intranet of the Social Housing Council. Specifically, in 2023, processes have been undertaken to stabilise this application and its features to guarantee its use.

COMMUNICATION CAMPAIGNS

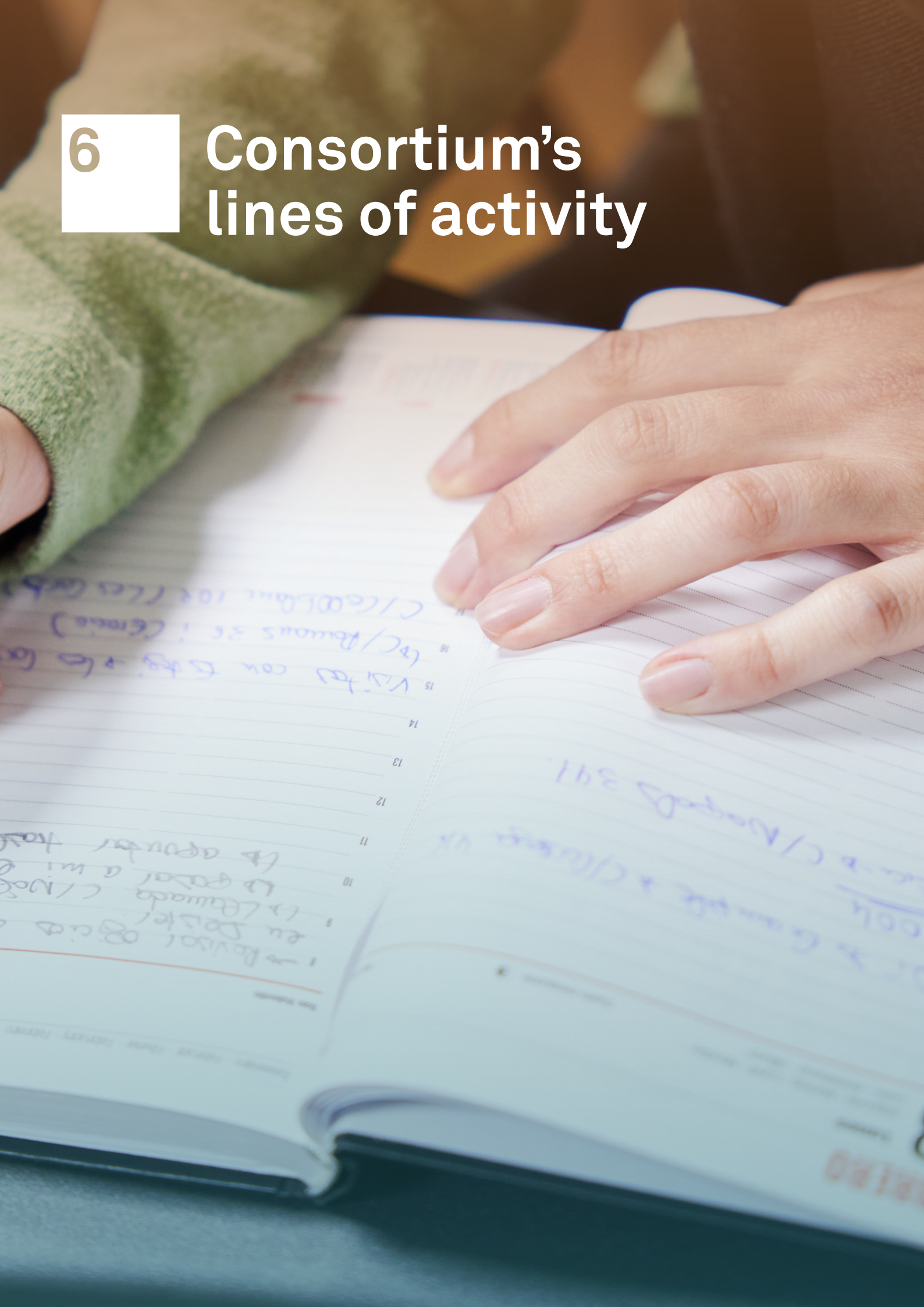
Housing is a basic human right that contributes to social integration and quality of life. Housing policy is a part of the broader social policy framework promoted by Barcelona City Council, which takes an integrated approach across the city to ensure services that support people in meeting their basic housing needs. For this reason, all services and issues are people-centred, in line with the Barcelona Right to Housing Plan 2016-2025.

Over the course of the year, various communication campaigns have been launched to communicate specific messages to support the policies being carried out or to promote services and grants available to the public.

- **NGEU campaign** Campaign app, conceptualised and promoted by the Communications Department, on NextGeneration renovation grants with European funds. This is extended throughout the year with different applications and adaptations to cover everything for the call period.
- **Campaign for the Rental Housing Pool.** The aim was to inform the public, especially homeowners, about Barcelona's Rental Housing Pool, which is managed by the City Council. It sought to make property owners aware of the benefits of transferring their flats to the programme and stress the social responsibility implied in letting through this service. The campaign included both online and offline advertising strategies.

6

Consortium's lines of activity



BARCELONA HOUSING OFFICES NETWORK

The Consortium offers its services through the Barcelona Housing Offices Network.

The following from 2023 is worth mention:

- Consolidation of queue managers in all housing offices to improve access.
- Consolidation of the security service in the offices.



• The housing office catalogue of services

Renovation grants

- Grants for renovating residential buildings.
- Grants for renovating high-complexity properties.
- Grants for renovating the interiors of homes in order to list them in the pool.
- Grants for renovating the interiors of homes of people in vulnerable situations.
- Grants for renovations under the NextGeneration call
- Technical advice for renovation work and energy renovation.
- Habitability certificates.

Grants for housing payments

- Fair rent: rent allowances.
- Special-emergency allowances: for rent- / mortgage-payment arrears and for access to housing for people evicted from their homes.
- Renewals of the complementary benefit to ensure continuity in the payment of rent and the allowance to deal with situations of loss of housing.
- Rent-payment subsidies.
- Rent-payment subsidies for the elderly.
- Subsidies for rent and social-emergency payments resulting from mediation in the City of Barcelona.
- Rent-payment allowances in the city of Barcelona.
- Rent-payment subsidies for young people.
- “Bo Jove” subsidies.

Access to protected and social housing

- Information on social-housing developments (purchase, renting, building leases) and dwellings for special needs.
- Registration in the Barcelona Register of Social Housing Applicants.
- Allocation of social dwellings.

Rental Housing Pool

- Acquisition of private housing and management of lease agreements through mediation between the parties, applicants and homeowners.
- Processing habitability certificates and energy-efficiency certificates for dwellings included in the pool.
- Grants of up to €20,000 for habitability work on dwellings intended for the Housing Pool, as part of the call for renovation-grant applications.
- Incentives of €1,500 for leaving private dwellings with the Housing Pool or of up to €6,000 for regularising legal proceedings in progress for rent arrears.

- Discount of 95% of the total property tax due during the lifetime of the lease agreement.
- Legal, technical and social advice for Housing Pool dwellings.

Social-emergency committee

- Allocation of dwellings for social emergencies from the Social Housing Pool or other temporary residential resources.

Decent use of housing

- Information and legal advice on housing issues.
- Ofideute: advice on mortgage-payment arrears.
- Mediation concerning rent, incorporation of new negotiation tools: rent-payment grants and incentives for including dwellings in Barcelona's Rental Housing Pool.
- Intervention service in response to loss of dwelling and/or squatters.

Complementary services

- Information on additional housing services and benefits: Avalloguer, Social Inclusion Housing Network.

• List of services carried out in 2023

Housing Office	CC	Registration and allocations	Rent subsidies	Housing pool	Decent use of housing	Habitability certificates	Other housing issues	Total face-to-face processes (A)
Ciutat Vella	1276	3793	5619	708	1418	3617	1372	17803
Eixample	259	2647	4284	517	1353	192	330	9582
Sants-Montjuïc	918	2771	4350	466	1425	1192	381	11503
Les Corts	654	2170	3879	396	677	1227	1097	10100
Sarrià-Sant Gervasi	276	469	1889	125	480	637	147	4023
Gràcia	1328	1988	3938	254	1023	2271	229	11031
Horta-Guinardó	816	2889	4396	559	1290	992	108	11050
Nou Barris	283	4121	5715	780	1718	57	1624	14298
Zona Nord Nou Barris	3	1063	864	166	88	0	27	2211
Sant Andreu	555	4103	3828	387	846	1318	142	11179
Sant Martí	194	5328	5125	898	1434	346	816	14141
All HOs	6562	31342	43887	5256	11752	11849	6273	116921

Housing Office	Rental email processes	HAB-ET calls from HO	HO email processes	Online processes (B)	Total HO processes (A+B)	Number of people assisted
Ciutat Vella	4998	70	8791	13859	31662	8087
Eixample	4913	68	1669	6650	16232	6897
Sants-Montjuïc	4670	145	1998	6813	18316	6915
Les Corts	3719	15	2002	5736	15836	4889
Sarrià-Sant Gervasi	3704	8	589	4301	8324	2684
Gràcia	4125	20	2277	6422	17453	5634
Horta-Guinardó	4764	73	5785	10622	21672	7052
Nou Barris	4657	173	2578	7408	21706	9170
Zona Nord Nou Barris	0	0	0	0	2211	1775
Sant Andreu	4070	73	2541	6684	17863	7236
Sant Martí	5209	83	6546	11838	25979	9599
All HOs	44829	728	34776	80333	197254	69965

Of the types of assistance given, the following fell to specialist staff

Line	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023
Lawyers	6796	7081	8079	9766	13297	12512	11400	7813	7604	6027	7525
Renovation experts	1465	5334	4827	4103	1441	1225	954	2,266 ⁽¹⁾	1731	2949	1760
Total	8261	12415	12906	13869	14738	13737	12354	10079	9335	8976	9285

(1) These correspond to 407 cases of face-to-face assistance plus 1,859 HAB-ET calls made during lockdown when offices were closed.

Multi-channel assistance	2013	2014	2015	2016	2017	2018
In-person consultations	152596	146152	190232	222271	272117	272386
Website visits (Consortium, BCN, Register)	740903	664536	557686	583414	756532	955903
Telephone consultations (010)	23251	16733	16587	15447	31856	35800
Total	916750	827421	764505	821132	1060505	1264089

Multi-channel assistance	2019	2020	2021	2022	2023
In-person consultations	236752	84,666 ⁽¹⁾	98906	85406	116921
Website visits (Consortium, BCN, Register)	1065999	1221479	1519151	1625429	1838377
Telephone consultations (010)	28598	56177	112202	216480	230116
Total	1331349	1362322	1730259	1927315	2185414

(1) Procedures corresponding to the first quarter of 2020 and face-to-face visits made after the state of alert.

GRANTS FOR BUILDING AND HOUSING RENOVATIONS

• Call for grant applications for 2023

The first calls for grants with NextGeneration funds was published in June 2022. Royal Decree 853/2021, of 5 October, regulates the grant programmes for renovation and the improvement of energy efficiency in housing. It sets out the following programmes:

- Subsidy programme for neighbourhood renovation projects (P1)
- Support programme for the renovation of offices (P2)
- Subsidy programme for building renovation actions (P3)
- Grant programme for improving energy efficiency in housing (P4)
- Subsidy programme for the preparation of the building renovation logbook and the drafting of renovation projects (P5)

The Catalan Housing Agency and the Barcelona Housing Consortium have signed a collaboration agreement to manage grants under the residential renovation grant programmes of the Recovery, Transformation and Resilience Plan, funded by the NextGeneration EU funds, within the municipality of Barcelona. As a result, so far, €68 million have been allocated by agreement and work is under way to add an additional €26 million (these amounts are for 2021 and 2022).

To promote rehabilitation in the city of Barcelona, information sessions have been held in the neighbourhoods, communication and dissemination campaigns have been organised and the Municipal Renovation Office and the Technical Office for Urban Regeneration have made themselves available to the public.

Likewise, institutional coordination mechanisms have been put in place, such as fortnightly meetings with professional associations, as well as the Catalan Housing Agency and the Metropolitan Housing Consortium.

According to monitoring data provided to the Catalan Housing Agency on 25 January 2024, 200 cases corresponding to 2,419 homes have been resolved to date, which represents a total planned investment of approximately €100 million and committed subsidies for an approximate amount of €25 million.

Renovation grants have **knock-on effects**, as they enable local residents to stay put, have an impact on **sustainability, habitability, innovation and energy efficiency** and improve the urban landscape.

In addition to the NextGeneration calls, the call for housing interiors was published:

- The call for grants for renovating the interiors of homes to be included in the Barcelona Rental Housing Pool, aimed at people who own a home on the free market that they are putting at the disposal of the Rental Housing Pool, and which subsidises actions costing up to €20,000 to make the home habitable or to adapt the facilities inside it to improve its habitability.

• **2023 call, total number of approved applications for interior housing subsidies to be included in the Barcelona City Council's social rental housing pool**

District	Applications/dwellings	Subsidy
Ciutat Vella	7	€107,221.79
Eixample	8	€138,440.49
Sants-Montjuïc	10	€193,532.06
Les Corts	3	€59,998.28
Sarrià-Sant Gervasi	1	€20,000.00
Gràcia	–	€ –
Horta-Guinardó	9	€168,741.41
Nou Barris	15	€259,469.24
Sant Andreu	9	€151,240.81
Sant Martí	18	€350,720.73
Total	80	€1,449,364.81

• **Managing habitability certificates**

Habitability certificates are administrative documents which confirm that a dwelling meets the minimum habitability standards provided for under current regulations and that it is suitable for use as a residence for people, without prejudice to its use for other authorised activities.

In 2023, habitability certificates for brand-new and used buildings could be submitted to Barcelona Housing offices and to the headquarters of the Catalan Housing Agency's area services in Barcelona.

Barcelona's housing offices have managed 88.6% of all applications for second-occupancy certificates submitted.

• Applications by their processing office

Housing office	Applications	Dwellings
Ciutat Vella	2023	2023
CHB management	87	87
Eixample	2210	2210
Sants-Montjuïc	2511	2511
Les Corts	1196	1196
Sarrià-Sant Gervasi	1217	1217
Gràcia	2362	2362
Horta-Guinardó	2371	2371
Nou Barris	2493	2493
Sant Andreu	2478	2478
Sant Martí	1501	1501
Total	20449	20449
BCN area services Unassigned	2,502 -	2,628 -
Total for Barcelona	22951	23077

• Number of inspections performed

District	Inspections
Ciutat Vella	203
CHB management	-
Eixample	45
Sants-Montjuïc	57
Les Corts	14
Sarrià-Sant Gervasi	14
Gràcia	24
Horta-Guinardó	102
Nou Barris	8
Sant Andreu	37
Sant Martí	15
Total	519
BCN area services	48
Total for Barcelona	567

• Habitability certificates issued in 2023

District	Used dwellings	New dwellings	Total number of dwellings
Ciutat Vella	1864	1	1865
CHB management	81	–	81
Eixample	2021	3	2024
Sants-Montjuïc	2127	1	2128
Les Corts	1237	0	1237
Sarrià-Sant Gervasi	1252	4	1256
Gràcia	2067	–	2067
Horta-Guinardó	2234	1	2235
Nou Barris	2402	–	2402
Sant Andreu	2439	4	2443
Sant Martí	1626	3	1629
Total no. of housing offices	19350	17	19367
BCN area services	1821	2261	4082
Total for Barcelona	21171	2278	23449

The Housing Offices Network processed habitability certificates for **20,449 dwellings**.

Barcelona's housing offices issued **habitability certificates for a total of 19,367 of the city's dwellings**.

The technical staff at offices have undertaken a total of **519 inspections** to check the condition of the dwellings.

BARCELONA REGISTER OF SOCIAL HOUSING APPLICANTS

In 2023, the Register continued with the allocation processes initiated the previous year and carried out tasks and actions related to new registrations.

It is worth highlighting the following:

- A total of **121** second-allocation flats and **532** first-allocation flats were included in the allocation processes held in 2023, under both the draw and needs-scale systems.
- The number of **valid registrations** on 31 December 2023 was **35,471 household units** (70,960 people), representing a 17% increase on the previous year's registrations.
- In 2023, a total of **37,813 applications** were received by the Registry, of which 15,518 have been registrations, 5,754 modifications

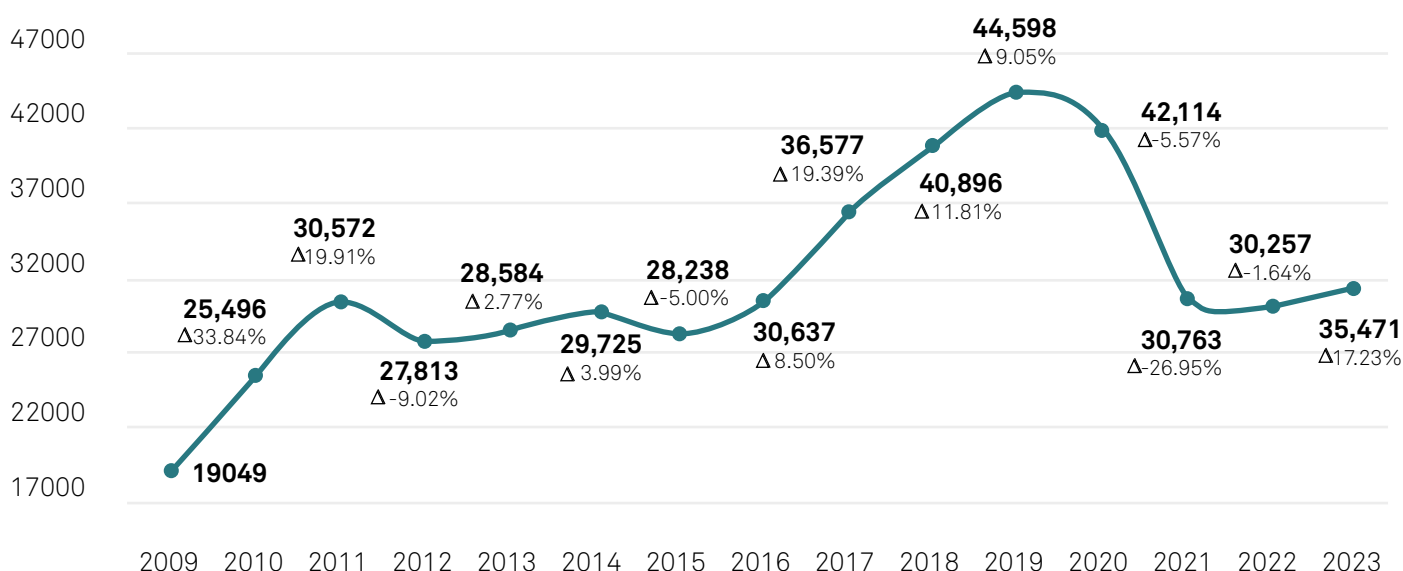
and 16,541 renewals, which represents an increase of 21% in registrations, 43% in modifications and decrease of 6% in renovations. It is worth noting that, once a modification is approved, the validity period of the registration is renewed, which may explain the drop in renovations. The increase over the previous year in the total number of applications is 10%.

- As for **de-registrations** from the Register in 2023, these were down by **20%** on the previous year due to the increase in applications for modifications.

• Entry in the Register

In 2023, there was a 17% increase in the number of current registrations compared to the previous year.

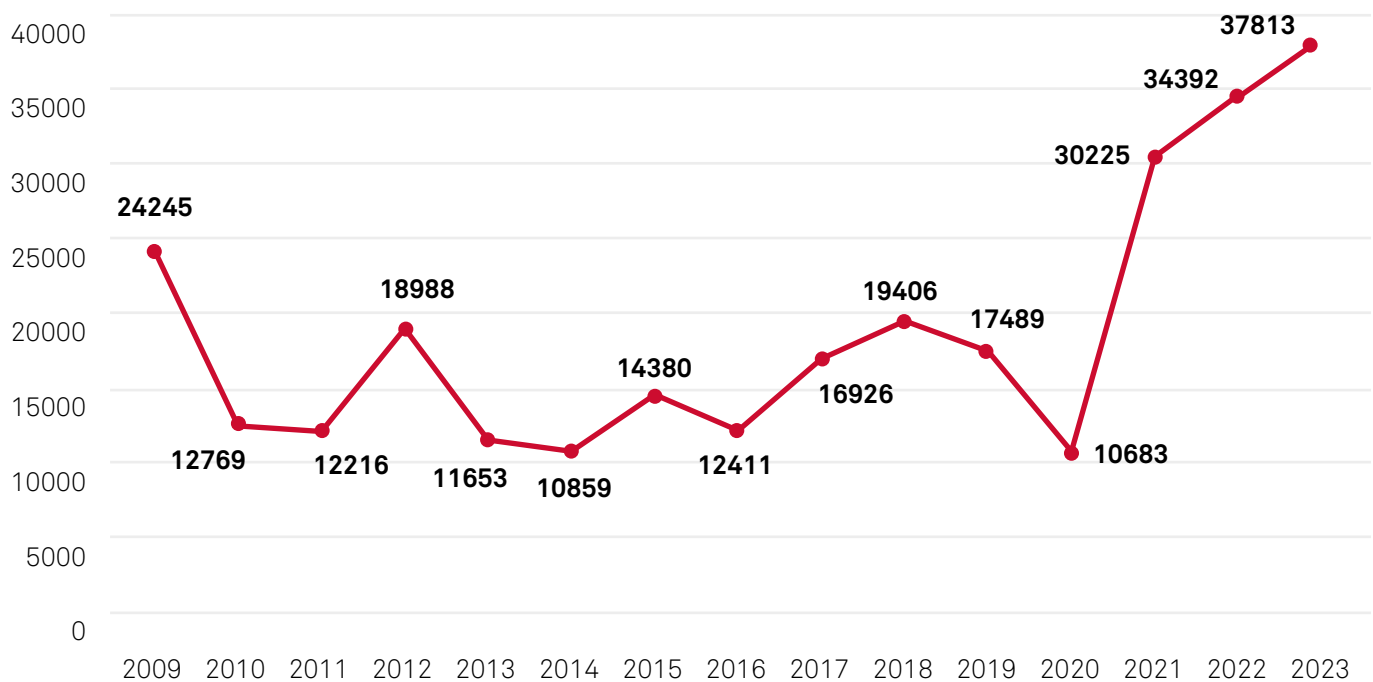
Valid registrations per year



- **Register trend data. Trend in the number of applications since the Register began operating**

Requests	2009	2010	2011	2012	2013	2014	2015	2016
Registration	22840	9168	8049	8400	6764	6306	7913	8449
Modification	1405	3601	4167	3940	2899	2716	3102	2893
Renovation				6648	1990	2716	3365	1069
Total	24245	12769	12216	18988	11653	10859	14380	12411

Requests	2017	2018	2019	2020	2021	2022	2023
Registration	10857	11226	10142	5420	9517	12851	15518
Modification	4076	4546	4758	2519	2583	4021	5754
Renovation	1993	3634	2589	2744	18155	17520	16541
Total	16926	19406	17489	10683	30255	34392	37813



2009 was the year that the Register of Applicants for Social Housing first went into service

• **Profile of registered household units.**
Household units by number of registered people

District	Household units	People registered	Total population ⁽¹⁾	% of the district's population
Ciutat Vella	3132	6653	112838	5.9%
Eixample	4044	6682	277198	2.4%
Sants-Montjuïc	4300	8272	192823	4.3%
Les Corts	1017	1683	84059	2.0%
Sarrià-Sant Gervasi	1128	1738	153065	1.1%
Gràcia	1984	3324	126756	2.6%
Horta-Guinardó	3923	7385	180918	4.1%
Nou Barris	5259	10906	180538	6.0%
Sant Andreu	4290	8228	156198	5.3%
Sant Martí	6394	12104	250669	4.8%
Not registered / Not specified:	n/a	3985	n/a	n/a

(1) Total population by district as of 1 December 2023.

• **Household units in districts by income (€)**

Income in relation to IPREM/ IRSC 2022	Ciutat Vella	Eixample	Sants-Montjuïc	Les Corts	Sarrià-Sant Gervasi	Gràcia
From >0 to < 0.4 IPREM	806	872	1010	211	252	381
From ≥ 0.4 IPREM to < 1.4035 IRSC	1409	1270	1514	320	416	646
From ≥ 1.4035 IRSC to < 2.3392 IRSC	650	1028	1036	280	252	535
From ≥ 2.3392 IRSC to < 3.2748 IRSC	169	491	469	123	123	225
From ≥ 3.2748 IRSC to < 4.2105 IRSC	76	216	172	51	45	125
From ≥ 4.2105 IRSC to < 5.1462 IRSC	11	108	70	25	20	57
From ≥ 5.1462 IRSC to < 6.0818 IRSC	10	46	23	5	16	13
From ≥ 6.0818 IRSC to ≤ 6.5 IRSC	1	13	6	2	4	2
	3132	4044	4300	1017	1128	1984

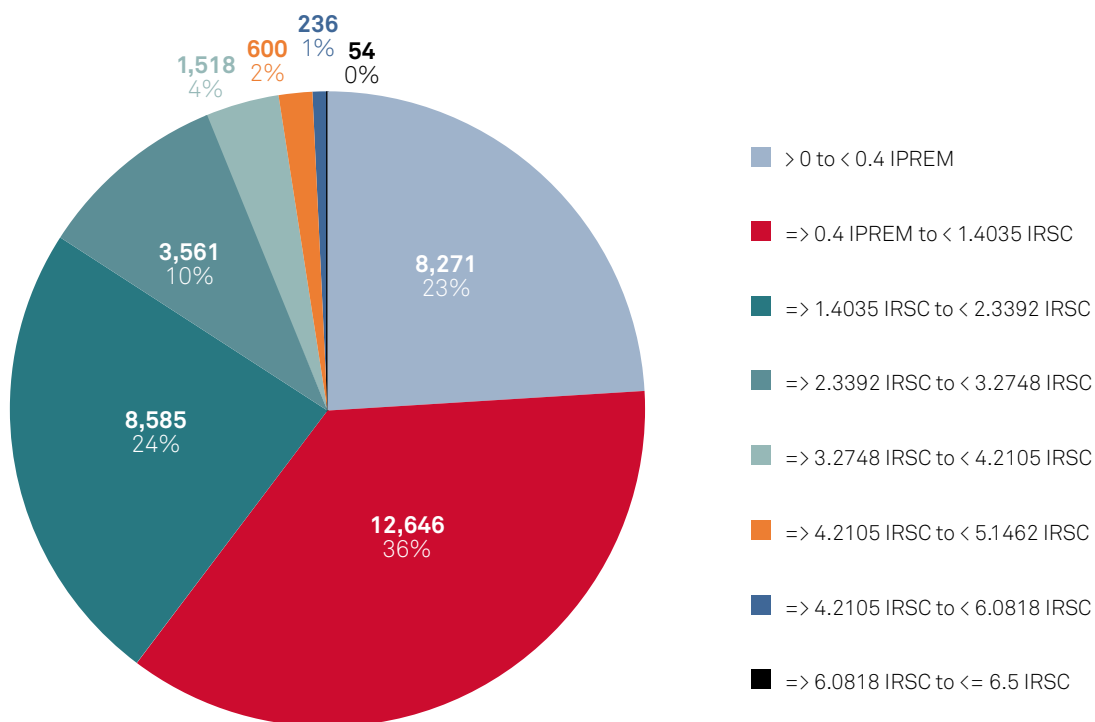
Income in relation to IPREM/ IRSC 2022	Horta- Guinardó	Nou Barris	Sant Andreu	Sant Martí	Total
From >0 to <0.4 IPREM	971	1430	930	1408	8271
From ≥0.4 IPREM to < 1.4035 IRSC	1374	2130	1476	2091	12646
From ≥ 1.4035 IRSC to < 2.3392 IRSC	951	1109	1116	1628	8585
From ≥ 2.3392 IRSC to < 3.2748 IRSC	375	374	475	737	3561
From ≥ 3.2748 IRSC to < 4.2105 IRSC	167	139	187	340	1518
From ≥ 4.2105 IRSC to < 5.1462 IRSC	58	51	81	119	600
From ≥ 5.1462 IRSC to < 6.0818 IRSC	24	24	15	60	236
From ≥ 6.0818 IRSC to ≤ 6.5 IRSC	3	2	10	11	54
	3923	5259	4290	6394	35471

• **Table of income (€) by household unit's members**

Members	0.4 IPREM	1 IPREM	1 IRSC	1.4035 IRSC	2.3392 IRSC
1	€4,323.35	€10,808.37	€10,623.64	€14,910.28	€24,850.48
2	€4,457.06	€11,142.65	€10,952.21	€15,371.42	€25,619.05
3	€4,648.76	€11,621.91	€11,423.27	€16,032.57	€26,720.94
4 or more	€4,803.72	€12,009.30	€11,804.04	€16,566.97	€27,611.64

Members	3.2748 IRSC	4.2105 IRSC	5.1462 IRSC	6.0818 IRSC	6.5 IRSC
1	€34,790.67	€44,730.86	€54,671.05	€64,611.24	€69,053.66
2	€35,866.67	€46,114.29	€56,361.90	€66,609.52	€71,189.34
3	€37,409.32	€48,097.70	€58,786.07	€69,474.45	€74,251.25
4 or more	€38,656.30	€49,700.95	€60,745.61	€71,790.26	€76,726.29

• Distribution by income

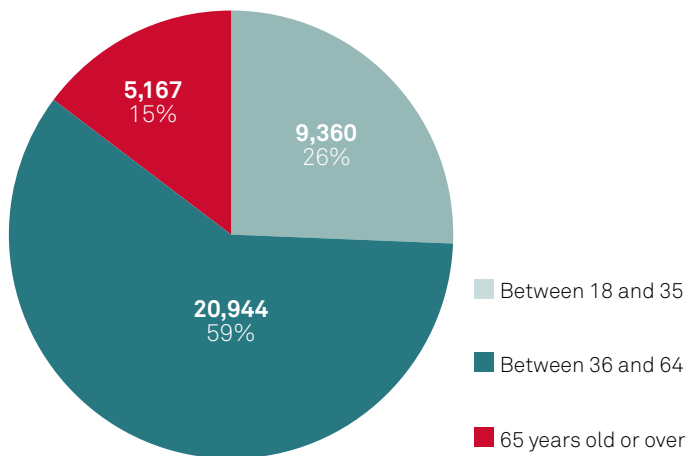


• Registered household units by age and district

Income in relation to IPREM/ IRSC 2022	Ciutat Vella	Eixample	Sants-Montjuïc	Les Corts	Sarrià-Sant Gervasi	Gràcia
From ≥ 18 to ≤ 35	624	1008	1118	255	248	471
>35 to <65	1969	2386	2622	585	627	1164
≥ 65	539	650	560	177	253	349
	3312	4044	4300	1017	1128	1984

Income in relation to IPREM/ IRSC 2022	Horta-Guinardó	Nou Barris	Sant Andreu	Sant Martí	Total
From ≥ 18 to ≤ 35	1015	1448	1246	1927	9360
>35 to <65	2319	3091	2441	3740	20944
≥ 65	589	720	603	727	5167
	3923	5259	4290	6394	35471

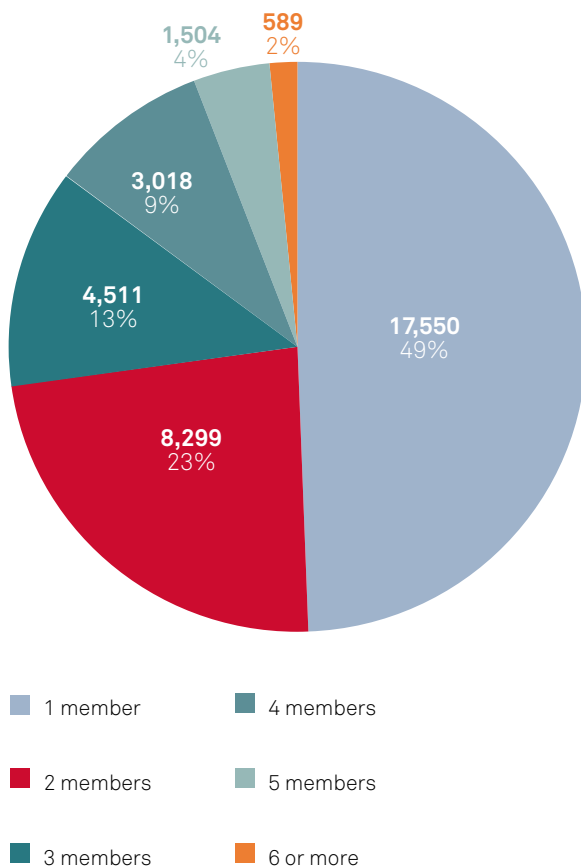
• Distribution by age



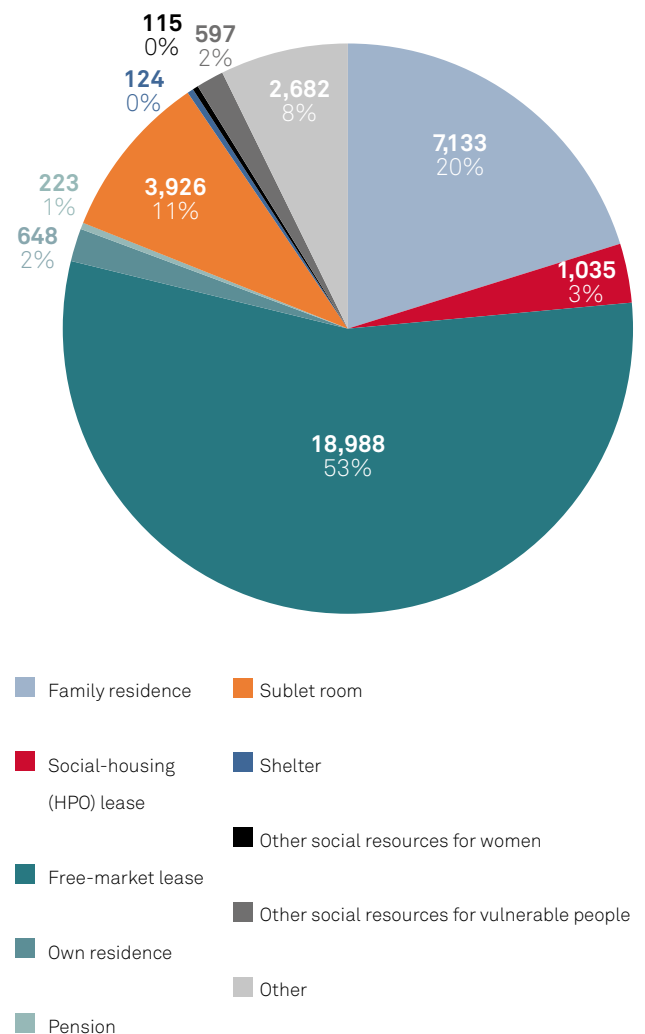
• Registered household units with all members over 65

Requesting social housing for the elderly	3737
1 member	3085
2 members	652
Not requesting social housing for the elderly	685
1 member	504
2 members	176
3 members	5
Total	4422

• Distribution by members of the household unit



• Distribution by current residence



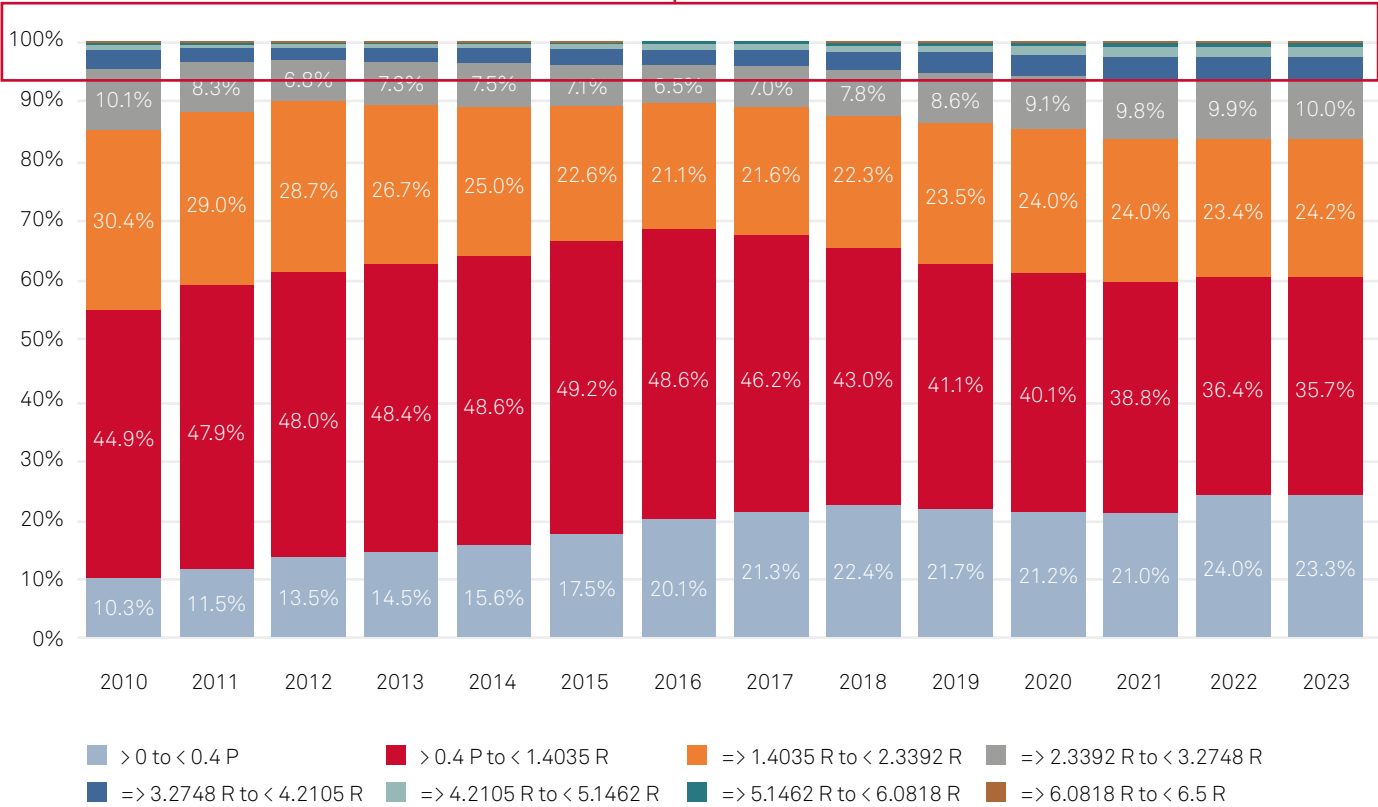
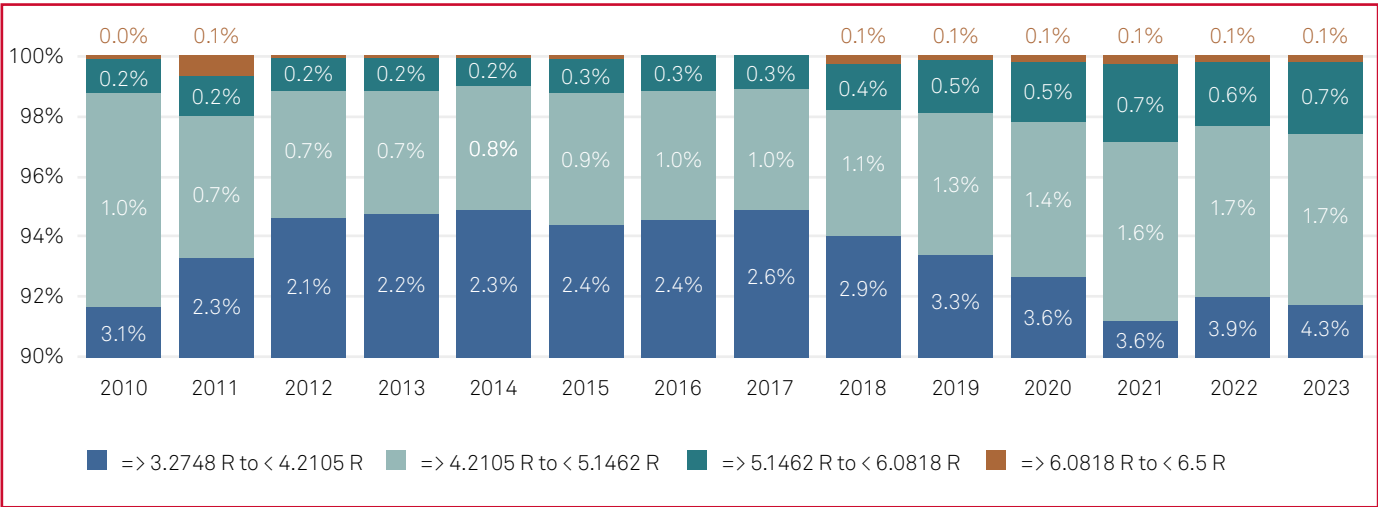
• Trend in housing-applicant profiles

The profile of applicant household units is constantly evolving, as illustrated in the following charts (particularly in relation to variables such as income, age, household unit size, nationality, housing tenure requested and disability).

Income

The previously observed trend of increasing poverty among households applying for housing has remained the same, particularly within the lowest income brackets. There has been a slight economic improvement compared to living units with higher income ranges.

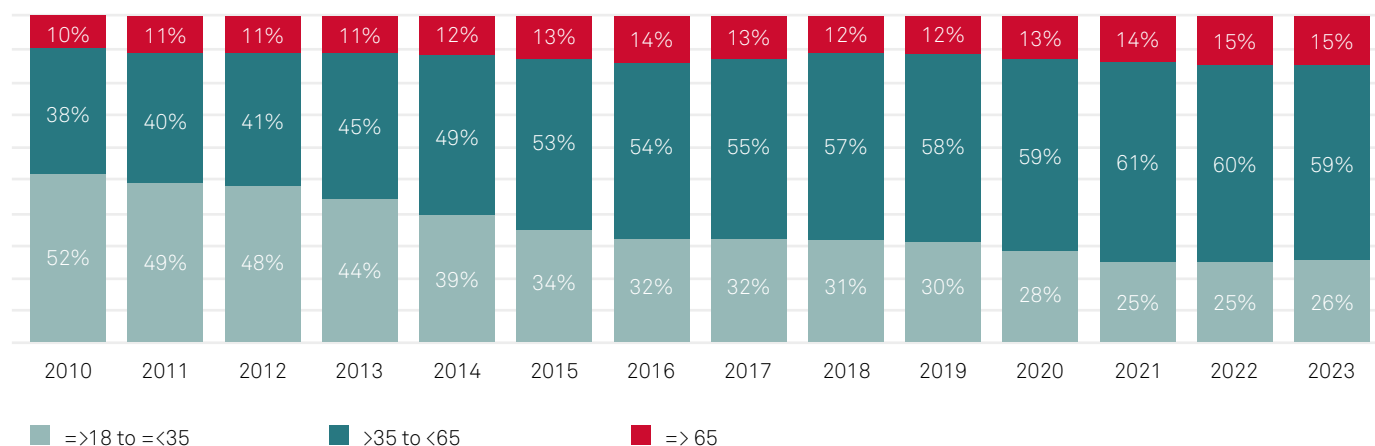
Income: P = IPREM and R = IRSC



Age

There has been a continuing reverse trend in demand in relation to the age of applicants: during the early years of the Register, most applicants were under the age of 35, representing 52%, while the 35 to 65-year old group represented 38% of the total. Today, the

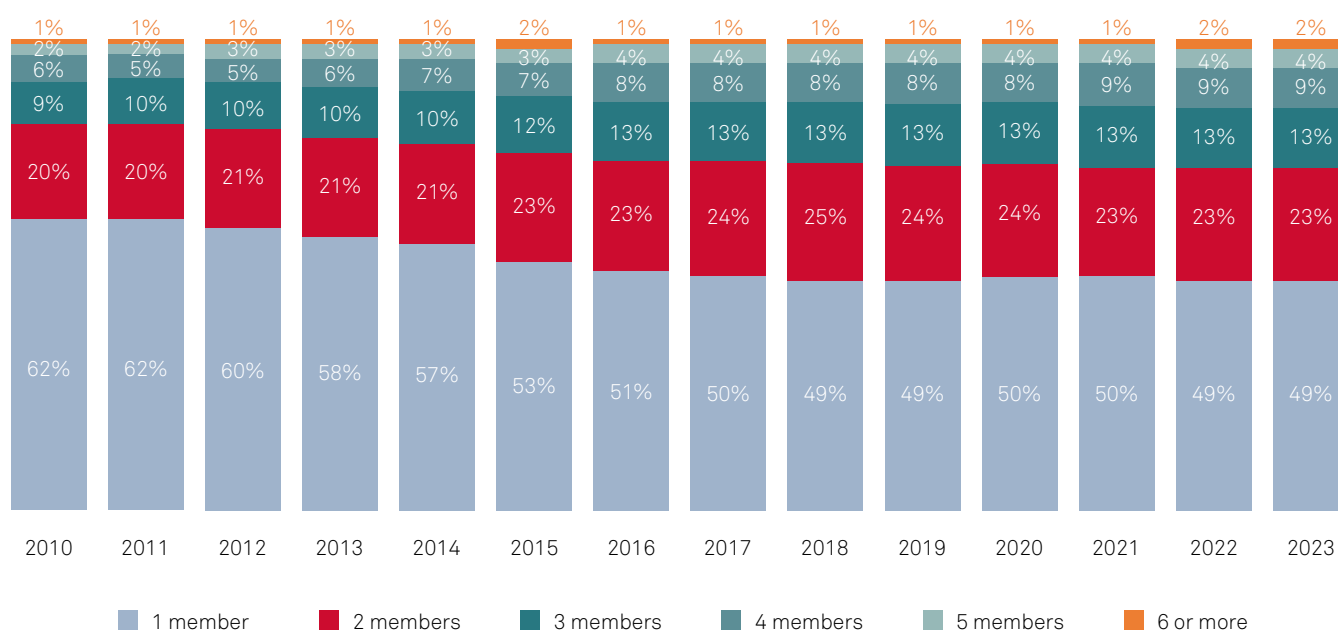
35 to 65-year old group make 59%, while the younger group accounts for 26% of applicants. There was a slight increase in the number of people over the age of 65, from 10% in 2010 to 15% today.



Number of household-unit members

A change in the composition of household units has also been seen over time. During the Register of Applicants' first years, single-member household units were the majority group (62%). In the last eight years we have seen the composition of household units as regards the number of members. Single-

member household units accounted for 49% of registrations in the Register of Officially Protected Housing Applicants, while those with two or three members accounted for 23% and 13%, respectively. They are followed by household units with four members.

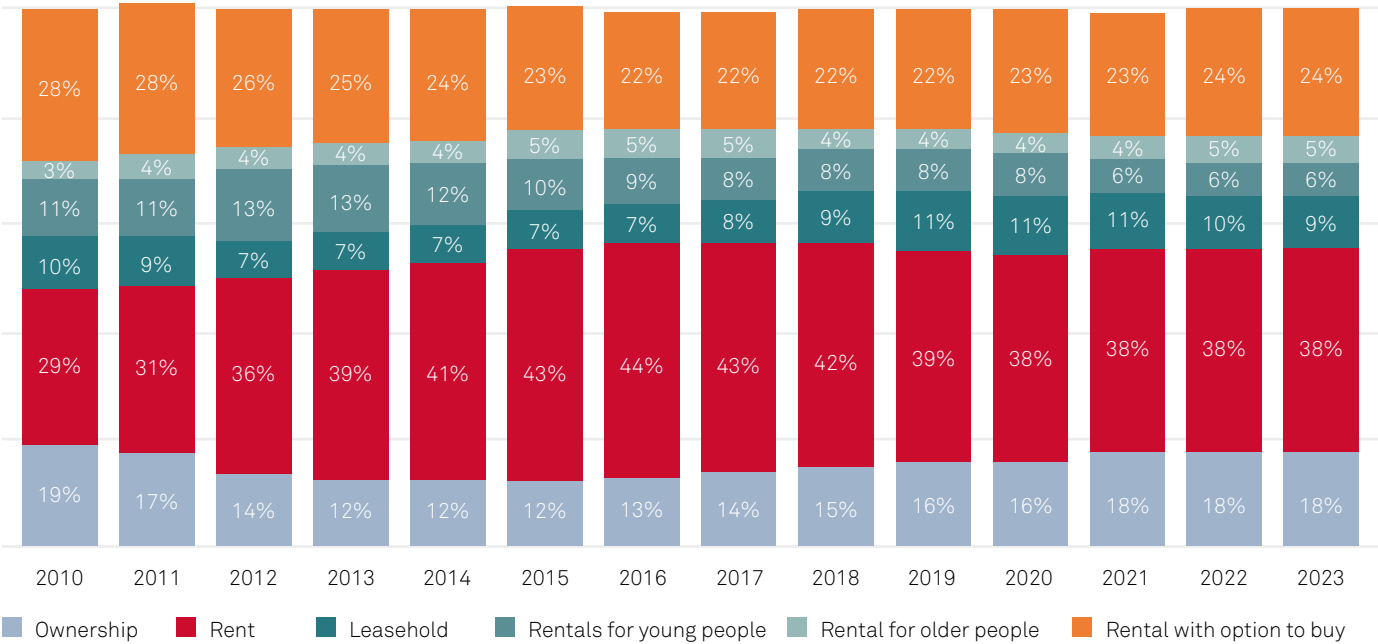


Type of protection requested

The type of housing protection requested has also continued to shift over the years, with rental remaining the most frequently requested option.

It is worth noting that a single applicant may request more than one type of housing tenure.

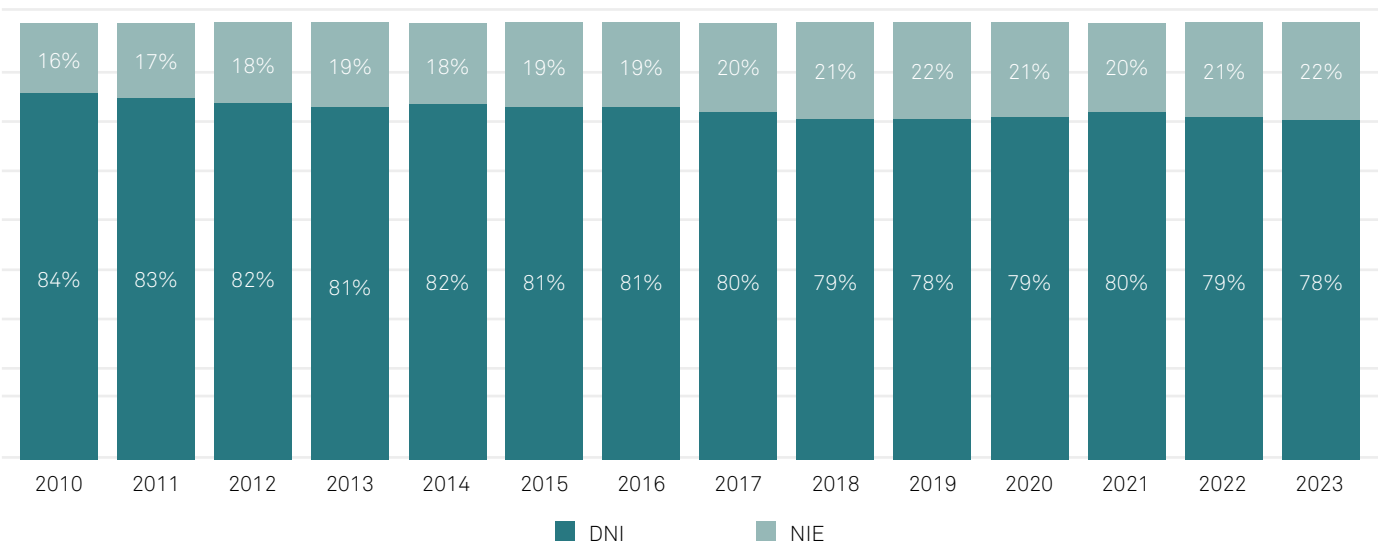
A certain stabilisation can be observed, compared to 2021, in terms of the percentage of the types sought.



Nationality

The proportion of people registered with NIE and DNI has remained practically the same over

time, although there has been a slight increase in people registered with NIE in recent years:



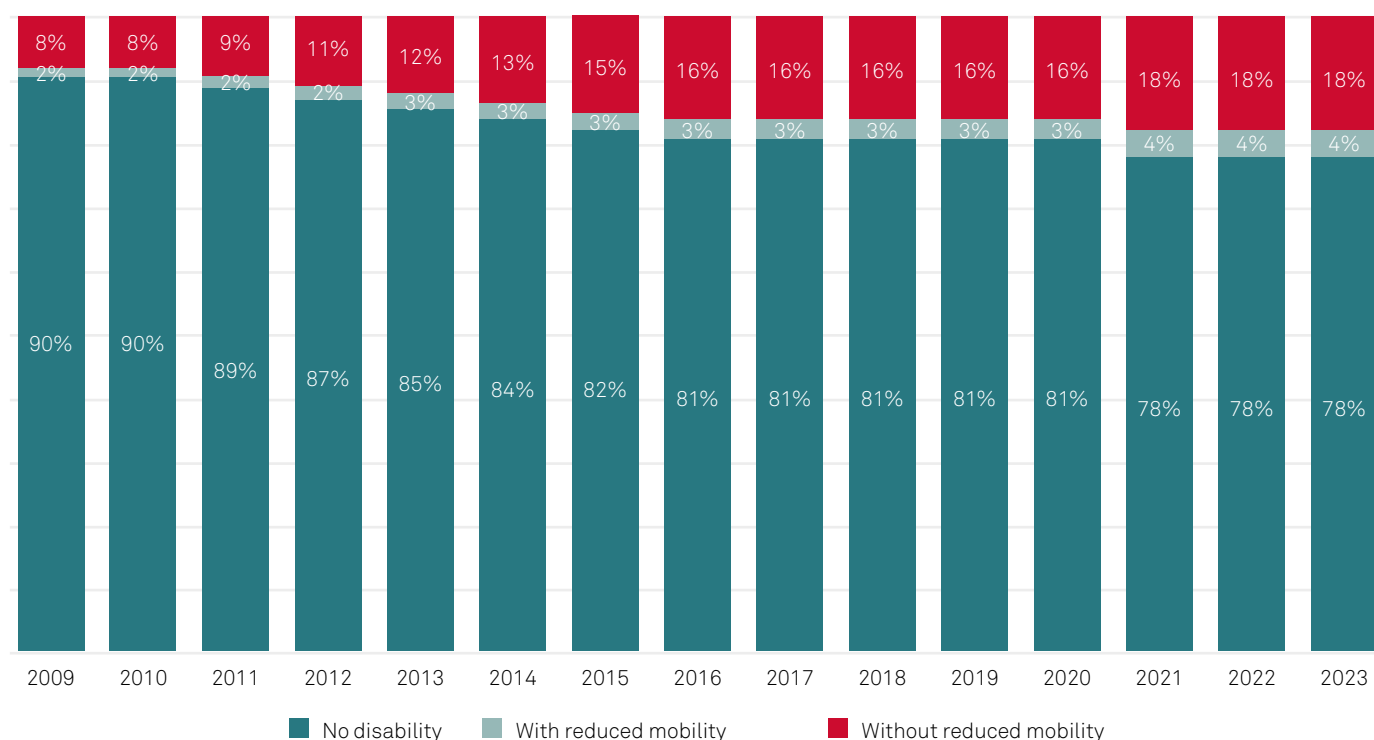
Nationality	2012		2013		2014		2015		2016		2017	
	Dec.	%	Dec.	%	Dec.	%	Dec.	%	Dec.	%	Dec.	%
DNI	22798	82%	23159	81%	24327	82%	22901	81%	24690	81%	29137	80%
NIE	5015	18%	5425	19%	5398	18%	5337	19%	5947	19%	7440	20%
	27813		28584		29725		28238		30637		36577	

Nationality	2018		2019		2020		2021		2022		2023	
	Dec.	%	Dec.	%	Dec.	%	Dec.	%	Dec.	%	Dec.	%
DNI	32141	79%	34966	78%	33140	79%	24475	80%	23832	79%	27613	78%
NIE	8755	21%	9632	22%	8974	21%	6288	20%	6425	21%	7858	22%
	40896		44598		42114		30763		30257		35471	

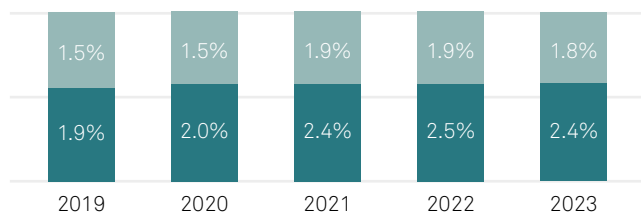
Household members with disabilities

Since 2015, there has been a stabilisation of the percentage with respect to the rest of the household units with one of their members with a disability, which stood at 22% in 2023.

Among these 22%, 4% are people with reduced mobility* (although this percentage has also increased: initially it was 2%), of whom 1.8% need adapted housing; this percentage has increased slightly in recent years.



* Since 2018, data on reduced mobility have been categorised into households with and without the need for adapted housing.



- With reduced mobility and in need of adapted housing
- With reduced mobility but no need for adapted housing

2023	
With reduced mobility and in need of adapted housing	627
With reduced mobility but no need for adapted housing	854
	1481

Disability	2011		2012		2013		2014		2015		2016	
	Dec.	%	Dec.	%	Dec.	%	Dec.	%	Dec.	%	Dec.	%
No disability	27151	89%	24214	87%	24414	85%	24933	84%	22991	82%	24767	81%
With reduced mobility	27151	2%	626	2%	735	3%	850	3%	932	3%	1051	3%
Without reduced mobility	2819	9%	2973	11%	3436	12%	3942	13%	4315	15%	4822	16%
	30572		27813		28584		29725		28238		30637	

Disability	2017		2018		2019		2020		2021		2022		2023	
	Dec.	%	Dec.	%	Dec.	%	Dec.	%	Dec.	%	Dec.	%	Dec.	%
No disability	29760	81%	33249	81%	36180	81%	33904	81%	24073	78%	23425	78%	27509	78%
With reduced mobility	1195	3%	1348	3%	1492	3%	1487	3%	1313	4%	1322	4%	1481	4%
Without reduced mobility	5622	16%	6299	16%	6926	16%	6723	16%	5377	18%	5510	18%	6481	18%
	36577		40896		44598		42114		30763		30257		35471	

• Allocation of social housing

During the course of 2023, five new award processes took place, three via the draw system, one by needs-scale and one mixed, part by draw and part by needs-scale:

The data on “first awards” made during 2023 were obtained as part of the call for Gent Gran Alí Bei launched in 2020, the calls for Maresme, Marina del Prat Vermell, Lluís Borrassà, Cal Cisó/Pontils and Cobega-Rambla Guipúzcoa launched in 2021, the calls for Trinitat Nova, Gent Gran Puigcerdà, Torre Baró Illa F, Torre Baró Illa E and Ulldecona launched in 2022, direct management with developers and the calls for Porta Trinitat and Casernes de Gent Gran, Guadalquivir and Porta Trinitat for social housing rental.

Grant-application campaigns initiated in 2023	
Draw	41 dwellings (Group B) from the call for 145 social rental dwellings in the Porta Trinitat, Ciutat de Granada and Veneçuela developments
	16 rental dwellings in the in the Guadalquivir development
	45 leasehold dwellings in the Marroc development
Selection process	24 equipped housing units for young people in the Binèfar development
	104 dwellings (Group A) from the call for 145 social rental dwellings in the Porta Trinitat, Ciutat de Granada and Veneçuela developments
	297 service-equipped housing units for the elderly in the Casernes Sant Andreu, Porta Trinitat i Veneçuela developments
Type of allocation	
New	561
Used	153
Total	714

• Allocation procedures in 2023 for housing-allocation calls

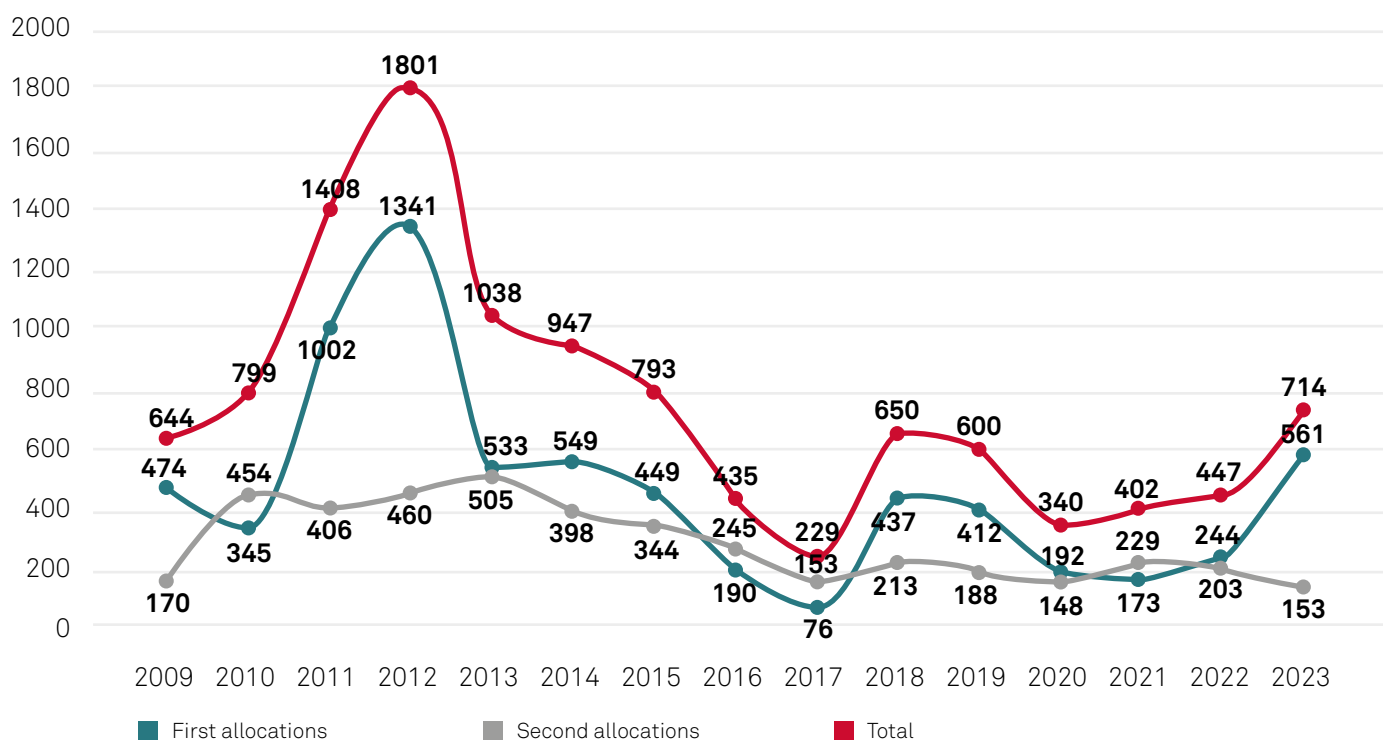
	Housing-allocation campaigns *	Tenancy system	Allocation procedures
CALLS MANAGED BY THE BARCELONA HOUSING CONSORTIUM			
Allocation procedures in 2023 for calls launched in 2023			
Selection process	297 service-equipped housing units for the elderly in the Casernes Sant Andreu, Porta Trinitat and Veneçuela developments	Social rental	101
Draw	16 rental dwellings in the in the Guadalquivir development	Rent	16
	41 dwellings (Group B) from the call for 145 social rental dwellings in the Porta Trinitat, Ciutat de Granada and Veneçuela developments	Social rental	5
Allocation procedures in 2023 for campaigns initiated in other years			
Selection process	97 housing units for socially and economically vulnerable people in the Lluís Borrassà and Cal Cisó developments	Social rental	50
	95 service-equipped housing units for the elderly in the Puigcerdà and Germanetes-Viladomat developments	Social rental	30
	49 service-equipped housing units for the elderly in the Ali Belí developments	Social rental	1
Draw	67 leasehold dwellings in the Trinitat Nova development	Leasehold	84
	45 affordable rental dwellings in the Torre Baró illa F development	Rent	71
	60 dwellings for rent in the Marina del Prat Vermell development	Rent	44
	30 social rental dwellings in the Torre Baró illa E development	Social rental	37
	27 leasehold dwellings in the Maresme development	Leasehold	11
	64 dwellings for rent in the Cobega-Rambla Guipúscoa development	Rent	8
	68 social rental dwellings in the Marina del Prat Vermell (Ulldecona) development	Social rental	3
CALLS MANAGED DIRECTLY BY THE DEVELOPERS			
Allocation procedures in 2023 for calls launched in 2023			
Rent	Surplus housing units managed by the Bon Pastor developer	Rent	79
Allocation procedures in 2023 for campaigns initiated in other years			
Rent	Housing units managed by developers	Rent	21
In addition, procedures for the award of managed second allocation housing			153
Total 2023			714

* Other available dwellings were allocated through the lists of these calls, in addition to those from the specific development.

A total of 38,778 applicants have been contacted since the Register was set up for the process of allocating 7,105 homes.

MANAGEMENT DATA FOR 2023					
Dwellings	Awardees contacted	Allocated	Waived allocations	Withdrawn allocations	Refused allocations
653	2421	714	458	47	144

• Development of allocation procedures



A high number of awards were dealt with in 2011 and 2012, given the volume of housing units that were awarded in the various calls for applications during those years. The figure gradually dropped in the following years to 2018 and 2019, when there was a partial recovery that culminated in 2023.

• Main reasons for waived allocations

During 2023, the most significant waived allocations were mainly subjective causes (did not like the area or flat, already had a flat, etc.). In contrast, there was a drop in the number of waived allocations due to the person's economic situation/unemployment, house price or mortgage denial.

WAIVED ALLOCATIONS	2023		Accumulated total	
Financial situation / Unemployment	17	4%	2453	21%
Far from work	30	6%	325	3%
Did not like the area	86	19%	1944	17%
Did not like the flat	50	11%	1663	14%
Already had a flat	65	14%	698	6%
Preferred another type	41	9%	576	5%
Refused mortgage	54	12%	287	2%
Dwelling price	12	2%	556	5%
Change in family composition	13	3%	337	3%
Other ⁽¹⁾	90	20%	2783	24%
Total	458		11632	

(1) Other: no stated reason, personal reasons or parallel allocation processes.

HOUSING ALLOCATIONS FOR SOCIAL-EMERGENCY SITUATIONS

In cases of vulnerability and imminent loss of housing, the Consortium allocates dwellings from the Social Rental Housing Fund through the Barcelona Social Emergency Board.

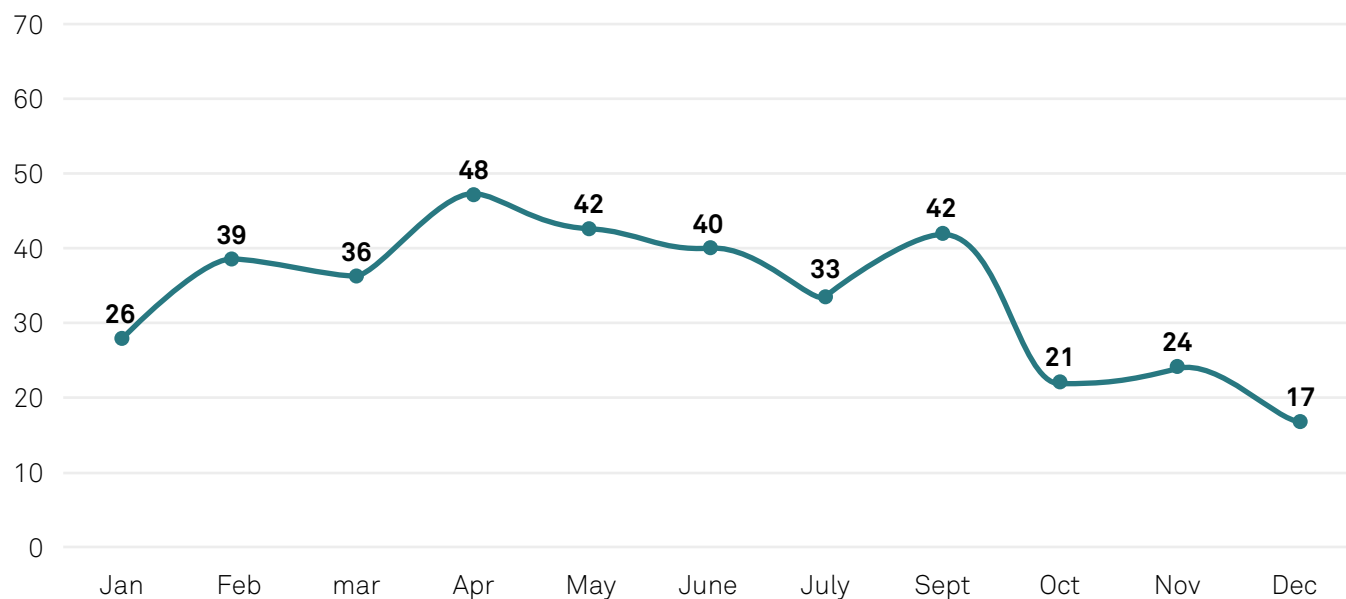
The Board is tasked with assessing cases heard at Barcelona's Housing offices and allocating dwellings from the Social Rental Housing Fund available at the time of the Board's meeting.

• Assessment Board

In 2023, eleven meetings were held by the Assessment Board, in order to allocate dwellings in response to emergency situations. A total of 368 new loss-of-home situations were analysed, with **a total of 190 emergency cases considered, in which 135 dwellings from the Social Rental Housing Fund were allocated**. An alternative solution was found for 63 applications. 23 cases were still being processed as at 31 December 2023.

701 cases were favourably assessed by the Emergencies Board and were awaiting allocation of a dwelling on 31 December 2023.

• Applications analysed by the Assessment Board in 2023

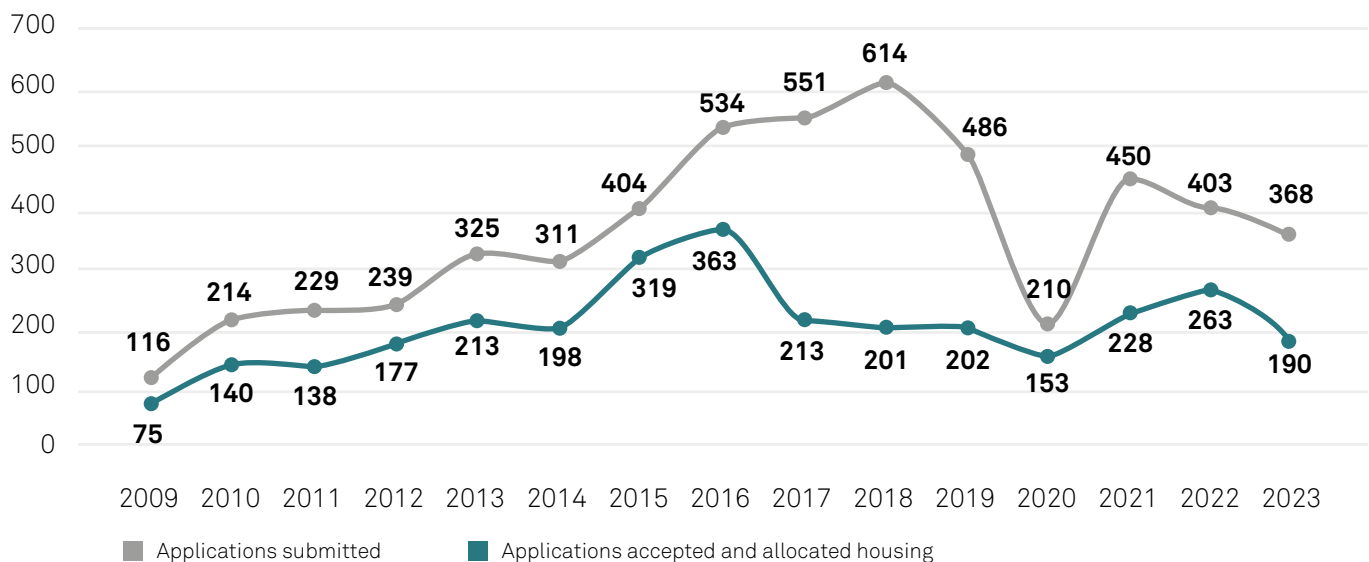


* No Board meetings are held in August.

• Trend in presented and accepted applications

Applications	2010	2011	2012	2013	2014	2015	2016
Presented	214	229	239	325	311	404	534
Accepted	140	138	177	213	198	319	363
Percentage presented and accepted	65.42%	60.26%	74.06%	65.54%	63.67%	78.96%	67.98%

Applications	2017	2018	2019	2020	2021	2022	2023
Presented	551	614	486	210	450	403	368
Accepted	213	201	202	153	228	263	190
Percentage presented and accepted	38.66%	32.74%	41.56%	72.86%	50.67%	65.26%	51.63%



There was a decrease in social emergency applications submitted over the past year, possibly as a result of the moratorium on evictions.

Since 2009, the Allocation Board has accepted the applications of **3,073 households requesting housing due to a social emergency**.

• Distribution by district of accepted applications with housing allocation

District	2009 2013	2014	2015	2016	2017	2018**
Ciutat Vella	143	35	44	66	26	24
Eixample	46	15	32	31	25	19
Sants-Montjuïc	81	24	56	50	36	31
Les Corts	6	3	3	4	5	4
Sarrià-Sant Gervasi	24	4	7	11	8	6
Gràcia	23	7	13	15	9	14
Horta-Guinardó	88	25	41	46	19	24
Nou Barris	119	32	45	52	21	27
Sant Andreu	38	14	24	24	12	12
Sant Martí	175	39	54	64	52	40
Total	743	198⁽¹⁾	319⁽²⁾	363⁽³⁾	213⁽⁴⁾	201⁽⁵⁾

District	2019***	2020****	2021*****	2022*****	2023	TOTAL
Ciutat Vella	27	23	28	31	31	478
Eixample	23	16	31	25	15	278
Sants-Montjuïc	35	28	33	52	30	456
Les Corts	4	4	3	3	3	42
Sarrià-Sant Gervasi	6	0	6	4	6	82
Gràcia	10	8	9	8	9	125
Horta-Guinardó	22	14	25	20	17	341
Nou Barris	28	15	32	52	28	451
Sant Andreu	13	16	18	15	7	193
Sant Martí	34	29	43	53	44	627
Total	202 ⁽⁶⁾	153 ⁽⁷⁾	228 ⁽⁸⁾	263 ⁽⁹⁾	190 ⁽¹⁰⁾	3073

(1) An alternative solution has been found in seven more applications; (2) an alternative solution has been found in nine more applications; (3) an alternative solution has been found in thirteen more applications; (4) an alternative solution has been found in thirty more applications; (5) an alternative solution has been found in twenty-six more applications; (6) an alternative solution has been found in eleven more applications; (7) an alternative solution has been found in seventeen more applications; (8) an alternative solution has been found in forty-two more applications; (9) an alternative solution has been found in twenty-four more applications. (10) An alternative solution was found in nine more applications.

(*) An error in the data for 2009 has been amended. Previous reports stated that in the districts of Ciutat Vella and Sant Andreu, the estimated number of applications was 18 and 3, respectively, while the correct figures are 19 and 2.

(**) In 2018, the total number of applications accepted does not match the total number of dwellings allocated. This is due to several waivers, withdrawals and squatting after the allocation. In 2018, the number of dwellings allocated through the Emergency Committee was 197.

(***) In 2019, the total number of applications accepted does not match the total number of dwellings allocated. This is due to several waivers, withdrawals and squatting after the allocation. In 2019, the number of dwellings allocated through the Emergency Committee was 192.

(****) In 2020, the total number of applications accepted does not match the total number of dwellings allocated. This is due to several waivers, withdrawals and pending housing changes after the allocation. In 2020, the number of dwellings allocated through the Emergency Committee was 143.

(***** In 2021, the total number of accepted applications does not coincide with the total number of dwellings allocated. This is the result of some waived allocations, withdrawals and changes in housing pending to be carried out. In 2021, the number of dwellings allocated through the Emergency Committee was 209.

(***** In 2022, the total number of accepted applications does not coincide with the total number of dwellings allocated. This is the result of some waived allocations, withdrawals and changes in housing pending to be carried out. In 2022, the number of dwellings allocated through the Emergency Committee was 234.

(***** In 2023, the total number of applications accepted does not match the total number of dwellings allocated. This is due to several waivers, withdrawals and pending housing changes after the allocation. In 2023, the number of dwellings allocated through the Emergency Committee was 135.

DECENT USE OF HOUSING

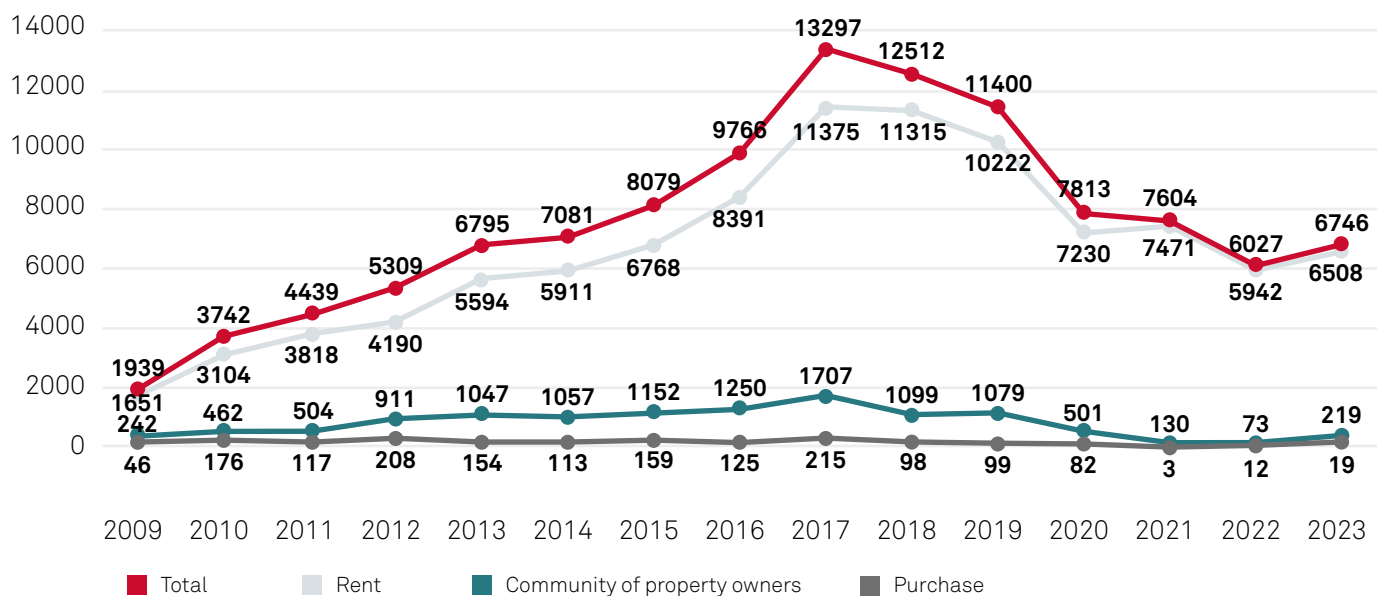
The current social and economic situation continues to drive high demand for this area of the Consortium's activity.

Legal advice remained a relevant service in 2023. The **majority of consultations, more than 90% of the total, related to rental issues.**

• Housing information, legal advice and mediation

The housing information and legal advice service continues to be provided by specialised lawyers through the Barcelona Housing Offices Network.

Trend in rent-related advisory consultations



• Demand for information service relating to decent use of housing

Subject matter of the advice	2012	2013	2014	2015	2016	2017
Rent	4190	5594	5911	6768	8391	11375
Community of property owners	911	1047	1057	1152	1250	1707
Purchase	208	154	113	159	125	215
Social-emergency cases	239	325	311	404	534	551
Harassment	18	30	22	27	45	51
Ofideute ⁽¹⁾	292	602	468	412	380	272
Rent mediation ⁽²⁾	37	169	180	485	1,087 ⁽³⁾	1,556 ⁽⁴⁾
Total	5895	7921	8062	9407	11812	15727

Subject matter of the advice	2018	2019	2020	2021	2022	2023
Rent	11315	10222	7230	7471	5942	6508
Community of property owners	1099	1079	501	130	73	219
Purchase	98	99	82	3	12	19
Social-emergency cases	614	486	210	450	403	368
Harassment	35	41	19	20	11	17
Ofideute ⁽¹⁾	153	120	38	53	23	8
Rent mediation ⁽²⁾	1,520 ⁽⁵⁾	1,273 ⁽⁶⁾	825 ⁽⁷⁾	1,245 ⁽⁸⁾	890 ⁽⁹⁾	725 ⁽¹⁰⁾
Total	14834	13320	8905	9372	7354	7864

(1) Running since July 2012, the figure corresponds to cases initiated per year; (2) Running since October 2012; (3) includes 135 situations analysed; (4) Includes 319 situations analysed; (5) Includes 331 situations analysed; (6) Includes 334 situations analysed; (7) Includes 143 situations analysed; (8) Includes 243 situations analysed; (9) Includes 243 situations analysed.

• Property harassment

A rise in problematic situations was detected throughout 2023, where tenants found themselves at risk of losing their home through legal proceedings from owners. These situations were tackled through protection against possible property mobbing.

Over the course of the year, the legal services of the Housing Offices have analysed a total of 17 new situations potentially involving coercive actions against tenants and the corresponding mediation was initiated between the parties to resolve the dispute.

To address situations of possible property-mobbing in particular, the housing offices assess and analyse the specific case in a coordinated manner, as appropriate, with the Housing Discipline Unit, and undertake a diagnosis, an intervention strategy and apply it.

In regard to this line of action, the Housing Discipline Unit's use of administrative procedures against property-mobbing should be noted, as an intervention tool to deal with these situations.

• Information and advice service on mortgage-payment arrears (Ofideute)

Ofideute aims to assist city residents with their difficulties relating to mortgage payments and their contractual liabilities.

The service may also intercede between families and the financial organisations that granted the mortgages, in order to broker suitable solutions adapted to the current payment capacities of the parties concerned, making it possible for their credit to be returned and preventing the loss of their homes; or otherwise reaching an inexpensive termination of the loan.

Since July 2012, the Housing Offices have been assisting people who request this service, analysing their financial situation and, if necessary, proposing the most appropriate solution for referral to the Ofideute service, which in turn is tasked with intervening with the mortgage lenders in each case.

Ofideute applications (by case start year)	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023
Ciutat Vella	43	45	53	13	3	2	0	0	0	0
Eixample	25	26	19	14	2	4	2	2	2	0
Sants-Montjuïc	48	31	50	25	27	10	8	7	1	2
Les Corts	14	16	7	6	1	3	4	1	0	0
Sarrià-Sant Gervasi	6	2	2	0	0	0	0	3	0	0
Gràcia	3	8	19	8	4	3	0	4	1	0
Horta-Guinardó	81	56	25	27	20	20	1	8	4	1
Nou Barris	117	115	105	92	45	40	0	1	0	0
Sant Andreu	29	24	16	27	13	6	1	5	0	0
Sant Martí	102	89	84	60	38	32	22	22	15	5
Total	468	412	380	272	153	120	38	53	23	8

• Rent-mediation service

Launched in October 2012, the rent-mediation service aims to assist city residents in situations where they find it difficult to pay their rent, with the intention of opening negotiations with the property owner, where necessary, in order to find the most suitable solution that enables the tenants to keep their home.

In 2016, new negotiation tools were introduced within the service, leading to an increase in the number of cases assessed and addressed through mediation. Worth particular mention is the call for applications for allowances for maintaining

rented dwellings and for mediation referrals and incentives for including dwellings subject to court proceedings into Barcelona's Rental Housing pool, which helped to increase the possibilities for resolution and agreement that would prevent the loss of homes.

Since its launch in October 2012, the **housing offices' legal service** has carried out a total of **9,955 mediations**, of which 5,870 have been concluded, with favourable agreements reached in 47% of cases.

Mediations	2015	2016	2017	2018	2019	2020	2021	2022	2023
Performed	485	1,087 ⁽¹⁾	1,556 ⁽²⁾	1,520 ⁽³⁾	1,273 ⁽⁴⁾	825 ⁽⁵⁾	1,245 ⁽⁶⁾	890 ⁽⁷⁾	725 ⁽⁸⁾
Completed	281	649	1032	984	662	388	683	536	383
Being processed on 31/12	204	303	205	205	277	294	319	162	173
Completed with a favourable agreement	126	282	369	359	274	221	378	284	175
% agreement	44.83%	43.45%	35.75%	36.48%	41.39%	56.95%	55.34%	52.99%	45.69%

(1) Includes 135 situations analysed; (2) Includes 319 situations analysed; (3) Includes 331 situations analysed; (4) Includes 334 situations analysed; (5) Includes 143 situations analysed; (6) Includes 243 situations analysed; (7) Includes 243 situations analysed.

• Public-Housing Protection, Intervention and Mediation Team

At the end of 2014, this service was launched to operate in public, social or publicly managed housing—primarily those included in the Social Rental Housing Fund or eligible to be included in it.

Functions requiring implementation were focused on four areas:

- Reception and accompaniment for new public-housing tenants for integration into the housing environment and with the local resident community.
- Mediation in disputes, in collaboration with all the players (promoters, social services) for implementing the best intervention strategy.

- Analysis and assessment of possible cases of payment arrears or rent-payment difficulties and proposed action.
- Monitoring tenants' contractual obligations and action in the face of possible payment defaults.

In 2023, the Public-Housing Prevention, Intervention and Mediation Service carried out **over 830 interventions**.

Type of intervention	2015	2016	2017	2018	2019	2020	2021	2022	2023
Reception	91	126	144	169	143	73	79	214	85
Conflict	49	34	30	34	21	24	40	39	30
Payment arrears	158	135	256	275	230	67	597	329	100
Disputes and payment arrears		4							
Evictions	13	35	53	34	14	7	8	49	93
Regularisation	24	54	123	532	287	183	256	196	36
Monitoring contractual obligations	18	32	77	212	15	21	5	11	9
Banks	74	1							
Vulnerability report									39
Intermediation									266
Rent grants and Housing Pool		14	54	25		195			
Total No. interventions	427	435	737	1281	710	570	985	838	667

• Loss of Home and Employment Intervention Service (SIPHO) in the city of Barcelona

SIPHO works with families facing eviction, providing social support to prevent evictions from being carried out and to manage and mitigate the consequences of housing loss.

The SIPHO service intervenes preventively in situations of possible loss of housing, providing the necessary support to the affected households, developing communication functions, and promoting mediation procedures with the people involved and the owners, in order to reach agreements between the parties that favour maintenance of the home, to try to prevent loss of the home and, if that is not possible, reduce the effects that this loss can generate.

The functions carried out were centred on:

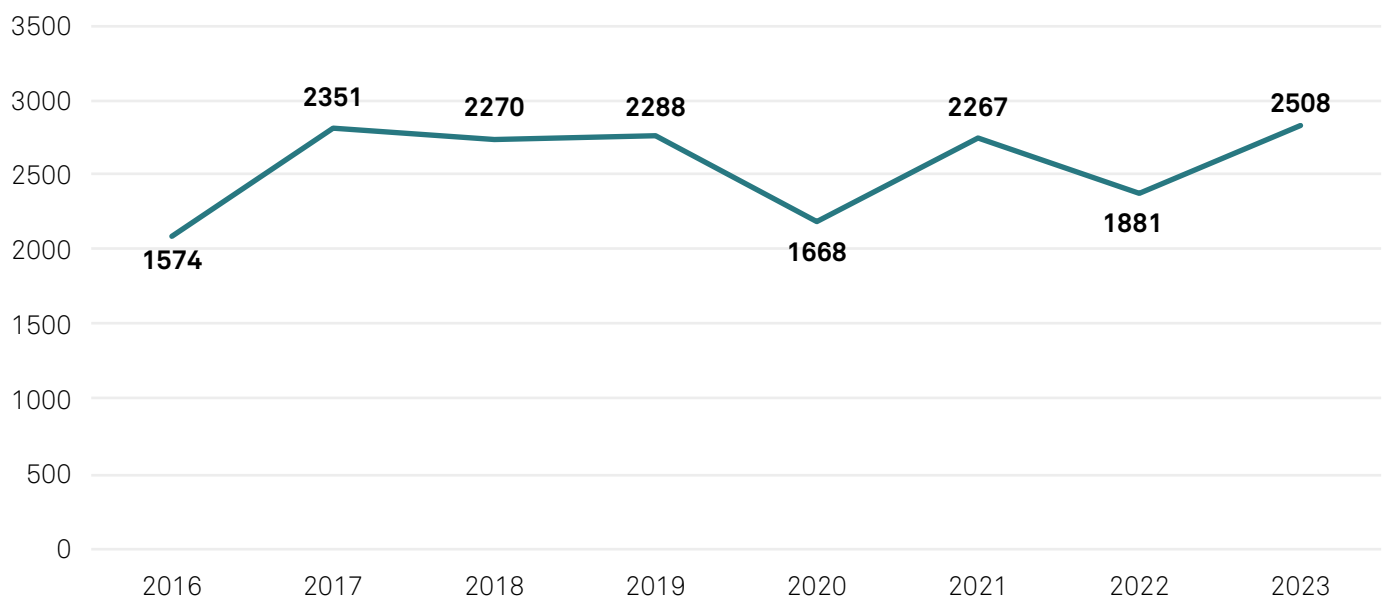
- Action on evictions and forced evictions affecting vulnerable people and families who require specialised social and educational support for managing and minimising the effects of losing their homes.
- Immediate, intensive, preventive and proactive intervention.
- The service also acts in cases of squatting.
- Assistance in the case of evictions.
- Social support.
- Communication and mediation.
- Analysis and diagnosis of unstable and vulnerable residential situations.

HOUSEHOLDS UNITS ASSISTED BY DISTRICT, 2023

	Cases	% of the total	District households	% of total households
Ciutat Vella	371	14.79%	41193	0.90%
Eixample	312	12.44%	113583	0.27%
Sants-Montjuïc	337	13.44%	75825	0.44%
Les Corts	60	2.39%	33258	0.18%
Sarrià-Sant Gervasi	115	4.59%	56874	0.20%
Gràcia	123	4.90%	53214	0.23%
Horta-Guinardó	249	9.93%	71280	0.35%
Nou Barris	388	15.47%	68604	0.57%
Sant Andreu	246	9.81%	60972	0.40%
Sant Martí	307	12.24%	96336	0.32%
Barcelona	2508	100%	671139	0.37%

NEW CASES OF SITUATIONS OF RISK OF HOMELESSNESS DETECTED DURING THE YEAR

2016	2017	2018	2019	2020	2021	2022	2023	Total
1574	2351	2270	2288	1668	2267	1881	2508	16807



BARCELONA RENTAL HOUSING POOL

Mediation services between owners of empty homes and potential tenants, with the aim of increasing the number of rental homes at affordable prices.

It is answerable to the Consortium and managed through the housing offices and the technical action programme department for the decent use of housing and rent-payment grants.

- A total of 633 properties were managed, of which 187 were added to the Social Rental Housing Pool by the end of the financial year. 43% of the dwellings inspected required renovation work to make them habitable.
- Incentives for property owners were maintained, with particular emphasis on:
 - Guaranteed rental income payments.
 - Subsidies for work on dwelling interiors.
 - Incentives for including vacant properties or regularising homes involved in ongoing legal proceedings due to rent arrears.
 - A 95% discount on the property tax (IBI).
 - Technical, legal, and social support.
- In 2023, the Rental Housing Pool facilitated the signing of 240 new contracts.
- By the end of the year, the total number of active contracts stood at 1,312.

Proposals to link the Social Rental Housing Pool with other forms of support

(incentives for signing lease agreements, ongoing tenancy or urgent situations) have been maintained. These measures aim to help tenants remain in their homes or make it easier for them to access housing.

Mediation incentives were maintained, with the aim of preventing evictions and enabling families to keep their homes.

In cases where families are involved in legal proceedings, an incentive of up to €6,000 is available, provided the situation is regularised through a signed lease agreement with the same family or household unit under the Social Rental Housing Pool.



Benefits of renting a flat through the Social Rental Housing Pool

- Municipal rent guarantee or “avalloguer” (universal coverage for rent arrears, up to 6 months).
- Free technical, legal and social advice and monitoring.
- Free lease-management service.
- Insurance:
 - Legal defence for payment defaults.
 - Household multi-risk.
- Processing habitability and energy-efficiency certificates.
- 95% discount on property tax (IBI).
- Subsidies, for work on habitability of flats, of up to €20,000.
- Incentives of €1,500 for inclusion of a vacant dwelling and incentives for regularising dwellings involved in legal actions, of up to €6,000.

Indicators for Barcelona's Social Rental Housing Pool

Current contracts

	2005-2010	2011	2012	2013	2014	2015	2016	2017
Social Rental Housing Pool	487	90	97	57	87	39	29	155
Youth Housing Pool	763	96	47	35	28	13	13	29
Total No. of leases	1250	186	144	92	115	52	42	184

	2018	2019	2020	2021	2022	2023	Current 2022
Social Rental Housing Pool	165	129	104	202	231	215	1050
Youth Housing Pool	26	16	11	33	27	25	262
Total No. of leases	191	155	115	235	258	240	1312

Analysis of rental income

	2012	2013	2014	2015	2016	2017
Average rent for the Pool (€/m2)	8.42	8	7.69	8.59	8.64	9.18
Average rent on the market (€/m2)	11.7	10.7	11.35	11.89	12.4 ⁽¹⁾	13.21
Pool rental/market rental	-27%	-26%	-32%	-28%	-30%	-31%

	2018	2019	2020	2021	2022	2023
Average rent for the Pool (€/m2)	9.76	10.77	10.98	10.86	10.86	8.99
Average rent on the market (€/m2)	13.61	13.95	13.89	13.21	14.50	16.10
Pool rental/market rental	-28%	-23%	-21%	-21%	-25%	-44%

(1) Source: Barcelona City Council's Department of Statistics.

Analysis of the supply

Dwellings	2013	2014	2015	2016	2017	2018
Brought into the Pool	173	105	53	72	226	165
Contracted ⁽¹⁾	92	115 ⁽¹⁾	52	42	184	191

Dwellings	2019	2020	2021	2022	2023
Brought into the Pool	152	140	167	245	187
Contracted ⁽¹⁾	155	115	235	258	240

(1) When contracting for the year exceeds the number of homes acquired, the reason for this is acquisition during the year

Until 2019, property owners who kept their homes rented through the Social Rental Housing Pool could apply for a subsidy covering 50% of their property tax (IBI) bill.

In 2020, this subsidy was replaced by a 95% IBI discount, granted once the property was declared of special interest or municipal utility at the owner's request.

Subsidies for owners, equivalent to 50% of the IBI	2011	2012	2013	2014	2015	2016	2017	2018	2019
Amount (€)	52228	46003	46422	43507	49131	48125	74401	67486	74522
Approved applications	426	377	348	319	361	342	556	470	521
Average amount per subsidy	123	126	139	141	145	149	141	144	143

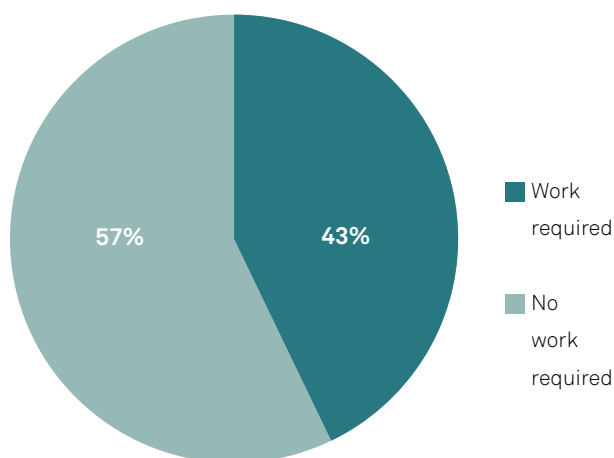
95% deduction on the property tax (IBI)	2020	2021	2022	2023
Approved applications	287	262	276	247

The advantages for homeowners as a whole continue to be a very competitive proposition, especially in cases where the dwellings need work to make them habitable.

Some 43% of contracted properties received refurbishment grants, with an average amount of €17,690 per property.

The main channel for informing and attracting new property owners were the **Housing website and the HAB-ET call-back service** ("Habitatge et truca"), reflecting the **shift to digital management** and a decline in referrals from Housing Offices.

• Dwellings requiring work



District	Dwellings under management 2023
Ciutat Vella	41
Eixample	53
Sants-Montjuïc	91
Les Corts	20
Sarrià-Sant Gervasi	10
Gràcia	27
Horta-Guinardó	75
Nou Barris	130
Sant Andreu	61
Sant Martí	110
Outside Barcelona	15
Total	633

Means of contact with owners

HOs	Website	Prospecting	Mediation	HAB-ET	Other
4%	27%	10%	36%	19%	4%

ASSIGNMENT OF USE OF PRIVATE HOUSING TO THE BARCELONA SOCIAL EMERGENCY BOARD AND THE HOUSING FIRST, “REALLOTGEM” AND TEMPORARY TOURIST HOUSING (HUT) PROGRAMMES

On 7 March 2019, a new agreement was signed between the Barcelona Housing Consortium and the Hàbitat3 Third Sector Social Foundation, expanding the management mandate for the housing cession programme from 250 to 350 dwellings allocated to the Emergency Board. In addition, it also took over the management of the dwellings included in the Housing First programme run by the Department of Social Care for the Homeless, part of the Directorate of Social Intervention Services – Social Rights – to oversee the 50 dwellings currently available and to increase them by 25 more, to a total of 76 units.

The cession (assignment of housing use) programme continued to acquire properties to replace those whose cession periods had ended and supply the Emergency Board for new allocations, with the aim of reaching the target of 350 dwellings set out in the agreement.

As part of the Housing First programme, the agreement's target of 76 housing units has been reached.

In relation to the agreements for assigning tourist flats to families on the Emergency Board's waiting list as temporary housing, when the agreements expired in 2023 and once the families were relocated to other housing, a start was made on returning the flats to the tourist operators. Regarding the agreements still in force, collaboration with the tourist flat operators has continued. Likewise, social support was provided until a permanent home from the Emergency Board became available.

In partnership with the Catalan Housing Agency (AHC), efforts were also made to recruit properties for the “Reallotgem” (Let's Rehouse) programme. Vacant homes owned by private individuals were managed so that a direct

lease agreement could be signed with the AHC, allowing the agency to make these homes available to the Emergency Board (“Reallotgem 1”). At the same time, the programme continued to include homes with residents facing eviction proceedings, aiming to regularise their situation through a new lease agreement signed with the AHC (“Reallotgem 2”).

• Indicators for the programme for granting use of private dwellings to the Pool

Assignment of use of housing in 2023	
Assigned-for-use contracts in force	466
Average rental for owners	€820
Rental contracts in 2023 signed by the Emergency Committee	
Dwellings with leases signed as at 31/12/2023	377
Average rent for tenants	€146
Housing First lease agreement programme 2023	
Dwellings with leases signed as at 31/12/2023	74
Average rent for tenants	€55
HUT programme lease agreements	
Temporary housing as at 31/12/2023	130
Temporary housing with leases signed as at 31/12/2023	72
Reallotgem programme lease agreements	
Dwellings captured as at 31/12/2023	15
Dwellings with leases signed as at 31/12/2023	15

In 2023, social support continued to be provided to particularly vulnerable individuals and families housed through the Cession, Housing First, HUT, and “Reallotgem 1” programmes, to ensure proper use of the dwelling and compliance with the obligations set out in the lease agreement.

• Grants for housing payments

The 2023 results of the fair rent programmes, special emergency financial assistance, subsidies to help pay rent (for the three designated groups), benefits to pay rent, social emergency benefits resulting from mediation in the city of Barcelona and subsidies to pay the rent of private market housing.

- Fair rent. Benefits for rent payments: 334 cases were processed in Barcelona.
- Special emergency financial assistance for rent / mortgage arrears and access to housing for people evicted from their homes: 605 cases were processed in Barcelona.
- Subsidies to pay rent: 2,032 files for the people aged 65 and over, 8,403 files for people aged between 36 and 64 and 3,826 files for young people 35 years old and under were processed in the city of Barcelona.
- Subsidies for including private dwellings in Barcelona's Rental Housing Pool: 192 cases were processed in Barcelona.
- Benefits for rent and social emergency payments resulting from mediation in Barcelona and rent payment benefits: 1,281 cases were processed.
- Renewals of the supplementary benefit to continue paying rent and the benefit to assist in situations of loss of housing: 154 cases were processed in the city of Barcelona.



Rent payment allowances

The role of Housing Offices is to examine and process applications and make proposals for their resolution.

Fair rent. Rent allowance renewals

In 2023, this subsidy awarded by the Government of Catalonia was generally aimed at people who were already beneficiaries of previous calls.

Number of rent-payment subsidy renewals

Year	Tickets	Awarded	Awarded/ submitted
2020	470	462	98%
2021	440	421	96%
2022	382	363	95%
2023	334	309	93%
Total	1626	1555	96%

Rent-payment subsidies for the elderly

The Catalan Housing Agency published **Resolution TER/931/2023, of 17 March, announcing the call for applications, under a competitive public process, for subsidies to pay rent or the cost of assigning the use of dwellings or rooms in 2023.**

Number of rent-payment subsidies

Year	Tickets	Awarded	Awarded/ submitted
2020	1383	1127	81%
2021	1473	1218	83%
2022	1587	1347	85%
2023	2032	1673	82%
Total	6475	5365	83%

Special emergency financial assistance

This is a grant provided by the Government of Catalonia, with the Barcelona Housing Consortium responsible for processing applications and preparing proposals for resolution.

The purpose of this assistance is to enable applicants and their household units to remain in their homes or access new housing, in order to prevent the social exclusion that can result from the loss of a habitual and permanent residence.

Number of rent-payment subsidies

Year	Rent	Mortg. payments	Evictions	Unemployed individuals	Covid related rent	Total	Subsidies allocated	% awarded/ submitted
2012	684	82				766	485	63%
2013	795	87	32			914	488	53%
2014	799	75	104	656		1634	1032	63%
2015	959	64	89			1112	626	56%
2016	731	59	97			887	611	69%
2017	676	40	95			811	519	64%
2018	491	40	91			621	300	48%
2019	363	22	64			449	225	50%
2020	623	17	41			681	360	53%
2021	860	33	145		583	1621	1146	71%
2022	540	18	88		58	704	591	84%
2023 ¹	521	23	49		12	605	448	74%
Total	8042	560	894	656	653	10805	6831	

(1) 2023: at the time of writing this report, there were 129 cases pending.

Renewals of the complementary benefit to provide continuity in the payment of rent and the allowance to deal with situations of loss of housing.

Resolution TES/2464/2020, of 23 September, establishing the procedure for monitoring and verifying compliance with the requirements for renewing the supplementary benefit to continue paying rent and the benefit to address situations involving housing loss, granted under Resolution TES/1969/2019, of 12 July, establishing the conditions for access to special emergency financial assistance from the Catalan Housing Agency.

The aim of the resolution is to establish the procedure for control and verification of compliance with the requirements for the renewal of complementary benefits to give continuity to payment of the rent and financial assistance benefit to address situations of loss of housing, obtained under Resolution TES/1969/2019, of 12 July in accordance with the provisions of its Article 10.

The purpose of renewing the right to receive these benefits is to make it possible for the applicant and the applicant's household to remain in their home, and to prevent the social exclusion that the loss of the home that constitutes their habitual and permanent residence entails or could entail.

Number of rent-payment subsidy renewals

Year	Tickets	Awarded	Awarded/ submitted
2021	67	38	57%
2022	168	111	66%
2023	154	127	82%
Total	389	276	71%

Rent subsidies

In accordance with Chapter III of Royal Decree 106/2018, of 9 March, regulating the 2018-2021 Housing Rental Subsidy Plan, the fourth call for rent-payment subsidies was published.

The role of the Housing Offices is to process and manage applications, as well as to issue a proposal for approval or rejection.

In 2023, three calls for applications were issued, each with its corresponding resolution based on the target group:

1. The Agency published Resolution TER/859/2023, of 14 March, approving the regulatory framework for granting, under a competitive public process, subsidies for the payment of rent or the cession price of a dwelling or room. It also issued Resolution TER/931/2023, of 17 June, announcing the call for applications for these subsidies for the year 2023, likewise under a competitive public process.

Number of rent-payment subsidy renewals

Year	Tickets	Awarded	Awarded/ submitted
2015	2880	2200	76%
2016	4210	3581	85%
2017	6065	4935	81%
2018	6664	5338	80%
2019	8553	4399	51%
2020	8601	4120	48%
2021	10012	5360	53%
2022	7328	4806	66%
2023	8403	6131	73%
Total	54 62,716	40870	65%

2. The Agency published Resolution TER/859/2023, of 14 March 2023, approving the regulatory framework for granting, under a competitive public process, subsidies for the payment of rent or the cession price of a dwelling or room. It also issued Resolution TER/931/2023, of 17 June, announcing the call for applications for these subsidies for the year 2023, likewise under a competitive public process.

Year	Tickets	Awarded	Awarded/ submitted
2022	7183	2835	39%
2023	3826	2,558.	67%.
Total	11009	5,393.	49%

3. The Agency published Resolution TER/859/2023, of 14 March, approving the regulatory framework for granting, under a competitive public process, subsidies for the payment of rent or the cession price of a dwelling or room. It also issued Resolution TER/931/2023, of 17 June, announcing the call for applications for these subsidies for the year 2023, likewise under a competitive public process.

Year	Tickets	Awarded	Awarded/ submitted
2020	1383	1127	81%
2021	1473	1218	83%
2022	1587	1347	85%
2023	2032	1673	82%
Total	6475	5365	83%

Allowances for rent and social emergency payments resulting from the Barcelona Housing Consortium's mediation in Barcelona.

Barcelona City Council's budget for allocating payment grants for rental housing enabled the launch of two calls for grant applications, managed by the Barcelona Housing Consortium.

These are services to maintain rental housing and for families referred from the mediation service provided by the Housing Offices Network.

The Housing Consortium's Standing Committee approved the following:

- On 19 December 2023, the 2023 call for applications was approved for the provision of emergency social assistance arising from mediation in the city of Barcelona. It was published in the official gazettes on 6 and 17 April 2023.
- On 24 November 2023, an amendment to the 2023 call was approved, increasing the budget allocated to these benefits.
- Also on 14 July 2023, the 2023 call for applications for financial assistance to pay rent in the city of Barcelona was approved and published in the official gazettes on 10 and 11 August 2023, with a total budget of €4,206,065.62.

The target groups for the 2023 call for mediation were as follows:

- Household units entering into a lease agreement after completing a stay and inclusion process in a residential facility within the Barcelona Inclusion Housing Network, or in a residential facility for women survivors of gender-based violence, where the referring service is either SARA (Assistance, Recovery and Shelter Service) or ABITS (Agency for a Comprehensive Approach to Sex Work), both City Council services. This also includes individuals who, at the request of the Assessment Board for allocating housing in social emergency situations, have lost their usual residence and sign a new lease agreement.
- Household units that have received support from the mediation service of the Barcelona Housing Offices Network and:
 - Have signed a lease agreement through Barcelona's Rental Housing Pool.
 - Have agreed to a minimum reduction of €50 per month in rent, provided they submitted their requests within a maximum period of 120 days, as of the effective date of the agreed reduction signed with the owner. Exceptionally, the requirement for a rent reduction agreement shall not be enforceable if legal proceedings have been initiated for non-payment of rent or if there has been an official notification of a claim for the rent arrears by the owner.
 - Have received a reliable communication from the owner warning them of the termination of the lease agreement and, through the mediation services of the housing offices, they are in a position to maintain it.
- Household units that have previously benefited from the temporary guaranteed assistance or the housing access support service provided by the Social Rights Area of Barcelona City Council.

Year	Tickets	Awarded	Awarded/ submitted
2019	297	240	81%
2020	396	324	82%
2021	500	409	82%
2022	423	360	85%
2023	267	219	82%
Total	1883	1541	82%

The target groups for the 2023 rent-payment assistance call were individuals who had received rent-payment benefits in the city of Barcelona under the 2022 call, as well as beneficiaries of social emergency financial assistance arising from mediation in the city of Barcelona in 2022.

Year	Tickets	Awarded	Awarded/ submitted
2015	3827	2920	76%
2016	2453	2141	87%
2017	2029	1935	95%
2018	1851	1736	94%
2019	1839	1763	96%
2020	1867	1745	93%
2021	1869	1781	95%
2022	981	857	87%
2023	1014	924	91%
Total	16716	14878	89%

At the time this report went to press, 29 appeals had been lodged for renewal and mediation applications, of which 28 have already been resolved.

Summary of the trend in approved applications

In 2023, a total of 12,262 grants were awarded to support the payment of rent and mortgage instalments through the fair rent programmes, special emergency financial assistance, rent-payment subsidies, and municipal assistance with rent payments.

ASSISTANCE PROGRAMMES	2015	2016	2017	2018	2019	2020	2021	2022	2023
Fair-rent applications approved per year	2522	2175	1949	1767	1496	462	421	363	309
Rent-payment subsidies for the elderly	–	–	–	–		1127	1218	1347	1673
Special emergency applications approved per year	626	611	519	300	225	773	1146	591	448
Bo Lloguer Jove	–	–	–	–	–	–	–	1873	
Rent-payment subsidy for young people	–							2835	2558
Rent subsidies	2200	3581	4935	5338	4399	4120	5360	4806	6131
BHC rent-payment assistance	2911	2364	2138	1990	2003	2069	2190	1217	1143
RBE current applications per year	854	704	0	0	0	0	0	0	0
Total No. grants allocated	9113	9435	9541	9395	8123	8551	10335	13032	12262
Budget	€20.0 M	€21.3 M	€23.9 M	€23.6 M	€21.1 M	€22.9 M	€26.9 M	€39.1 M	€31.1 M

Other rent assistance

In addition to the programmes described above, there are other rent assistance schemes aimed at specific groups. These include support to cover the deposit and first month's rent for flats in Barcelona's Rental Housing Pool, as well as incentive grants for including properties in the Rental Housing Pool (BHLLB).

Rent subsidies, processed applications	Number
Subsidies for including dwellings in the BHLLB	192

7

Barcelona Social Housing Council



INTRODUCTION

Within the framework of the **Barcelona Housing Consortium**, formed by the Government of Catalonia and Barcelona City Council, the **Barcelona Social Housing Council** (BSHC) was established as a consultative and participatory body on housing policy in the city.

The BSHC was set up on 26 February 2007, representing an opportunity for making effective a new citizen participation space on the matter of housing, aimed at providing a tool for generating opinions and proposals and at promoting their analyses.

The Social Housing Council came about from the experiences of the social housing working group set up by Barcelona City Council's Municipal Social Welfare Council. The specificity and importance of the issues compelled the Barcelona Housing Consortium to create the BSHC and provide it with a broad representation of the various social stakeholders, some more specific functions and deeper involvement in, and monitoring of, issues relating to housing policy and the Consortium's activity.

This Council was therefore created in response to a new social framework where housing has become a priority issue at all levels, and which therefore needs a new participatory framework that ensures representativeness and plurality. A forum for discussion, participation and sharing was therefore created that enriches municipal housing policy.



FUNCTIONS OF THE SOCIAL HOUSING COUNCIL

- To encourage coordination and collaboration between citizen organisations and associations, representatives of the professional sectors and municipal representatives, in order to promote participatory processes and reports and their submission to the City Council or to the relevant bodies of the City Council or the Catalan Government.
- To provide advice on all matters for which the Standing Committee of the Barcelona Housing Consortium, Barcelona City Council or the Government of Catalonia request an opinion.
- Through the chair of the Consortium and in accordance with the provisions of Article 17.a of these regulations, they can also request the opinion of the Social Housing Council, the District Councils and the sectoral councils of Barcelona City Council, as well as representative associations with aims related to social housing.
- To submit proposals for action to the Consortium's General Board, either at the initiative of the Standing Committee or the Full Council, so that the Consortium may address, as appropriate, Barcelona City Council, the Government of Catalonia or other competent public authorities.
- To receive action proposals from the Consortium's General Board concerning potential appeals to other public administrations, assess and discuss them, and actively report back to the Board.
- To monitor, evaluate and report on the implementation of the Barcelona Housing Rights Plan, the Catalan Housing Rights Plan and the Right to Housing Act, as well as other public housing policies related to housing of Barcelona City Council and the Government of Catalonia within the city. The balance sheet and the annual monitoring and compliance report are available to Council members on the Council's intranet.
- To report on the drafting of municipal byelaws and other general provisions affecting housing, as well as on municipal

actions related to its sector of activity.

- To participate in the process of defining new binding indicators for the city's housing market.
- To approve the annual report.
- To approve its own internal rules and regulations.
- To prepare the proposal for the draft budget section of the Council for inclusion in the draft budget to be approved by the General Meeting of the Barcelona Housing Consortium.
- To request, through a resolution passed by an absolute majority, the launch of an ad hoc or external participatory process.
- To carry out any other consultative or participatory functions assigned by the Consortium's Standing Committee or included among the functions of Sectoral Councils or participatory bodies as set out in current regulations governing citizen participation in Barcelona City Council.

THE COUNCIL'S ORGANISATION

The Barcelona Social Housing Council is the Consortium's consultative and participatory body. It operates in accordance with its internal regulations, the Consortium's Articles of Association and the City Council's rules for citizen participation. The Council is organised into a Plenary Assembly, a Standing Committee and working groups. It includes the Chair, Vice-Chairs, (voting) members and the Technical Secretariat.

The plenary assembly is made up of more than a hundred members, representing the Catalan Government and the City Council, municipal political groups, public bodies and companies related to housing planning and construction, social housing developers and managers, construction companies, housing developers and owners, platforms and organisations for the defence of rights, foundations and federations

of third-sector organisations, financial or real estate entities, cooperative organisations, university social councils, professional associations, individuals and representatives of the judiciary.

The Standing Committee is made up of the Chair, the Vice-Chairs and representatives of the different stakeholder groups and sectors belonging to the Plenary, chosen from each group and ratified by the Plenary.

INTERNAL WORK

A summary of the state of the Council's working groups set up to optimise participation and the work carried out by the Council's members on the various tasks and challenges set throughout the year, and make them more effective and dynamic, can be found below. An account is also given of the meetings of the Standing Committee and the Plenary.

WORKING GROUPS

INTERNATIONAL SOCIAL HOUSING FESTIVAL WORKING GROUP

Objective

To promote and coordinate the participation of organisations in the events surrounding the International Social Housing Festival, held in Barcelona in June 2023.

Main issues addressed

- Organising and planning the programme for ISHF Barcelona 2023.
- Identifying opportunities for Barcelona-based organisations to participate in ISHF 2023.

Composition:

Cevasa, INCASÒL, FIBS, La Dinamo, Sostre Cívic, Social Housing Foundation, Habitat 3

Foundation, APCE, ASSÍS Assistance Centre, Provivienda, ECOM Federation, Barcelona Provincial Housing Office, DESC Observatory, PAH, Chamber of Urban Property, Third Sector Round Table, Barcelona Bar Association (ICAB), La Hidra Urban Research Institute, GHS, XES Cooperative Housing Sectoral Organisation, OH-B, CIDOB, Barcelona Global, Advisory Council for the Elderly, Association of Property Registrars, UPF, UAB, UB, UPC, FAVB, UGT, CCOO.

INDUSTRIAL PRODUCTION OF SUSTAINABLE HOUSING WORKING GROUP

Objective

To share experiences and precedents used in other European regions and cities, as well as to discuss options for implementing industrialised production in public housing development and to encourage its use by private operators.

Main issues addressed

- Review of the tasks carried out within the framework of the working group and the progress made in the field of industrialised housing production, as well as the proposed changes for a future model.
- Presentations by ITeC, CampactHabit, and Homipresa, covering their objectives and role in transforming activity in the construction sector.
- Debate on the main challenges faced by sustainable industrial housing production.

Members and organisations taking part:

Catalan Housing Agency (AHC), Housing Office of the Provincial Council of Barcelona, Association of Promoters and Builders of Buildings of Catalonia (APCE), Family and Social Welfare Foundation, Social Housing Promotion Foundation, DESC Observatory, PAH, Social Services Hospital Sant Joan de Déu, Celobert, Federation of Housing Cooperatives of Catalonia, Social Council UPC, ITEC, CATEB, COAC (Barcelona region), Association of Property Administrators, Junts per Catalunya, CEVASA expert, Homeless Network, ITEC, INCASÒL, Architecture, Landscape and Heritage

Councillor's Office, Urban Model Directorate, La Casa por el Tejado, Builders and Works Guild of Barcelona, Lacol and CompactHabit.

ENERGY POVERTY WORKING GROUP

Objective

To monitor the City Council's policies on energy poverty and improve and discuss the strategies, mechanisms, policies, and interventions carried out through the Energy Advice Points (PAEs).

Main issues addressed

- Election of the representatives of the working group
- Understanding the background and functioning of the Energy Advisory Points (PAEs).
- Presenting the activity report for the PAEs in 2022 and 2023.
- Discussing the strengths and weaknesses of the PAEs, as well as the improvements that could be applied and the elements that need to be strengthened in the service.

Composition:

Housing Office Network, DESCA Observatory, Association of Property Administrators, Som Energia, Engineers Without Borders, El Risell, Alliance against Energy Poverty, Factor Energia, Nexus Energia, Municipal Institute for Social Services, Nou Barris Senior Citizen Sectoral Council, Hola Luz, EDP Energia, Endesa, Iberdrola, La Marina Community Health Board, Gas Natural Fenosa, Aigües de Barcelona, Barcelona Public Health Agency, Carmel Amunt (El Carmel Community Plan), RMIT Europe, Aigua és Vida and Ecoserveis.

MUNICIPAL COUNCIL ASSEMBLY WORKING GROUP

Objective

The highest body for public consultation and participation of Barcelona City Council, a forum where City Council representatives and residents discuss the main issues affecting the city.

The Barcelona Social Housing Council was invited to form a joint working group with the City Council on housing topics not being addressed by the CHSB at that time.

Main issues addressed

- Review of the previous activity of the Barcelona Social Housing Council and planning of activities for 2023.
- Definition of the City Council proposals to be submitted to the City Council.
- Handling of stressed market areas in Barcelona.
- Definition of the content of the Council's opinion.

Members and organisations taking part:

Catalan Housing Agency (AHC), Barcelona Public Health Agency (ASPB), Barcelona City Council, APCE, ProHabitatge Association, CCOO, Celobert, Barcelona Bar Association (ICAB), Barcelona Association of Quantity Surveyors, Technical Architects and Building Engineers, Advisory Council for the Elderly, Barcelona Youth Council, Barcelona Economic and Social Council (CESB), Municipal Women's Council, Barcelona Housing Consortium, Barcelona Provincial Council, FAVB, Catalan Federation of Housing Cooperatives, ECOM Federation, Social Housing Promotion Foundation, Habitat3 Foundation, Mambré Foundation, Pere Tarrés Foundation, Government of Catalonia, IMPD, INCASÒL, OCUC, PAH, Provivienda and Sostre Cívic.

NOTABLE ACTIONS OF THE WORKING GROUPS

- 29 November – Visit to two industrialised developments in the process of being implemented by IMHAB at Binèfar, 22 and Lola Arizcuren, 13 (Industrialised Production Working Group)

STANDING COMMITTEE

Main issues addressed

- Welcoming the new Housing Commissioner.
- Approval of the proposal to the Plenary Council on the continuity of the vice chairmanships and the composition of the Council's Standing Committee.
- Review of the activity of the Council's working groups
- Review of Council member institutions.
- Presentation of the 2022 Activity Report.

Composition

Catalan Housing Agency (AHC), Barcelona City Council, APCE, 500x20 Association, Prohabitatge Association, Celobert, Association of Property Administrators, Barcelona Bar Association (ICAB), Barcelona Housing Consortium, Federation ECOM, Família i Benestar Social Foundation, Habitat3 Foundation, ERC Municipal Group, Junts per Catalunya Municipal Group, Valents Municipal Group, La Dinamo, DESCA Observatory, Sogeviso, and Technical Secretariat.

COUNCIL PLENARY

Main issues addressed

- Approval of the Council's 2022 Activity Report.
- Ratification of the continuity of the vice chairmanships and the composition of the Council's Standing Committee.
- Presentation of the activity of the working groups in 2023.
- Presentation of the calendar for the preparation of the Municipal Action Programme (PAM) and the new Housing Plan.

Composition

Chair of the Social Housing Council

First Deputy Mayor

First Deputy Chair

Família i Benestar Social Foundation

Second Deputy Chair

Housing Secretariat of the Government of Catalonia

Secretariat for Housing and Urban Improvement
Catalan Housing Agency
Office of the Councillor for Social Rights
Office of the Councillor for Ecology, Urban Planning and Mobility
Life Cycle Councillor's Office
Ciutat Vella Councillor's Office
Sants-Montjuïc Councillor's Office
Consell de Cent Association
Social Rights Manager's Office
Nou Barris Manager's Office
Barcelona Municipal Institute of Housing and Renovation
Barcelona Municipal Institute of Urban Planning
Barcelona Municipal Institute for People with Disabilities
Barcelona Municipal Institute of Urban Landscape and Quality of Life
Department of Employment, Social Affairs and Families
Catalan Energy Agency
Barcelona Public Health Agency
Metropolitan Housing Consortium
Catalan Land Institute

General Workers' Union (UGT)
Workers' Commissions Trade Union (CCOO)

Qualitat Social Housing Cooperative (UGT)
Federation of Housing Cooperatives of Catalonia
Association of Property Developers and Builders of Catalonia (APCE)
GHS
Cohabitac
Cevasa
GEDAC
Lacol Architects' Cooperative
Celobert
Sostre Cívica Association
La Dinamo
Barcelona Judges
Prosecutor's Office of the High Court of Justice of Catalonia
Secretariat for Relations with the Administration of Justice,
Ombudsman (Síndica de greuges)
Federation of Neighbourhood Associations of Barcelona (FAVB)
Ciutat Meridiana Neighbourhood Association
Catalan Organisation of Consumers and Users (OCUC)
ATTAC Catalunya
Social Housing Promotion Foundation
Càritas Diocesana
Família i Benestar Social Foundation
500x20 Association
Third Sector Roundtable
ProHabitatge Association
Arrels Foundation
Mambré Foundation
PROBENS,
Hàbitat3 Foundation
Observatory for Economic, Social, Cultural and Environmental Rights (DESCA)
Provivienda Association Red Cross
Platform for People Affected by Mortgages
Tenants' Union
Federation ECOM
Alliance against Energy Poverty
Sant Pere Claver Healthcare Foundation
Sant Joan de Déu Social Services
Catalan Federation of Mental Health Entities in First Person

SER.GI Foundation (ECAS)
 BENALLAR Foundation
 Assís Shelter Centre
 Catalan Federation of Drug Dependence (ABD)
 Barcelona Chamber of Urban Property,
 Architects' Association of Catalonia – Barcelona
 Division
 Association of Industrial Engineers of Catalonia
 Association of Property Administrators
 Association of Land Registrars
 Association of Quantity Surveyors and Technical
 Architects of Barcelona
 Barcelona Bar Association
 Association of Estate Agents
 Official Association of Social Workers of
 Catalonia
 Association of Court Clerks of Barcelona
 Social Council of the University of Barcelona
 Social Council of the Autonomous University of
 Barcelona
 Social Council of the Polytechnic University of
 Catalonia
 Social Council of Pompeu Fabra University
 Social Council of Ramon Llull University
 Municipal Council for Social Welfare
 Advisory Council for the Elderly
 Municipal Council for Immigration
 Barcelona Youth Council (CJB)
 Municipal Council for Women
 Barcelona Economic and Social Council (CESB)
 Office for Non-Discrimination (OND)
 Housing Promotion and Management Office
 (Barcelona Provincial Council)
 Housing Offices Network
 Directorate for Decent Use of Housing
 (Consortium)
 Directorate of the Housing Applicants' Register
 (Consortium)
 Directorate of Renovation (Consortium)
 Banco Santander
 ANTICIPA Real Estate
 ABANCA
 CaixaBank
 BBVA
 Banc Sabadell
 BANKIA

Buildingcenter
 Affordable Housing – La Caixa Foundation,
 Catalan Federation of Savings Banks
 Two housing experts

Observers

PSC Municipal Group
 Junts per Catalunya Municipal Group
 Barcelona en Comú Municipal Group
 ERC Municipal Group
 PP Municipal Group
 VOX Municipal Group

The Council in figures for 2023	
Number of members	83
Plenary Assembly meetings	1
Standing Committee meetings	1
Working group, monitoring committee and other discussion space meetings	13
Participants	322

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Work targets for 2023



The following are proposed as specific goals:

HOUSING OFFICES NETWORK

- Conduct a study to comprehensively remodel and modernise the facilities of the Housing Offices Network.
- Continue measures to improve the management of the Housing Offices: mandatory appointments, unified IT system, mobile team of information staff, etc.
- Provide electronic means to better manage citizen queues (tablets/laptops)
- Consolidate the HAB-ET ("Habitatge el truca") call-back service, a telephone platform that manages the catalogue of services provided by housing offices.
- Fill vacant Housing Office manager positions.
- Increase frontline information staff at Housing Offices for specific grant campaigns.

DECENT USE OF HOUSING

- Consolidate the coordination of the various programmes within the Department for the Dignified Use of Housing (rent support, housing pool, advisory and mediation service, intervention and mediation services, etc.) to optimise management.
- Speed up the processing of applications submitted for different grants and subsidies and minimise the documentation to be submitted
- Improve coordination between housing services and social services in cases involving the risk of losing a primary residence, as well as intervention at the point of eviction.
- Establish communication channels and stable working spaces with other systems and stakeholders involved in housing emergency situations, in order to improve interventions and enhance the effectiveness and efficiency of responses.

RENOVATION GRANTS

- The core aim of the European NextGeneration funds is to ensure that buildings and homes achieve a minimum reduction in both non-renewable primary energy consumption and energy demand.
- Achieve the interim milestone of 3,004 homes effectively rehabilitated by 31 December 2024
- Promote renovation through funding calls supported by the European Union's NextGenerationEU funds, under Regulation (EU) 2021/241 of the European Parliament and of the Council of 12 February 2021, within the framework of the Recovery, Transformation and Resilience Plan, enabling the promotion of housing renovation from the perspective of energy efficiency. These funds set a target of renovating approximately 15,000 homes in the city of Barcelona. In Spain, they form part of the Recovery, Transformation and Resilience Plan, whose first pillar is focused on boosting public and private investment to redirect the productive model and drive the green transition, decarbonisation and energy efficiency.
- Launch a specific call for the renovation of housing interiors aimed at incorporating properties into Barcelona City Council's Social Rental Housing Pool.
- End the works for all approved projects under the call for common elements.
- Promote a call for proposals to improve accessibility and eliminate architectural barriers in the city of Barcelona.
- Maintain social cohesion grants to support access to renovation for the most vulnerable groups.

REGISTER OF APPLICANTS FOR SOCIAL HOUSING, ALLOCATION OF DWELLINGS AND SOCIAL EMERGENCY BOARD WITHIN THE FRAMEWORK OF THE DEVELOPMENT OF THE NEW HOUSING INFORMATION SYSTEM (SIHAB)

- Launch procedures through the online Procedures Portal.
- Streamline and simplify the process and communication with the public during social housing allocation calls via digital platforms.
- Continue the process of phasing out paper documentation.
- Develop and improve the management computer system to streamline procedures.

BUDGETARY TARGETS

The Government of Catalonia budgets for 2024 have not been approved to date; therefore, the 2023 budgets, approved by Act 2/2023, of 16 March, have been extended.

As in the last approved budgets in 2023, this includes funding for the management of the Housing Office Network and the advice and information service they provide: the operations of Barcelona's Register of Applicants for Social Housing, the management of rent allowances, as well as the management of social housing and young-person housing pools.

With regard to the income budget, the total amounts to €44.69 million. Of this, €10.55 million comes from current transfers by the consortium's partner administrations. A further €6 million is allocated to renovation grants under the 2024 calls, while €17.15 million will be directed to calls financed by the NextGeneration EU funds. In addition, €5.66 million is allocated to the 2024 rent-payment subsidy call, and €5.33 million is earmarked for the extension of the agreement with the Hàbitat3 Tercer Sector Social Foundation.

The Barcelona Housing Consortium's current expenditure corresponds to the transfers to be made over the financial year to the municipal bodies responsible for the management tasks entrusted to the Consortium during the year. These are formalised under the respective collaboration agreements with municipal bodies, the Municipal Institute of Housing and Renovation and the Municipal Institute of Urban Landscape and Quality of Life, in order to comply with the provisions of the Government Agreement of 3 January 2023 in favour of the Centre for Telecommunications and Information Technologies.

