



**REQUEST 18971**

1. How many people are currently on the council waiting list for a wheelchair-accessible/M4(3) home?
2. What is the average wait time for a wheelchair-accessible home, if you hold this information?
3. How many people are on the council waiting list for an accessible or adaptable/M4(2) home?
4. What is the average wait time for an accessible or adaptable home, if you hold this information?
5. How many wheelchair-accessible homes did the council build in 2025 (so far), 2024, 2023, 2022, and 2021, broken down by year?

**RESPONSE**

1. We are unable to advise how many applicants require an M4(3) home as this information isn't collected on the housing application form. 1,383 applicants have indicated that they require an adapted property and of these, 381 applicants have indicated that they use a wheelchair.
2. We don't operate a waiting list. The housing register operates a choice based lettings scheme meaning applicant are required to bid for advertised properties which are then allocated in accordance with the allocations policy, based on a person priority and needs.
3. We are unable to advise how many applicants require an M4(2) home as this information isn't collected on the housing application form. 1,383 applicants have indicated that they require an adapted property and of these, 381 applicants have indicated that they use a wheelchair
4. We don't operate a waiting list. The housing register operates a choice based lettings scheme meaning applicant are required to bid for advertised properties which are then allocated in accordance with the allocations policy, based on a person priority and needs.
5.  
2025 year to date – 3  
2024 – 0  
2023 – 9  
2022 - 4  
2021 - 10

6. How many accessible or adaptable homes did the council build in 2025 (so far), 2024, 2023, 2022, and 2021, broken down by year?

6. There are varied definitions of accessible and adaptable property, in terms of a common standard we have provided the breakdown below in terms of classification by Homes England as adaptable and accessible:

2025 year to date – 45  
2024 – 6  
2023 – 125  
2022 - 24  
2021 - 20

7. Does the council have any quotas or requirements for homebuilders to build homes to the wheelchair-accessible standard? If so, please share these requirements?

7. Policy H2 in the emerging Initial Draft Wigan Local Plan [Wigan Borough Local Plan: Planning for the Future to 2040](#) requires a minimum of 4% of new homes on schemes of 20 homes or more to be wheelchair accessible, unless this is impracticable due to site-specific factors or it is demonstrated to be unviable

8. Does the council have any quotas or requirements for homebuilders to build adaptable homes? If so, please share these requirements?

8. Policy JP-H3 in the Places for Everyone Plan [Microsoft Word - Places for Everyone Joint Development Plan .docx](#) requires all new dwellings to be built to the 'accessible and adaptable' standard in Part M4(2) of the Building Regulations unless specific site conditions make this impracticable.

9. How many disabled people are living in council-provided temporary accommodation in Wigan?

9. We are unable to provide this figure as it would take a manual audit which would take us beyond the time limit. As of 19/11/25 there are 282 households in temporary accommodation. There are questions in the homeless assessment asking if a household has any medical conditions but the detail of this would only be contained within a file note of the assessment. This would mean reading the file note on each placement which would take approx. 10 minutes per household, (10x 282, = 47 hours).