

EN
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Answer given by Mr Schmit
on behalf of the European Commission
(28.4.2021)

The Commission does not intend to propose the introduction of a maximum ratio between income and rent at EU level, as suggested in sub-question 1, nor a correction mechanism such as that mentioned by the Honourable Member in the second sub-question. However, the Commission closely monitors the housing situation in the context of the European Semester. As part of its European Pillar of Social Rights Action Plan, the Commission proposed that housing costs overburden becomes a headline indicator of the revised Social Scoreboard, while severe housing deprivation (owner and tenant) and energy poverty would become secondary indicators.

In 2019, 9.4% of the population lived in a household overburdened by housing costs. Access to affordable housing can be even more difficult for young people and/or tenants in some countries. For instance, in Spain, 38% of tenants renting at market prices, including many young people, are experiencing housing costs that exceed 40% of their income¹. The Recommendation on reinforcing the Youth Guarantee² has a strong focus on vulnerable youth. The Commission Staff Working Document³ underpinning the proposal also covers housing.

The Commission encourages Member States to make the renovation of existing buildings, including residential ones, and the increase in the stock of affordable and social housing, key pillars of their recovery and resilience plans. It also encourages the use of the European Social Fund Plus, the European Regional Development Fund 2021-2027 and InvestEU to develop integrated actions, including investment in housing and access to services, in order to promote economic and social inclusion of people in vulnerable situations.

¹ SWD/2020/508 final.

² COM/2020/277 final.

³ SWD/2020/124.