

Impact of Government Regulations

Country: Brazil

Organization: CBIC

Sponsor by: IHA Housing Affordability Working Group

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State of Politics of Housing Affordability

(i.e., how important is housing affordability in your country's current political landscape? Are your leaders actively discussing housing affordability? Are there positive government measures being enacted to address affordability?, etc.)

1. It represents about 35% of the market share. When it was created in 2009, it was mostly an informal market.
2. The current government has its housing program as one of its main political projects. It represents an economical and political power.
3. Currently is being projected to hire about 200k units annually. There are many resources besides subsidies that stimulates this kind of Building, such as zoning and taxes.

What are the major regulatory impacts driving prices and limiting supply?

- Environmental Regulation
- Taxes
- Infrastructure Costs
- Demands from the government, Energy and Sewage companies that don't provide expansion for the network.

How are you telling the story to try to get regulation change ?

i.e., what tactics are you using that seem effective? How impactful have these tactics been in influencing policy change?, etc.)

- By placing people at the center of the discussion. Communities should be the ones who perceive their best interest. Politicians should do what's best for them and housing deficit is an important issue in Brasil.