

Five-Year Housing Land Supply Position Statement – April 2025

Using the Housing Requirement number of 805 dwellings per annum as set out in the adopted Local Plan, the City Council has updated the calculation of its five-year housing requirement. This Position Statement covers the five-year period 2025/26 - 2029/30 and includes a 5% buffer in order to ensure choice and competition in the market for land.

The five-year housing requirement is based on the following figures:

Housing Requirement	805 dwellings per annum equals 4,025 dwellings over 5 years
Historic Shortfall Baseline Year 2013/14	+ 871 (cumulative completions above the Housing Requirement of 805 dwellings per annum since the base date of the adopted plan) No shortfall to be added to the Housing Requirement
5% additional buffer	$4,025 + 5\% (201.25) = 4,226.25$ 5 years = 846 dwellings per year

As set out in the Housing Site Schedule April 2025 there is a supply of **7,868** dwellings forecast to be completed in the five-year period 2025/26 to 2029/30. On the basis of the five-year housing requirement and the forecasted housing supply the City Council can demonstrate a suitable supply of deliverable sites for housing for the following number of years:

9.30 years (7,868 / 846)