

Five-Year Housing Land Supply Position Statement – April 2022

This Position Statement covers the five-year period 2022/23- - 2026/27. The housing target for Braintree District is set out in the Section 1 Braintree District Local Plan which was adopted in February 2021. That is a target of an average of 716 dwellings per year over the Plan Period 2013-2033. For the calculation of the five-year supply target, the cumulative shortfall since the 2013 base date is added to the base target of 716 dwellings per year; and then a 5% buffer is added to that total to ensure choice and competition in the housing market.

The Five-Year Supply Target 2022-2027

i)	Basic annual average target of 716 X 5	3,580
ii)	Cumulative shortfall at 2022	1,169
iii)	Basic target plus shortfall	4,749
iv)	Basic target plus shortfall plus 5% buffer = projected 5-year supply target 2022-2027	4,986
v)	Annual average target to identify 2022-2027	997

As set out in the Housing Site Schedule there is a supply of 4,848 dwellings projected to be completed in the five-year period 2022-2027. On the basis of the five-year supply target in Table 1 and the projected supply in the Housing Site Schedule, Braintree District Council can currently demonstrate a 4.86-year supply of deliverable sites.

The Section 2 Local Plan, including new housing site allocations, was adopted on 25 July 2022. Those allocations will add to the supply as they come forward.