

Five-Year Housing Land Supply Position Statement 2023-2028

This Position Statement covers the five-year period 2023/24 - 2027/28. 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.

The Five-Year Supply Target 2023-2028

i)	Basic annual average target of 716 X 5	3,580
ii)	Cumulative shortfall at 2023	787
iii)	Basic target plus shortfall	4,367
iv)	Annual average target to identify 2023-2028	873

As set out in the Housing Site Schedule there is a supply of 5,070 dwellings projected to be completed in the five-year period 2023-2028. 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 **5.8**-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.

Following changes to the National Planning Policy Framework on the 19th December 2023, Braintree District Council is no longer required to demonstrate a 5 year supply of housing, when determining planning applications submitted after that date, as it has a recently adopted Local Plan, and has met the requirements of the Housing Delivery Test. Applications submitted before that date are considered under the previous requirements of the NPPF and 5 year supply can still be tested with the exception of the need to provide a 5% buffer.