



EAST LINDSEY DISTRICT COUNCIL

5 YEAR HOUSING SUPPLY

**POSITION UP TO THE 31ST JANUARY 2017
WITH THE LOCAL PLAN ALLOCATIONS WITH A 5% BUFFER**

Set out below is the Housing Trajectory from the Local Plan for the period 2017 - 2031

2017/18	490	2022/23	485
2018/19	749	2023/24	481
2019/20	749	2024/25	481
2020/21	749	2025/26	481
2021/22	749	2026/27	481
Total for the period 2017 - 2022	3486	2027/28	481
		2028/29	481
		2029/30	481
		2030/31	481

BOX 1 – TARGET

How much housing the Council should be delivering over the next 5 years.

Total housing requirement 2017 – 2031 (Including the shortfall of housing up to 1/3/17)	7819
5 year housing requirement 2017 - 2022	3486
Plus 5 % buffer	174
Less completions	Nil
Overall 5 year housing requirement (Y)	3660

BOX 2 – COMMITMENTS**If all commitments came forward with no constraints within the 5 years**

Allocated sites in the Local Plan to come forward in the next five years. Total amount of dwellings allocated in the Local plan 4170 divided by 14 x 5	1489
5 yrs. of the 5% buffer of allocated sites in the Local Plan. (8387 – 7819 / 14x5)	202
Inland dwelling commitments	3118
Coastal dwelling Commitments	1262
Pipeline sites	94
Total commitments	6165

BOX 3 – PIPELINE SITES

Pipeline sites for the Council are those that have been approved but are waiting for their S106 to be signed, the Council has contacted the developer and confirmed that they are going to bring the site forward.

Application No	No of units	Comments on deliverability	No of units to go in 5 year supply
N/085/00883/15 – Land east of Holton Le Clay	Nil – already counted	Developer has confirmed that they are going to bring the site forward, with a reserved matters application shortly. It is already allocated in the Local Plan. S106 due to be signed very shortly	Nil – already counted
S/086/01335/15 – Elmhurst Road, Horncastle	21	Applicant aims to move their business to a more appropriate location and develop the site within 5 years – S106 due to be signed very shortly	21
S/023/00259/16 – Land off Ingoldmells Rd, Burgh le Marsh	6	Developer has confirmed that they are going to bring the site forward, seeking funding at the present time. As this is unknown it is unknown whether this site is to come forward within 5 years	0
N/110/00509/16 – Sea Lane, Sutton on Sea	1	Unknown, spoke to the agent and they do not know if it is going to come forward	Nil
S/215/01969/16 – Land off Tattershall Rd, Woodhall Spa	49	Developer confirmed that they are going to bring the site forward during the determination of the application.	49

N/110/00529/17 - Crabtree Lane, Sutton on Sea	17	Unknown whether they will deliver within 5 years	Nil
TOTAL	94		70

DELIVERABILITY OF SITES

The box below shows the deliverable commitments over the 5 years in current market conditions, after the Council has assessed individual sites by speaking to developers and planning officers, checking building control records and carrying out site visits. The Council monitors this monthly through its position statement which is published twice a year on the Councils website.

BOX 4 – DELIVERABILITY OF SITES	
Allocated sites in the Local Plan	1854
Inland housing commitments	2073
Coastal housing commitments	729
Pipeline sites	70
Total (X)	4726

CALCULATING THE 5 YEAR HOUSING SUPPLY

Taking the information from boxes 1 and 4 above the calculation of the supply is
 $(X/Y) \times 100$

BOX 5 – CALCULATING THE 5 YEAR HOUSING SUPPLY	
$(4726/3660) \times 100$	129%
129% x 5 = 6.45 years	
5 YEAR SUPPLY FIGURE	6.45 years



EAST LINDSEY DISTRICT COUNCIL

5 YEAR HOUSING SUPPLY

**POSITION UP TO THE 31ST JANUARY 2017
WITH THE LOCAL PLAN ALLOCATIONS WITH A 20% BUFFER**

Set out below is the Housing Trajectory from the Local Plan for the period 2017 - 2031

2017/18	490	2022/23	620
2018/19	749	2023/24	528
2019/20	749	2024/25	528
2020/21	749	2025/26	528
2021/22	749	2026/27	528
Total for the period 2017 - 2022	3486	2027/28	528
		2028/29	528
		2029/30	528
		2030/31	529

BOX 1 – TARGET

How much housing the Council should be delivering over the next 5 years.

Total housing requirement 2017 – 2031 (Including the shortfall of housing up to 1/3/17)	7819
5 year housing requirement 2017 - 2022	3486
Plus 20 % buffer	697
Less completions	Nil
Overall 5 year housing requirement (Y)	4183

BOX 2 – COMMITMENTS**If all commitments came forward with no constraints within the 5 years**

Allocated sites in the Local Plan to come forward in the next five years. Total amount of dwellings allocated in the Local plan 4170 divided by 14 x 5	1489
5 yrs. of the 5% buffer of allocated sites in the Local Plan. (8226 – 7819 / 14x5)	202
Inland dwelling commitments	3118
Coastal dwelling Commitments	1262
Pipeline sites	94
Total commitments	6165

BOX 3 – PIPELINE SITES

Pipeline sites for the Council are those that have been approved but are waiting for their S106 to be signed, the Council has contacted the developer and confirmed that they are going to bring the site forward.

Application No	No of units	Comments on deliverability	No of units to go in 5 year supply
N/085/00883/15 – Land east of Holton Le Clay	Nil – already counted	Developer has confirmed that they are going to bring the site forward, with a reserved matters application shortly. It is already allocated in the Local Plan. S106 due to be signed very shortly	Nil – already counted
S/086/01335/15 – Elmhurst Road, Horncastle	21	Applicant aims to move their business to a more appropriate location and develop the site within 5 years – S106 due to be signed very shortly	21
S/023/00259/16 – Land off Ingoldmells Rd, Burgh le Marsh	6	Developer has confirmed that they are going to bring the site forward, seeking funding at the present time. As this is unknown it is unknown whether this site is to come forward within 5 years	0
N/110/00509/16 – Sea Lane, Sutton on Sea	1	Unknown, spoke to the agent and they do not know if it is going to come forward	Nil
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N/110/00529/17 - Crabtree Lane, Sutton on Sea	17	Unknown whether they will deliver within 5 years	Nil
TOTAL	94		70

DELIVERABILITY OF SITES

The box below shows the deliverable commitments over the 5 years in current market conditions, after the Council has assessed individual sites by speaking to developers and planning officers, checking building control records and carrying out site visits. The Council monitors this monthly through its position statement which is published twice a year on the Councils website.

BOX 4 – DELIVERABILITY OF SITES	
Allocated sites in the Local Plan	1854
Inland housing commitments	2073
Coastal housing commitments	729
Pipeline sites	70
Total (X)	4726

CALCULATING THE 5 YEAR HOUSING SUPPLY

Taking the information from boxes 1 and 4 above the calculation of the supply is
 $(X/Y) \times 100$

BOX 5 – CALCULATING THE 5 YEAR HOUSING SUPPLY	
$(4726/4183) \times 100$	112%
112% x 5 = 5.60 years	
5 YEAR SUPPLY FIGURE	5.60 years