

EB134 - Housing Delivery

Introduction

The following spreadsheets set out the latest annualised delivery trajectory for all site allocations in the draft Local Plan and replace the annual trajectory December 2022 published as Appendices 1 – 1.4 in the Examination Library. The trajectory does not include Strategic Site Allocation G2 Land at Whaddon, allocated as a safeguarded site to meet the future housing needs of Gloucester City Council should it be required and provided it is consistent with the approved strategy of the Joint Core Strategy Review.

Promoters of all Strategic Site Allocations were contacted in July to update anticipated delivery projections. The number of dwellings each Strategic Site Allocation is expected to deliver in each year of the plan period is based on the latest information provided by site promoters. Likely delivery of Local Site Allocations has been updated in accordance with the outcome of the Examination hearing sessions to reflect anticipated delivery within or outside of the five-year period following adoption of the Plan 2025 – 2026.

The total number of dwellings for each site reflects the allocation capacity set out in the Strategic or Local Site Allocation policy. Where delivery information has been provided for an increased number of dwellings above the site allocation policy this has been adjusted and removed from the end of the delivery trajectory.

The annualised trajectory sets out the following information:

- Annual completions since the start of the plan period, as published in the latest published five- year housing land supply report November 2023.
- Timescales for delivery of large site commitments with planning permission that are uncompleted/ under construction, as published in the latest published five- year housing land supply report November 2023.
- Small site commitments with planning permission, discounted by 22% and distributed over a 3 year period, as published in the latest published five- year housing land supply report November 2023.
- Anticipated delivery for all strategic and local site allocations in each year of the plan period.
- Windfall allowance from 2026/27
- Total number of dwellings to be delivered for each year of the plan period

Draft Plan trajectory September 2024 sets out the total housing supply to meet the local housing needs of Stroud District. This information has been used to inform the housing delivery scenarios impacting M5 Junction 12 and Junction 14.

Draft Plan trajectory graph September 2024 sets out how the total housing supply is anticipated to be delivered by 2040 and how the minimum housing requirement is expected to be achieved by 2036.

September 2024