

SOUTH WEST ENGLAND - FIVE YEAR HOUSING LAND SUPPLY SCHEDULE

Last Updated: 21.09.2023



Local Authority	LPA Position (Years Supply)	LPA 5YHLS Position Statement		Appeal Position (if relevant)	Alder King Planning Consultants - Initial Comments
		Title	Published Date		
Former Avon					
City of Bristol	3.7	BCC 5YHLS Assessment 2020-2025	Jun-21	2.24 - 2.45	Appeal Ref: App/Z0116/W/22/3308537 - Proposals for 260 dwellings, Land at Brislington Meadows, Bristol. Appeal allowed 17/04/23. Inspector acknowledged that the Council and appellant agreed a housing land supply position of between 2.24 - 2.45 years.
Bath and North East Somerset	5.25	BANES Council Authorities Monitoring Report	2021	N/A	
South Gloucestershire	5.26	SGC Authority's Monitoring Report 2022	Mar-23	4.33	Appeal Ref: APP/P0119/W/21/3288019 - Proposals for 595 dwellings, Land to the West of Park Fram, Thornbury. Appeal allowed 13/02/23 Inspector concluded that the Council had a 4.77 YHLS. Council considered that it had a 5.54 YHLS. Shortly after the appeal decision was issued the Council updated its 5YHLS position. It now considers it has 5.26 years of housing land supply.
North Somerset	4.8	Five Year Housing Land Supply Initial Findings Statement	Apr-21	3.5	Appeal Ref: APP/D0121/W/21/3285624 - Proposals for up to 125 dwellings, Land at Farleigh Farm and 54 and 56 Farleigh Road, Backwell. Appeal allowed 22/06/2022. Council considered that it had a 5.2 YHLS, the Appellant considered it to be a 3.1 YHLS. The Inspector concluded that the Council had a 3.5 YHLS.
Gloucestershire					
Cheltenham	3.9	Five Year Housing Land Supply Position Statement	Mar-20	1.6 - 2.9	Appeal Ref: APP/B1605/W/21/3273053 - Proposals for up to 250 dwellings, Land at Oakley Farm, Cheltenham. Appeal allowed 05/10/2022. Council considered that it had a 2.9 YHLS, the Appellant considered it to be a 1.6 YHLS. The Inspector did not conclude a figure but stated on either basis the shortfall is very substantial.
Gloucester	5.03	Gloucester City Council Five Year Housing Land Supply Statement	Apr-22	4.41	Appeal Ref: APP/U1620/W/22/3296510 - Proposals for up to 185 dwellings, Land at Hill Farm, Gloucester. Appeal allowed 29/09/2022. The Council and Appellant agreed that the Council had a 4.41 YHLS. The Inspector did not conclude a figure but agreed that this represented a significant shortfall of at least 569 dwellings.

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Tewkesbury	6.68	Tewkesbury Borough Interim Five Year Housing Land Supply Statement	Mar-23	2.27 - 3.32	Appeal Ref: APP/G1630/W/22/3310117 - Proposals for up to 48 dwellings, Land east of St Margaret's Drive, Alderton. Appeal allowed 26/06/2023. Council considered that it had a 6.68 YHLS, the Appellant considered it to be a 2.27 YHLS. The Inspector concluded that the Council's 5YHLS was between 2.27 and 3.32 years.
Stroud	5.34	Stroud District Five Year Housing Land Supply	Dec-22	N/A	
Forest of Dean	3.75	Forest of Dean Housing Delivery Note 2022-2023	Jan-23	likely between 3 & 4	Appeal Ref: APP/P1615/W/22/3303430 - Proposals for 23 dwellings, Former 59 Tufthorn Avenue, Coleford. Appeal dismissed 05/05/2023. The Council and the Appellant agreed that the Council did not have a 5YHLS, though neither could offer an indication of the scale of the deficit during the appeal hearing. Late correspondence between the Appellant and the Council mentioned a figure of between a 3 and 4 YHLS. This was not tested through evidence and the Inspector did not conclude a figure on the 5YHLS but acknowledged that there was a shortfall in the supply of housing land.
Cotswold	6.9	Housing Land Supply Report	Aug-23	N/A	
Somerset					
Somerset West and Taunton	SW: 7.9 T: 5.16	Strategic Housing & Employment Land Availability Assessment including Five Year Housing Land Supply	2023 (no month specified)	N/A	
Mendip	3.76	Statement on Five Year Housing Land Supply	Oct-22	2.84 - 2.97	Appeal Ref: APP/Q3305/W/22/3313162 - Proposals for 26 dwellings, Land at Chapelfield, Radstock. Appeal dismissed 22/05/2023. Council agreed it could not demonstrate a 5YHLS. The Inspector stated that the latest figures indicated that the district had between a 2.84 and 2.97 YHLS.
Sedgemoor	6.94	5 Year Land Supply 2021-2026	Apr-21	N/A	
South Somerset	3.7	South Somerset District Council Five-Year Housing Land Supply 2022-2027	Nov-22	N/A	
Wiltshire					
Wiltshire	4.72	Housing Land Supply Statement	Apr-22	4.36 - 4.7	Appeal Ref: APP/Y3940/W/22/3309170 - Proposals for up to 230 dwellings, Land off the B4069, Langley Burrell, Chippenham. Appeal allowed 05/05/2023. Council agreed it could not demonstrate a 5YHLS. It considered it to be a 4.7 YHLS, the Appellant considered it to a 4.36 YHLS. The Council and the Appellant agreed that the figure was between this range. The Inspector did not conclude a figure but acknowledged the shortfall.

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Swindon	4.6	Five-year housing land supply statement For period: 1st April 2021 to 31st March 2026	Jan-21	4.6	Appeal Ref: APP/U3935/W/22/3298100 - Proposals for up to 220 dwellings, Land at Foxbridge Village North, Swindon. Appeal allowed 10/11/2022. It was undisputed common ground between the Council and the Appellant that the Council had a 4.6 YHLS.
Dorset					
BCP (Bournemouth, Christchurch, and Poole)	2.9	Five Year Housing Land Supply	Jan-22	N/A	The Council's latest published position sets and overall 5YHLS of 2.9 years with a breakdown of 2.3 years for Bournemouth, 2.7 years for Christchurch and 4.1 years for Poole.
Dorset - 1) West Dorset, Weymouth and Portland 2) Purbeck 3) North Dorset 4) East Dorset only 5) Christchurch & East Dorset	1) 5.34 2) 3.66 3) 4.27 4) 4.15 5) 4.77	Five-year housing land supply	1) Mar-2023 2) Jul-2023 3) Mar-2023 4) Mar-2022 5) Mar-2019	N/A	
Devon					
Exeter	4.33	Five Year Housing Land Supply Statement	Aug-22	4 - 4.1	Appeal Ref: APP/Y1110/W/21/3287921 - Proposals for up to 61 dwellings, Land at Home Farm, Pinhoe. Appeal dismissed 21/12/2022. While the Council and the Appellant reached different figures, the Inspector concluded that the Council's supply of deliverable sites for housing was within a range of approximately 4 to 4.1 years.
East Devon	4.68	Housing Monitoring Update	Mar-22	N/A	
Mid Devon	5.44	Housing Land Supply Statement	Mar-22	N/A	
North Devon	5.9	North Devon and Torridge Five Year Housing Land Supply Statement	Apr-23	N/A	Appeal Ref: APP/X1118/W/23/3318751 - Proposals for up to 161 dwellings, Land north of St Andrews Road, Fremington. Appeal dismissed 11/09/2023. Based on the Inspector's assessment, they concluded that the Council is able to demonstrate a supply of just over 5 years. This is based on the Inspector being satisfied that the Council is able to demonstrate a deliverable supply of circa 6,261 dwellings in the five year period. This is in excess of the calculated requirement of 6,150 (Liverpool method) and 6,070 (Sedgefield method).
Torridge	5.9	North Devon and Torridge Five Year Housing Land Supply Statement	Apr-23	4.23	Appeal Ref: APP/W1145/W/22/3301339 - Proposals for circa 41 dwellings, Holly Lane Farm, Halwill Junction. The Inspector concluded that the Council cannot demonstrate a 5YHLS, following a previous appeal finding that the supply equates to 4.23 years.

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West Devon	5.97	Plymouth, South Hams & West Devon Local Planning Authorities' 2022, 5 Year Housing Land Supply Position Statement	Dec-22	N/A	
South Hams	5.97	Plymouth, South Hams & West Devon Local Planning Authorities' 2022, 5 Year Housing Land Supply Position Statement	Dec-22	N/A	
Plymouth	5.97	Plymouth, South Hams & West Devon Local Planning Authorities' 2022, 5 Year Housing Land Supply Position Statement	Dec-22	N/A	
Teignbridge	5.22	Five Year Land Supply Statement	Apr-23	N/A	
Torbay	2.52	Torbay Five Year Land Supply 2022	Jan-22	N/A	
Cornwall					
Cornwall	6.6	Cornwall 5 Year Housing Land Supply Statement	Jun-23	N/A	
Isles of Scilly	10.4	Housing Topic Paper 2017	Jan-18	N/A	