

Calculation of 5 year supply of deliverable housing

20. The calculation of the 5 year land supply against the local housing need of 707pa is set out in the table below.

Table 4: 5 year supply against local housing need figure

	Component	Calculation	Result (units)
A	Annual local housing need	N/A	707
B	5-year requirement	A x 5	3,535
C	5% buffer	5% of B	176
D	5-year requirement plus 5% buffer	B + C	3,711
E	Annual requirement plus 5% buffer	D/5	742
F	5-year housing land supply	Table above	3,877
G	Years Supply	F/E	5.23

21. This five-year supply of deliverable housing sites assessment identifies a healthy supply of specific deliverable sites in Sevenoaks District that have the capacity to deliver the equivalent of 3,877 residential units in the next 5 years.

22. This represents 5.23 years supply based on local housing need of 3,711 units (including the 5% buffer), or a surplus of 166 residential units against the same requirement.

23. We have also undertaken the same calculation of the 5 year land supply against the housing requirement in Local Plan, set out in the table below.

Table 5: 5 year supply against housing requirement in Local Plan

	Component	Calculation	Result (units)
A	Annual local housing requirement	N/A	624
B	5-year requirement	A x 5	3,120
C	5% buffer	5% of B	156
D	5-year requirement plus 5% buffer	B + C	3,276
E	Annual requirement plus 5% buffer	D/5	655
F	5-year housing land supply	Table above	3,877
G	Years Supply	F/E	5.9

24. The supply position does not change between the two tables but the difference between the local housing need and the Local Plan housing requirement figures results in Sevenoaks District Council being able to demonstrate 5.9 years worth of deliverable housing.