

5 year housing land supply at 1 April 2021

	5 - year housing land supply - 'Maidstone Hybrid' method	Dwellings (net)	Dwellings (net)
1	Objectively Assessed Need (OAN) 2011 - 2031	17,660	
2	Annual need 17,660/20 years	883	
3	Delivery target 01.04.11 to 31.03.21 (883 x 10 years)	8,830	
4	Minus completed dwellings 01.04.11 to 31.03.21	9,095	
5	Shortfall against target 01.04.11 to 31.03.21	-265	
6	Annual delivery of shortfall 206/6 years (Maidstone Hybrid)	-44	
7	Five-year delivery target 01.04.21 to 31.03.26 (883x5)	4,415	
8	Plus shortfall against OAN 34x5 years (shortfall met)	0	
9	5% buffer (Housing Delivery Test @ November 2021 166%)	221	
10	Total five year housing land target at 01.04.21		4,636
11	Five-year land supply at 01.04.21		5,147
12	Surplus		512
13	No. years' worth of housing land supply (4,636/5 =963 ; 5,147/963. = 5.6)		5.6