

1 VALP Housing Land Supply Soundness document

Introduction

- 1.1 This document accompanies the Pre Submission Vale of Aylesbury Local Plan (VALP). It sets out the housing trajectory and housing land supply position based on the housing requirement and allocations within the Pre Submission VALP. It shows that a 5 year housing land supply can be demonstrated at the point of adoption.
- 1.2 This housing trajectory and housing land supply calculation is different to that in the latest published Housing Land Supply Position Statement (currently August 2017). It takes into account the redistribution of unmet need to Aylesbury Vale which is a 'policy on' matter. It is not appropriate to use 'policy on' figures for the purposes of calculating a 5 year housing land supply in the context of determining individual planning applications because they have not been tested through examination and found sound.
- 1.3 The 'policy off' approach to calculating the five year supply for application decisions has been endorsed by recent inspectors.¹ In the Waddesdon appeal (July 2017) the inspector concluded at paragraph 81 that: "Although there may be some distribution from other districts to Aylesbury Vale, and although what this figure is might be emerging, at this stage in the local plan process any redistribution would represent the application of policy and thus represent a 'policy on' figure. As the Courts have made clear this is not appropriate for consideration in a Section 78 appeal and I am therefore satisfied that for this appeal the OAN figure for Aylesbury Vale should be 965 dwellings per annum".
- 1.4 Therefore this Housing Land Supply Soundness document is purely for background information to support VALP and should not be used in assessing planning applications.

Need

- 1.5 The housing need used in the below calculation is the housing requirement as set out in VALP which is 27,400 dwellings during the plan period 2013-2033. This is made up of Aylesbury Vale's Full Objectively Assessed Need (FOAN) which is 19,400 and unmet need from Wycombe, Chiltern and South Bucks District Councils which totals 8,000 dwellings.

Table 1: VALP Housing requirement for Aylesbury Vale 2013-2033

Total VALP requirement for the district 2013-2033	Annual average requirement per year	Average over 5 year period
27,400 dwellings	1,370 dwellings	6,850 dwellings

Supply

- 1.6 The supply for Aylesbury Vale includes:

¹ Land at Valley Farm, Soulbury (January 2017) (APP/J0405/W/16/3146817)
Land west of College Road, Aston Clinton (April 2017) (APP/J0405/W/16/3147513)
Littleton Manor Farm, Waddesdon (July 2017) (APP/J0405/W/16/3152120 & 3152132)
Land east of Buckingham Road, Steeple Claydon (July 2017) (APP/J0405/W/16/3154432)
Land adjacent to 80 Long Chilton Road, Long Crendon, Buckinghamshire (August 2017) (APP/J0405/W/16/3142524)

- sites with unimplemented planning permissions;
- sites that do not yet have planning permission but that have been approved in principle, subject to a S106 or planning obligation agreement;
- made neighbourhood plan allocations (without planning permission).
- sites that have been approved via notification to come forward under permitted development rights
- proposed allocations in VALP

1.7 A full list of sites of 5 dwellings and over is provided in the housing trajectory below. Sites under 5 dwellings are listed in appendix 2 of the housing land supply position statement (August 2017).

1.8 All sites have been individually assessed to estimate likely build out rates with the promoters/landowners of the proposed site allocations having been contacted. The housing land supply position statement explains that a further 10% deduction for non-implementation has been applied to certain sites (see paras 6.2-6.3); the 10% deduction has also been applied to all sites that are proposed for allocation to take into account the risk of unexpected delays.

Buffer

1.9 The NPPF (para 47) requires an additional buffer of 5% to be added (moved forward from later in the plan period). Or, where there has been ‘a record of persistent under delivery of housing’, local planning authorities should increase the 5% buffer to 20%. A 5% buffer has been applied to the below calculations. For a detailed explanation as to why a 5% buffer is considered correct in this instance, see the housing land supply position statement (August 2017) (paras 5.1-5.6). In summary, while there has been a problem with under delivery in the past, delivery rates have improved significantly in recent years, with the cumulative total of completions being above the requirement since 2011 (a table of past delivery is shown below for information). The Aylesbury Vale FOAN is used as the requirement between 2013 and 2017 to judge past delivery performance. This is because the level of unmet need was not known during this time and was not part of the development plan and so cannot be used to judge past performance.

Table 2: Past housing delivery rates against AVDLP until 2011 and 2012-based DCLG Household Projections 2011/12 and 2012/13 and the December 2016 Buckinghamshire HEDNA’s FOAN from 2013.

Year	2007/ 08	2008/ 09	2009/ 10	2010/ 11	2011/ 12	2012/ 13	2013/ 14	2014/ 15	2015/ 16	2016/ 17
Requirement (dwellings)	810	810	810	810	955	955	970	970	970	970
Completions (dwellings)	822	744	795	755	1,103	934	990	1,419	1,191	1,323
Shortfall against requirement	+12	-66	-15	-55	+148	-21	+20	+449	+221	+358
Cumulative total	+12	-54	-69	-124	+24	+3	+23	+472	+693	+1,046
Unimplemented permissions or allocations at end of each	8,463	7,865	7,805	7,371	9,200	8,245	8,408	8,051	8,796	9,948

year (31 st March)										
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Over/undersupply

1.10 Any over or under supply is aimed to be dealt with in the next 5 years, in line with the Sedgefield approach.

Table 3: Housing land supply for 1st April 2018 to 31st March 2023

	District
Requirement	6,850
Pre-2018 undersupply*	638
Total 5 year requirement	7,488
Total 5 year requirement plus additional buffer of 5%	7,862
Total projected supply from deliverable sites	8,433
10% non implementation deduction	-263
Total projected supply from windfall sites	222
Total projected supply	8,392
Projected supply as percentage of requirement	106.7% (5.3 years)

*This adjustment takes account of the number of actual housing completions in the period 2013 to 2017 and the number of projected completions from 2017 to 2018. These have been below the annualised housing requirement in VALP.

Aylesbury Vale District Housing Trajectory for 2013-2033 - for VALP

March 2017

	2013/4	2014/5	2015/6	2016/7	2017/8	2018/9	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31	2031/32	2032/33	TOTAL	
Past Completions	990	1419	1191	1323																		4923
Projected Supply - from existing commitments					1289	1281	1586	1606	1305	823	525	410	340	175	158	150	150	150	0	0		9948
Projected supply - from proposed allocations					0	0	0	206	606	1020	1377	1341	1333	1260	1235	1210	950	825	848	786		12997
Windfall								74	74	74	74	74	74	74	74	74	74	74	74	74	74	962
Total Past Completions	990	1419	1191	1323																		
Total Projected Completions					1289	1281	1586	1886	1985	1917	1976	1825	1747	1509	1467	1434	1174	1049	922	860		23907
VALP Target	1370	1370	1370	1370	1370	1370	1370	1370	1370	1370	1370	1370	1370	1370	1370	1370	1370	1370	1370	1370	1370	27400
VALP Target - Cumulative	1370	2740	4110	5480	6850	8220	9590	10960	12330	13700	15070	16440	17810	19180	20550	21920	23290	24660	26030	27400		
Cumulative Completions	990	2409	3600	4923	6212	7493	9079	10965	12950	14867	16843	18668	20415	21924	23391	24825	25999	27048	27970	28830		
Number dwellings above or below cumulative target	-380	-331	-510	-557	-638	-727	-511	5	620	1167	1773	2228	2605	2744	2841	2905	2709	2388	1940	1430		
Annual requirement taking account of past/projected completions	1370	1390	1388	1400	1405	1413	1422	1409	1370	1314	1253	1173	1092	998	913	802	644	467	176	-570		

Position as at end March 2017 - prepared September 2017

Aylesbury Vale District Housing Trajectory for 2013-2033 - for VALP

	Settlement	Past completions				Projected completions																TOTAL	
		2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31	2031/32	2032/33		
Sites with permission																							
Berryfields MDA, Aylesbury	Aylesbury	321	450	288	317	250	150	125	125	125	100	100	100	90									1165
Aylesbury East, Broughton Crossing	Aylesbury				92	175	175	175	175	175	175	175	175	175	175	158	150	150	150				2358
Land to south of the A421 and east of A413, London Road,	Buckingham	172	180	159	101	16																	16
Land below Field farm and next to High Acre Farm(G), Buckingham	Buckingham							50	100	100	100	50											400
Gatehouse Quarter, Aylesbury	Aylesbury	17	8	67	51	50	29																79
Land to south of Newton Leys, Stoke Hammond	Edge of MK	29	53	57	27	15		44	50	50	26												185
Haddenham Glebe	Haddenham								50	60	60	60	50										280
Land Adjacent To Furze Lane, Winslow	Winslow					30	50	60	60	47													247
Haddenham Airfield, Thame Road, Haddenham	Haddenham						40	50	60	50	33												233
Lower Road, Stoke Mandeville	Aylesbury							50	70	70													190
Land bounded by New Road and Aston Clinton Road, Weston	Aylesbury					35	50	50															135
Land adj Tesco, Tring Road, Aylesbury	Aylesbury								35	50	50												135
Land east of Lower Road, Stoke Mandeville	Stoke Mandeville								35	50	32												117
Off Gatehouse Way, Aylesbury	Aylesbury				28	20		50															70
Land off Chapel Drive/Green End Street, Aston Clinton	Aston Clinton						30	35	30														95
Land North of Brook Farm, Aston Clinton	Aston Clinton						40	40	11														91
Tingewick Road, Buckingham	Buckingham		1	3	51	31																	31
Land off Main Street, Tingewick	Tingewick				16	35	34																69
Sainsburys 13-19 Buckingham Street	Aylesbury						27	49															76
Allotments, Baker Street, Waddesdon	Waddesdon					15	30	30															75
Fenny Road, Stoke Hammond	Stoke Hammond						25	25	24														74
Circus Fields, Aylesbury	Aylesbury		2	41	30	1																	1
Former TRW Site, Buckingham Road, Aylesbury	Aylesbury		21	40		12																	12
Land Rear Of Vicarage Road, Pitstone	Pitstone								30	38													68
Land east of New Road, Weston Turville	Aylesbury							30	34														64
Land At North End Farm, North End Road, Steeple Claydon	Steeple Claydon							25	25	10													60
Tindal Centre, Bierton Road, Aylesbury	Aylesbury					20	40																60
Former BCC Offices/Civic Centre, Aylesbury	Aylesbury						30	28															58
Hartwell Sidings, Oxford Road, Aylesbury	Aylesbury					55																	55

	Settlement	Past completions				Projected completions																TOTAL
		2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31	2031/32	2032/33	
Land at Stewkley Road/Dormer Avenue, Wing	Wing				20	32																32
Meadow Way/Moorlands, Wing	Wing					27	25															52
Land rear of Aylesbury Road, Aston Clinton	Aston Clinton							25	25													50
Manor House Hospital, Bierton Road, Aylesbury	Aylesbury							22	22													44
Land at 108 Weston Road & Longhorn Farm, Aston Clinton	Aston Clinton							25	25													50
Land at Stablebridge Road, Aston Clinton	Aston Clinton			7	37	4																4
Kingfisher House, 61 Walton Street, Aylesbury	Aylesbury				37	11																11
Land off Chapel Drive, Aston Clinton	Aston Clinton				44	3																3
Pegasus Way, Haddenham	Haddenham				38	7																7
Land East of Circus Fields, Stocklake, Aylesbury	Aylesbury					25	17															42
Land at Madges Farm, Chearsley Road, Long Crendon	Long Crendon							10	20	11												41
Stanbridge Road, Haddenham	Haddenham							20	20													40
Land rear of Glebe Close and Rushendon Furlong, Pitstone	Pitstone					15	25															40
Land rear of Brook Farm, Leighton Road, Stoke Hammond	Stoke Hammond				34	6																6
Southern Road, Aylesbury	Aylesbury					30	7															37
Cow Lane, Edlesborough	Edlesborough							10	20													30
Stratford Close, Aston Clinton	Aston Clinton					15	15															30
Land off Brook Street, Aston Clinton	Aston Clinton					13	14															27
Mount Pleasant, Tamarisk Way, Weston Turville	Aylesbury					13	14															27
Dollicott, Haddenham	Haddenham					10	15															25
Bell Business Park, Brunel Road, Aylesbury	Aylesbury							24														24
Land off Isis Close and Oat Close, Aylesbury	Aylesbury					12	12															24
Land off Wainwrights, Long Crendon	Long Crendon							10	9													19
Berryfields Cottage, Berryfields, Quarrendon	Aylesbury						19															19
County Farm, Wendover Road, Weston Turville	Aylesbury					16																16
66 High Street North And Adjoining Land, Stewkley	Stewkley								14													14
Garage site, Whaddon Chase, Aylesbury	Aylesbury					14																14
Fmr Police Station, 50 Moreton Road, Buckingham	Buckingham					13																13
Bragenham Side, Stoke Hammond	Stoke Hammond						13															13
Fmr Britannia PH, Buckingham Road, Aylesbury	Aylesbury					13																13
Land East of 14 & 27 New Street, Waddesdon	Waddesdon							12														12
21-39 Clifden Road, Worminghall	Worminghall							12														12
Bishopstone Road, Stone	Stone					12																12

	Settlement	Past completions				Projected completions																TOTAL
		2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31	2031/32	2032/33	
Stoke Hammond Garage, Stoke Hammond	Stoke Hammond						10															10
Chelsea Road, Fairford Leys	Aylesbury					5	5															10
23 Station Road, Winslow	Winslow				9	1																1
Chandos Road, Buckingham	Buckingham							10														10
138 London Road, Aston Clinton	Aston Clinton							9														9
Land east of New Road, Weston Turville	Weston Turville						9															9
Fmr Police Station, 166/67 Ayl Road, Wendover	Wendover							9														9
Land off Gorrell Lane, Tingewick	Tingewick							9														9
Land at Stratford Road, Nash	Nash			7		2																2
Land between Old Quarry barn and 29 Bushmead Road	Whitchurch							8														8
Mill Road, Slapton	Slapton							8														8
Victor House, Westfield Road, Pitstone	Pitstone							8														8
Franklins Farm, Ickford Road, Shabbington	Shabbington							8														8
The Saleroom, Moreton Road, Buckingham	Buckingham			1		7																7
Land off Chapel Drive, Aston Clinton	Aston Clinton							7														7
Horwood Mill, Spring Lane, Great Horwood	Great Horwood							7														7
Land Off Mill Lane, Westbury	Westbury						7															7
Clocks and Chimes Court, 2a Ricksfords Hill, Aylesbury	Aylesbury					6																6
Elmhurst Youth Centre, 36 Fairfax Crescent, Aylesbury	Aylesbury						6															6
Dagnall House, Buckingham Road, Newton Longville	Edge of MK East						6															6
New Farm, 2 St Marys Road, East Claydon	East Claydon						6															6
The Surprise, Buckland Wharf, Buckland	Buckland					6																6
Kingsbury House, 2 George Street, Aylesbury	Aylesbury							6														6
Heron House, Ground Floor, 49 Buckingham Street, Aylesbury	Aylesbury						6															6
23 High Street, Haddenham	Haddenham					6																6
Fleece Yard, Market Hill, Buckingham	Buckingham					5																5
Hillcroft Industrial Estate, Stewkley Road, Soulbury	Soulbury	2		1	1	1																1
40 Thame Road, Haddenham	Haddenham		1			4																4
Land at Lodge Lane, Stoke Hammond	Stoke Hammond						5															5
25 Oxford Road, Oakley	Oakley					5																5
112 High Street, Aylesbury	Aylesbury						5															5
Garages adj 8 Eastern Street, Aylesbury	Aylesbury							5														5
37 Bicester Road, Aylesbury	Aylesbury							5														5

Settlement	Past completions				Projected completions																	TOTAL		
	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31	2031/32	2032/33				
Whales Lane, Marsh Gibbon								5														5		
Ringwood House 4th floor, Walton Street								5														5		
Sites less than 5 dwellings																								
See separate housing land supply document for list of sites								157	158	158												473		
Total sites with permission								1256	1159	1393	1079	836	576	375	275	265	175	158	150	150	150	0	0	7997
Sites approved subject to S106																								
Land North of Aston Clinton Rd, Weston Turville										25	75	75	75	75	75								400	
Land South of Aylesbury Road, Aston Clinton										30	33	30											93	
Land off Soulbury Road & Dove Street, Stewkley										25	25	17											67	
Land Off High Street, Edlesborough										28	29												57	
Land at Leighton Road, Wingrave										20	20												40	
Land adj Winslow Road, Padbury										20	20												40	
Park Farm, Church Lane, Aston Clinton										20	16												36	
Land South of Little Horwood Road, Great Horwood										15	15												30	
Site A, Land South Of Little Marsh Road And East Of Swan Lane, Marsh Gibbon										11	11												22	
Cobb Hall Road, Newton Longville										15													15	
Land Adj 73 Moreton Road										13													13	
Land Off Shakespeare Orchard										11													11	
5 Slicketts Lane, Edlesborough										10													10	
Land To The West Of Rowsham Road										5													5	
Total sites approved subject to S106								0	0	0	248	244	122	75	75	75	0	0	0	0	0	0	0	839
Allocated sites in Neighbourhood plans without permission																								
Above Rumbolds Well & next to Field Farm (I)											30	50	20										100	
Land at Winslow Rugby Club, Winslow												25	25	25									75	
Land at Marsworth Road/Vicarage Road, Pitstone											35	35											70	
Land off Station Road, Winslow												30	35										65	
Land off Mentmore Road, Cheddington										15	20	15											50	
St Rumbolds Well(J), Buckingham										19	20												39	
Land off Barkham Close, Cheddington										15	20												35	
Land South of Twelve Leys, Wingrave										15	15												30	

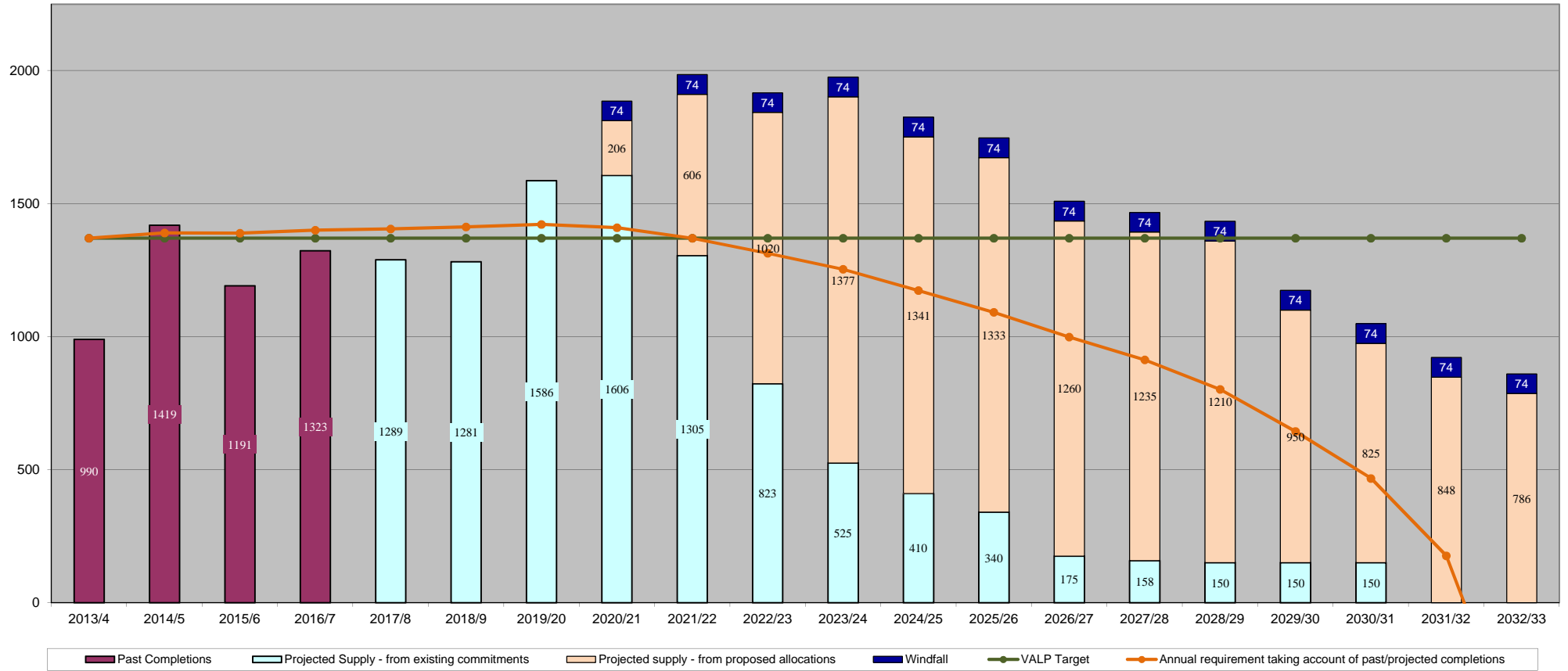
	Settlement	Past completions				Projected completions																TOTAL
		2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31	2031/32	2032/33	
Land South of Leighton Road, Wingrave	Wingrave									15	15											30
Winslow Centre, Winslow	Winslow								15	15												30
Land at corner of Wells and Bridge Streets (K), Buckingham	Buckingham							14	14													28
Land off Granborough Road, Winslow	Winslow							12	12													24
Land north of Little Horwood Road, Great Horwood	Great Horwood								15													15
Land off Nash Road, Great Horwood	Great Horwood						15															15
Land off Partridge Close, Cheddington	Cheddington								15													15
Total allocated sites						0	15	41	140	165	125	75	60	0	0	0	0	0	0	0	0	621
Permitted development																						0
Oxford House, Oxford Road	Aylesbury							65	65	60												190
Heron House, 49 Buckingham Street, Aylesbury	Aylesbury						55															55
Prebendal Court, Oxford Road, Aylesbury	Aylesbury							50														50
Ringwood House, Walton Street, Aylesbury	Aylesbury					33																33
Kings Court, George Street, Aylesbury	Aylesbury						19															19
Units 8A&B, 9A&B, Alton Business Park, Gatehouse Way	Aylesbury								18													18
Wing House, 5 Britannia Street, Aylesbury	Aylesbury						18															18
Western House, 14 Rickfords Hill, Aylesbury	Aylesbury						15															15
Unit 1, 2A&2B, Alton House Business Park, Gatehouse Way	Aylesbury								15													15
Units 5, 6A&B Alton Business Park, Gatehouse Way	Aylesbury								14													14
Pembroke Court, 22-28 Cambridge Street, Aylesbury	Aylesbury							12														12
Units 4A And 4B, Alton House Business Park, Gatehouse Way	Aylesbury								11													11
Ardenham Lane House, Ardenham Lane, Aylesbury	Aylesbury							9														9
The Firs, Whitchurch	Whitchurch							8														8
Elizabeth House, Wornal Park, Worminghall	Worminghall							8														8
Units 3A And 3B, Business Park, Gatehouse Way Alton House	Aylesbury								8													8
Units 7A & 7B Alton House Business Park, Gatehouse Way	Aylesbury								8													8
Total permitted development						33	107	152	139	60	0	0	0	0	0	0	0	0	0	0	0	491
Total projections from committed sites						1289	1281	1586	1606	1305	823	525	410	340	175	158	150	150	150	0	0	9948
Proposed VALP allocations																						
Aylesbury South East	WTV019,2 1,22	Aylesbury							60	120	190	250	280	280	280	280	280	280	280	280	251	3111
Salden Chase	NLV001	Edge of MK								100	200	250	250	250	250	250	55					1855

		Settlement	Past completions				Projected completions															TOTAL		
			2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31	2031/32		2032/33	
Woodlands	WTV018, WTV017, STO016,	Aylesbury										30	80	140	150	180	180	180	180	180	180	180	180	1660
Aylesbury South West	SMD009	Aylesbury										50	120	120	180	180	180	180	180	120	120	120	1550	
Aylesbury South	SMD004,5 .6,7,8,16	Aylesbury												50	120	120	120	120	120	120	120	110	1000	
RAF Halton	HAL003	Wendover												25	100	125	125	125	125	125	125	125	1000	
Land to east of B4033 Great Horwood Rd	WIN001	Winslow								50	75	75	75	75	75	75	75	10					585	
Land off Osier Way (south of A421 and east of Gawcott Rd)	BUC046	Buckingham								50	100	120	100	50									420	
Land north of Rosemary Lane West Buckingham, Land bound by Tingewick Road, A421, Radclive	HAD007	Haddenham								50	85	85	80	15									315	
	BUC051	Buckingham								25	75	125	75										300	
Rabans Lane adj railway In	AYL115	Aylesbury										25	50	50	50	25							200	
Land east of Walnut Drive and West of Foscode Road	MMO006	Maids Moreton								25	40	40	40	25									170	
Land west of AVDLP allocation BU1, Moreton Rd	BUC043	Buckingham								35	60	35											130	
Hampden House	AYL063	Aylesbury								40	40	32											112	
Mollys Folly	SCD008	Steeple Claydon								25	30	30	25										110	
Waddesdon NP site	WAD006	Waddesdon								25	25	25											75	
Land adj railway, Stoke Rd	AYL032	Aylesbury							16				16		38								70	
Slicketts Lane	EDL021	Edlesboroug h								10	20	10											40	
Land North of Manor Hospital, Bierton Rd	AYL068	Aylesbury											20	19									39	
Land adj 110 Station Rd/Melling Farm/adj Leafwood	QUA014- 16	Quainton											12	12									24	
PO Sorting Office Cambridge Street	AYL052	Aylesbury																			23		23	
Holt's Field, North Marston Lane	WHI009	Whitchurch							11	11													22	
Land off Turnfields	ICK004	Ickford								10	10												20	
Land at Thame Rd/Leach Rd	AYL073	Aylesbury								18													18	
Land south of Whaddon Road and West of Lower Rd, NL	NLV005	Newton Longville								17													17	
Land off Good intent	EDL003	Edlesboroug h								15													15	
Dadbrook Farm, Dadbrook Cl	CDN003	Cuddington							10	5													15	
Land at jct of Buckingham Street and New St	AYL059	Aylesbury											14										14	
Oaklands Hostel, 3 Bierton Rd	AYL077	Aylesbury											13										13	
Land south west of 62 Station Rd	QUA001	Quainton Long								13													13	
Land off Westfield Road	LCD010	Crendon								8	5												13	
Land south of Creslow Way	STO008	Stone Long									10												10	
Land off Sandy Lane	LCD017	Crendon Marsh								5	5												10	
Leopold Farm and area to the west	MGB003	Gibbon Steeple								9													9	
Land adj 12 Queen Catherine Road	SCD003	Claydon								8													8	

	Settlement	Past completions				Projected completions																TOTAL	
		2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31	2031/32	2032/33		
Land north of Aylesbury Rd and r/o Great Stone House	CDN001	Cuddington							6													6	
29 The Green	EDL020	Edlesborough								5												5	
Total for allocations							0	0	0	206	606	1020	1377	1341	1333	1260	1235	1210	950	825	848	786	12997
Total projections for all deliverable sites							1289	1281	1586	1812	1911	1843	1902	1751	1673	1435	1393	1360	1100	975	848	786	22945
Windfall Sites										74	74	74	74	74	74	74	74	74	74	74	74	74	962

Position as at end March 2017 -
Prepared September 2017

Aylesbury Vale District Housing Trajectory for 2013-2033 - for VALP



Position as at end March 2017 - Prepared September 2017