

Charnwood Local Plan Examination

Matters and Issues Statement

Our ref 12152/01/NT/NB/SFu

Representor CEG

ID 574

Prepared by Lichfields

Date 16 January 2023

Matter 4 Assessment of Housing Need, the Housing Requirement and Mix and Choice of Housing

1.0 Issue 1 - Is the assessment of housing need and the housing requirement positively prepared, justified by the evidence and consistent with national policy?

Supplementary Question 1 - In the light of the Inspectors' findings (Exam 55) that the minimum local housing need for Charnwood is 1,189 dwellings per year, should the housing requirement in Policy DS1 of 1,111 dwellings per year be increased to 1,189 to ensure that the Plan has been positively prepared? Is there any justification for a lower or a higher figure?

1.1 Based on the available evidence, and the Inspectors' initial findings in relation to Charnwood's apportionment of Leicester's unmet need for housing, Policy DS1 should be updated to state the figure of 1,189 per annum to ensure the plan is positively prepared.

Supplementary Question 2 - Pending any changes to the housing requirement in Policy DS1 to accommodate Charnwood's apportionment of Leicester's unmet housing need, is there a sufficient buffer between the minimum housing requirement in Policy DS1 and the overall supply during the Plan period to ensure that there is a reasonable prospect of the housing requirement being met? In the event that the supply needs to be increased to secure an appropriate buffer, what sources of supply would help to deliver this? Are any new site allocations likely to be required? If so, what would be the process and likely timescale for identifying sites?

1.2 The supply includes an appropriate buffer given the Council's trajectory is based on a mix of site sizes, including the SUEs.

1.3 In the event that the Council or Inspectors consider a larger buffer in housing supply is required, in principle there is scope to increase the delivery rates and/or density of development within areas of Thorpebury to assist Charnwood with meeting some of the additional housing need identified for the Borough, especially at later stages in the plan

period. Thorpebury is functionally well positioned to accommodate some of this housing need and additional development in this location would support a sustainable pattern of development.

- 1.4 CEG and the delivery partners are in ongoing discussions with the Council regarding the delivery of the Thorpebury SUE.
- 1.5 Please also refer to CEG's response to Matter 7 which comments on draft Policy DS1.