

Five-year supply addendum (January 2025)

This addendum sets out the five-year supply calculation for Lichfield district following the publication of the revised [National Planning Policy Framework](#) (NPPF) in December 2024. This addendum uses housing supply and completion data from the [Five Year Housing Land Supply 2024](#) (base date 31 March 2024) and applies the Local Housing Need (LHN) requirement in accordance with the revised NPPF. A full update of the five-year housing land supply document using data to the 31 March 2025 will be published in spring/summer 2025.

Paragraph 79 of the revised NPPF reintroduced the requirement to include a ‘buffer’ to the five-year supply of housing. The level of buffer required is linked to the Housing Delivery Test (HDT). Results of the HDT are published annually by government. The [most recent HDT results](#) were published in December 2024 and indicate that Lichfield district passes the test with a 209% result. As such a 5% buffer is required to be added to the five-year housing land supply.

Figure 1: Annual requirement calculation

Calculation the five-year requirement	
Local Housing Need (LHN) annual requirement =	745 dwellings per annum.
Additional 5% buffer =	186
Five-year requirement (745 x 5) + 186 =	3,911
Annual requirement (including buffer (3,911 ÷ 5) =	782

Figure 1 sets out the calculation used to determine the five-year requirement. Paragraph: 031 (Reference ID: 68-031-20190722) of the [Planning Practice Guidance](#) states that step 2 of the standard method ‘factors in past under-delivery as part of the affordability ratio, so there is no requirement to specifically address under-delivery separately when establishing the minimum local housing need figure’.

Figure 2: Summary of supply of sites included within five-year calculation (see [Five Year Housing Land Supply 2024](#))

Row	Source of dwellings	Total yield
A	Committed supply (1-4 dwellings)	261
B	Committed supply (5+ dwellings) <i>(including allocations)</i>	1677
C	Strategic Development Allocations (SDAs)	897
D	Windfall allowance (55 dwellings per annum)	165
D1	Gross deliverable capacity (A+B+C+D)	3000
E	Non implementation rate (5%) taken off committed supply, windfalls <i>(including allocations)</i>	105

Row	Source of dwellings	Total yield
F	Demolitions/conversions away from residential to be removed from supply	40
G	Net deliverable capacity in five-year period (D1 – (E+F))	2855

- 4.1 Figure 2 provides a summary of the supply of sites which are included within the five-year supply calculation and details how the ‘net deliverable capacity’ is calculated. This uses the information set out within the [Five Year Housing Land Supply 2024](#) document.
- 4.2 The five-year supply position for Lichfield district at the 1 January 2025 is as follows:

Figure 3: Five-year housing land supply calculation

Lichfield district five-year supply
<p>The five-year supply position for Lichfield district at the 1 January 2025 is as follows:</p> <p>Net deliverable capacity in five-year period ÷ annual requirement = 2855 ÷ 782 = 3.65</p> <p>Lichfield District five-year supply = 3.65 years</p>

- 4.3 The calculation demonstrates that there is not currently a five-year supply of housing land in the district on 1 January 2025 against the target established by local housing need. All the data for sites contained within the five-year supply can be found within the appendices to the [Five Year Housing Land Supply 2024](#).