

Stepped Approach

Requirement 2013 – 2020: based on 478 per annum	5% Buffer	20% Buffer
Base requirement (5 x 478)	2,390	2,390
Backlog between 2013 and 2015	347	347
Sub Total	2,737	2,737
Buffer	137	547
Total Requirement	2,874	3,284
Forward Land Supply to 2020		
Quantified net deliverable supply to 2020 (see appendix 1)	3,502	3,502
Balance		
Forward supply less requirement	628	218
	6.09 Yrs	5.33 Yrs

Plan Wide 565 Average

Requirement 2013 – 2020: based on 565 per annum	5% Buffer	20% Buffer
Base requirement (5 x 565)	2,825	2,825
Backlog between 2013 and 2015	521	521
Sub Total	3,346	3,346
Buffer	167	669
Total Requirement	3,513	4,015
Forward Land Supply to 2020		
Quantified net deliverable supply to 2020 (see appendix 1)	3,502	3,502
Balance		
Forward supply less requirement	-11	-513
	4.98 Yrs	4.36 Yrs