



**BLAENAU GWENT COUNTY BOROUGH COUNCIL
JOINT HOUSING LAND AVAILABILITY STUDY 2018**

**BETWEEN BLAENAU GWENT COUNTY BOROUGH COUNCIL
AND THE STUDY GROUP:**

**HOME BUILDERS FEDERATION
LINC CYMRU HOUSING ASSOCIATION
MELIN HOUSING ASSOCIATION
UNITED WELSH HOUSING ASSOCIATION
DWR CYMRU/WELSH WATER**

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1.0 SUMMARY

1.1 This is the Blaenau Gwent County Borough Council Joint Housing Land Availability Study (JHLAS) for 2018 which presents the housing land supply for the area at the base date of 1st April 2018. It replaces the report for the previous base date of 2017. 7 K L V G R F X P H Q W L V D Y D L O D E O H L C
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1.2 The JHLAS has been prepared in accordance with the requirements of Planning Policy Wales, Technical Advice Note 1 (TAN 1): Joint Housing Land Availability Studies and the Guidance Note on the JHLAS process (September 2012). Please refer to these documents for details of the requirements for the maintenance of a five year housing land supply in each Local Planning Authority area and the process for undertaking JHLASs. This document can be acc6t na(r)-783 ndA lid6B-81(y)10(e)-3(a)-3(r)-78(h) fo6cN<0tnilr ana
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2.0 HOUSING LAND SUPPLY

2.1 The five year land supply comprises sites with planning permission (outline or full), sites with a resolution to grant planning permission subject to the signing of a section 106 agreement and sites allocated for housing in adopted development plans, categorised as prescribed in TAN 1.

2.2 The land supply has been calculated using the residual methodology, based on the % ODHQDX * ZHQW & RXQW \ % RURXJK & RXQFLO¶V .

2.6 Blaenau Gwent LDP only covers part of the 5yr study period required, therefore Table 4 in Annex 3 of TAN 1 was used to give an estimate of the land required. The average annual requirement has been worked out in the calculation below and forms part of the 5 year land supply calculation in

RESIDENTIAL LAND AVAILABILITY SCHEDULE
Blaenau Gwent County Borough Council

Based on Council's Forecast of completions. Sites grouped by Market Sector & Settlement

JHLAS Study Base Date: 01 Apr 2018

Market sector: Housing Association

Settlement: Abertillery

LPA Ref No	Site Name	No of dwellings Units					U/C	Area (Ha) Remaining	Forecast completions					Revised 2015 Categorisation				
		Completed	Total	Since Last	Capacity	Remaining			2019	2020	2021	2022	2023	1	2	3	4	
828	Former Mount Pleasant Court Brynithel	0	0	18	18	0	0.52	0	0	0	0	0	0	0	0	0	18	0
* TOTALS for Abertillery(Housing Association)		0	0	18	18	0	0.52	0	0	0	0	0	0	0	0	0	18	0

Settlement: Brynmawr

LPA Ref No	Site Name	No of dwellings Units					U/C	Area (Ha) Remaining	Forecast completions				
		Completed	Total	Since Last	Capacity	Remaining			2019	2020	2021	2022	2023

RESIDENTIAL LAND AVAILABILITY SCHEDULE
Blaenau Gwent County Borough Council

Based on Council's Forecast of completions. Sites grouped by Market Sector & Settlement

JHLAS Study Base Date: 01 Apr 2018

Market sector: Housing Association

Settlement: Tredegar

LPA Ref No Site Name

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RESIDENTIAL LAND AVAILABILITY SCHEDULE
Blaenau Gwent County Borough Council

Based on Council's Forecast of completions. Sites grouped by Market Sector & Settlement

JHLAS Study Base Date: 01 Apr 2018

Market sector: Private

Settlement: Brynmawr

LPA Ref No	Site Name	No of dwellings Units				U/C	Area (Ha)
		Completed	Total	Since Last	Capacity		Remaining

RESIDENTIAL LAND AVAILABILITY SCHEDULE
Blaenau Gwent County Borough Council

Based on Council's Forecast of completions. Sites grouped by Market Sector & Settlement

JHLAS Study Base Date: 01 Apr 2018

Market sector: Private

Settlement: Tredegar

LPA Ref No Site Name

Past Completions Data

Number of Homes Completed On

