# WNPG private housing sector

## Further data

1. Dwellings by council tax band (including boundary changes):

 (source inc. addresses but not names – SDC)

 A 78

 B 35

 C 123

 D 58

 E 126

 F 32

 G 47

 H 13

 Total 512

2. Dwellings by type (including boundary changes):

 (source 2011 Census updated to Jan 2013)

 Detached house or bungalow 274

 Semi-detached house or bungalow 109

 Terraced house or bungalow 89

 Purpose-built apartment 18

 Apartment in commercial building 2

 Caravan or mobile structure 60

 Total 552 (a number of caravans are on a site which is

 counted as 1 for council tax purposes)

3. New Dwellings.

Using planning approvals from the SDC website, I had previously estimated that there have been only 8 net new dwellings approved in the last 5 years (and another 7 which have replaced existing dwellings), and none of the 8 have been built to date.

Further useful data of the increase in housing stock comes from the dates when “new” properties start paying council tax (although this does not show the net increase as data on replaced dwellings is not available). This shows that 114 properties have been added since the start of 1994. Of these, 83 had been added by the start of 2001, and a further 20 were added in the next eight years; in the last five years 11 have been added (by year 1, 2, 3, 1, and 4) although in the last 3½ years the number of taxed dwellings only rose by 7.

This appears to show that, given a requirement of adding 75 (net) dwellings in the 20 years to April 2031, we have been building at about half the required rate over the last thirteen years; however, if we take account of the previous seven years, then we have probably exceeded the future required net rate of dwelling stock growth over the last 20 years.

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