Written Answers

Sarah Wollaston (Totnes, Conservative)

To ask the Secretary of State for Communities and Local Government what advice he has given to local authorities on providing evidence that housing development sites can be considered viable or deliverable.

Nicholas Boles (Grantham and Stamford, Conservative)

The National Planning Policy Framework sets out that local planning authorities should identify a supply of specific deliverable sites sufficient to provide five years worth of housing against their housing requirement, and also identify a supply of specific, developable sites or broad locations for growth, for years six to 10 and, where possible, for years 11 to 15. The Framework defines what is meant by “deliverable” and “developable” in footnotes 11 and 12 on page 12 of the document.

The Framework also sets out policies on viability, and says that the sites and scale of development identified in a local plan should not be subject to such a scale of obligations and policy burdens that their ability to be developed viably is threatened. In addition, as set out in the Budget, the Government will publish significantly reduced planning guidance by summer 2013, which will include guidance on viability.

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