



Dorset Council

Annual position statement – 5 year housing land supply

Appendix I – Calculation of the Dorset Council HDT result

Draft version – June 2024

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2. Appendix I

Appendix I: Calculation of the Dorset Council HDT result

The following tables set out Dorset Council's calculation of an HDT result for the Dorset Council area.

Table 1: Annual net completions for the period 2019 to 2023

Period	West Dorset	Weymouth & Portland	North Dorset	East Dorset	Purbeck	Dorset Council total
2019-20	490	207	96	499	148	1440
2020-21	513	158	200.6	376.2	131	1378.8
2021-22	762.7	162.2	298	571.9	151	1945.8
2022-23	512.2	249.3	511	337.3	162	1771.9

Table 2: Housing requirement figures for Dorset Council, using the standard method

Period	Step 1: household projections	Step 2: affordability ratio	Step 2: result	Step 3: cap	Step: 3 result
2019-20	1294.5	10.49	1819.6	1812.3	1812.3
2020-21	1300.3	10	1787.9	1820.42	1787.9
2021-22	1307	10.12	1806.9	1829.8	1806.9
2022-23	1306	12.35	1987.6	1828.4	1828.4

Table 3: HDT discounts applied to the housing requirement due to Covid restrictions

Period	Standard method requirement	Discount	Discount factor	Requirement after Covid discount
2019-20	1812.3	1 month	11/12	1661.3
2020-21	1787.9	4 months	8/12	1191.9

2021-22	1806.9	None		1806.9
2022-23	1828.4	None		1828.4

Table 4: 2022 HDT result for Dorset Council

Period	HDT housing requirement	Net completions	HDT result
2019-20	1661.3	1440	
2020-21	1191.9	1378.8	
2021-22	1806.9	1945.8	
Total	4660.1	4764.6	102%

Table 5: 2023 HDT result for Dorset Council

Period	HDT housing requirement	Net completions	HDT result
2020-21	1191.9	1378.8	
2021-22	1806.9	1945.8	
2022-23	1828.4	1771.9	
Total	4827.2	5096.5	106%

The tables above suggest that the HDT results for the Dorset Council area would be 102% and 106% for the years 2022 and 2023 respectively. While it is accepted that this is an unofficial calculation, it has followed the government's HDT Rulebook, and is therefore considered a valid indicator of past performance, given the problems with disaggregating East Dorset and Christchurch from the official results.