

Further statement from David Smith 114

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Sent: 28 January 2015 10:17

To: Tony Blackburn

Subject: Re: Bradford Core Strategy Examination

Making the best estimate of future housing requirements is central to the Plan. Much uncertainty arises in making population estimates (a matter I have been professionally involved in since 1976, working with Sheffield CC and ONS), and even the ten yearly censuses do not provide complete accuracy, due to uncertainties about under-enumeration levels. The latest estimates/projections assume Bradford's population to be 525,000 in 2012, and assume an average annual rise of 3,000/year to 2030 when it could be 580,000. This total increase of 10.5% is below the expected England increase of 12.4%. It is essential to bear in mind that there is much national concern about recent levels of international migration, and that the next government may wish to reduce migration levels to well below those seen in recent years. In other words the Plan should be flexible enough to allow for the possibility that the 2030 population increase could be well below 580,000. The basis of Bradford's Plan, which is for an increase of **at least** 42,000 households, seems excessive in relation to a population increase of 55,000, even more so should the population increase be at a lower level. Therefore I do not believe that planning for an increase of **at least 42,000** households is a sound basis for future planning. More flexibility is required to allow for lower levels of migration/household formation. This in turn means that caution is required in not over allocating sites in the early years of the Plan when there is a possibility of a reduced longer term need.

David Smith