

Major Commitments: Additional Delivery Evidence Note

02/03/2026

Introduction

This note has been produced to clarify how the Council has evidenced major site commitments within the five-year housing land supply. As contained within the TW11a Appendix 1.

How have the Council evidenced major commitments contained within the Five-Year Housing Land Supply?

The Council have provided further information to Appendix 1 of TW11a titled 'Telford and Wrekin Council Additional Delivery Evidence'. This is detailed below:

- **Column A Deliverability – Category A, Category B:** Each site has been categorised in accordance with the definition of a deliverable site. As shown NPPF (December 2024).
- **Column B Developer Return/Projected Delivery:** The delivery of each site has been calculated using the Council's projected delivery or a developer return form.
- **Column C Discharge of Condition:** This states whether an application has discharged conditions in accordance with the associated planning application.
- **Column D Development Management Commentary:** This is commentary from the Council's Development Management Team where an update has been provided for each application and the site's status on delivery.
- **Column E House Builder/Registered Provider:** Either the house builder or registered provider has been provided for each site.

Further Information

One application (TWC/2025/0315) has been removed from the major commitments and subsequently the Council's Five Year Housing Land Supply due to duplication.

If required, the Council can also provide the developer return forms (where they have been indicated in the attached spread sheet) should this be needed. If this is the case the Council can provide this by close of play tomorrow as further time is needed to redact the information in accordance with GDPR Regulations.