

Dwelling-Based Population and Household Projections

1. To help inform research on assessing levels of growth, the Regional Assembly commissioned Anglia Polytechnic University to prepare two sets of dwelling-based projections of population, households and the economically active using the Chelmer Model. The first set of projections is based on an average level of housing growth of 25,500 homes per annum and the second set on an average of 28,000 homes per annum. All other assumptions used in these projections are consistent with those previously used in the Regional Assembly's Third Round projections prepared in July 2004 and documented in Technical Note 5 (Revised) Demography.
2. The headline figures arising from these recent dwelling-based projections are set out in the table below:

SOUTH EAST						
25,500 Dwellings Per Annum (Average)	2001	2006	2011	2016	2021	2026
Total Population	8,023,000	8,227,613	8,348,949	8,457,780	8,603,422	8,789,333
Households	3,304,263	3,427,848	3,551,432	3,675,131	3,798,754	3,922,388
Dwellings	3,408,950	3,536,420	3,663,869	3,791,388	3,918,872	4,046,359
Economically Active Population	4,052,439	4,217,903	4,326,978	4,386,286	4,440,778	4,417,970

SOUTH EAST						
28,000 Dwellings Per Annum (Average)	2001	2006	2011	2016	2021	2026
Total Population	8,023,000	8,260,343	8,412,072	8,551,761	8,728,081	8,942,239
Households	3,304,263	3,439,988	3,575,757	3,711,547	3,847,243	3,982,936
Dwellings	3,408,950	3,548,936	3,688,957	3,828,948	3,968,879	4,108,804
Economically Active Population	4,052,439	4,237,346	4,363,721	4,440,231	4,512,870	4,507,181

Source: Anglia Polytechnic University