

6 – FUTURE HOTEL DEVELOPMENT OPPORTUNITIES

Projected Future Hotel Development Requirements

- In order to provide an indication of the number of new hotel bedrooms that might be needed in Havant over the next 20 years, Hotel Solutions has prepared projections of possible future growth in hotel demand to 2011, 2016, 2021 and 2026 based on employment and population growth in the Borough. Projections have been prepared for 3/4 star hotels and budget/upper-tier budget hotels in the Havant area. Projections have not been prepared for Hayling Island due to the purely leisure driven hotel market here and insufficient data on the current performance of the hotels in this part of the Borough. The methodology and assumptions used for our projections are described in detail at Appendix 3.
- Our projections of future growth in demand for 3/4 star and budget/upper-tier budget hotel accommodation in the Havant area show the following future requirements for new hotel bedrooms over the next 20 years, depending on how quickly the markets for hotel accommodation in the town grow.

Havant Area
Projected Requirements for New Hotel Development – 2011-2026

STANDARD OF HOTEL/YEAR	PROJECTED NEW ROOMS REQUIRED ¹		
	LOW GROWTH	MEDIUM GROWTH	HIGH GROWTH
3/4 Star Hotels			
2011	0	2	6
2016	3	11	20
2021 ²	8	22	36
2026 ²	12	32	53
Budget/ Upper-Tier Budget Hotels			
2011	101	107	110
2016	109	123	138
2021 ²	117	140	167
2026 ²	125	159	200

Note:

1. The projected requirements for new hotel rooms include all currently proposed new hotels and hotel extensions i.e. they are not in addition to the currently proposed hotels.
2. It is very difficult to project change over a 15-20 year period. The projections for 2021 and 2026 should be treated with caution, therefore.

- On the basis of our research we would suggest that the medium growth scenario is probably the most realistic projection to consider.