

Main Matter 3: Housing Need and Housing Requirement Representor 202 - Headington Heritage/Mark Pott

Introduction

This representation is intended to address general scope issues required for the June 11th Initial Hearings, with references to the main representations where appropriate.

All page references are found by “Go to page” functionality in PDF readers, not the page reference from the table of contents page.

Housing needs and the housing requirement

The HENA and housing need

Overall

2. *How does the HENA arrive at the four scenarios for housing need? What evidence sources and assumptions are used? Are these appropriate and justified?*

Capacity within Oxford City and the resultant housing requirement

6. *How has the capacity to accommodate housing within Oxford City been assessed? Has the process been sufficiently thorough and robust? Could the capacity estimate be increased by altering assumptions or policy approaches? If so, what effect would this have?*

Representation Summary

The policy to build 9612 homes is not *effective* or *justified* or *positively prepared* as:

The HENA used for the calculation is based on a set of mainly generic metrics and calculations ignoring most of the special factors in Oxford failing to:

- Analyze any of the growth factors in Oxford specifically
- Include impact of house extensions and subdivisions which occur in their 1000s every year, adding bedrooms and increasing capacity
- Separate correlation from causation - leaping to unfounded conclusions
- Provide a detailed analysis or separate section on Oxford, the main target of the report
- No linkage explained between housing need and employment growth, the main driver
- Ongoing large developments are not included, although the addition of substantial student accommodation eg: at Brookes will in effect address housing need.

HENA Representations

The HENA Representations were recorded, but not acted or commented on.

Ref: 202 Headington Heritage Part 1 HENA Representations PDF p.9, Appendix – Policy H1 – HENA PDF p.41

Mark Pott

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