| HELAA Ref. | Address | SP Reference | Planning Reference | Status | Proposed Uses | Commentary | Site Area | Landowner | Capacity | 16/17 | 17/18 | 18/19 | 19/20 | 20/21 | 21/22 | 22/23 | 23/24 | 24/25 | 25/26 | 26/27 | 27/28 | 28/29 | 29/30 | 30/31 | 31/32 | 32/33 | 33/34 | 34/35 | 35/36 | Total |
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| | | | | | | | | | | HELAA Years 1 - 5 | | | | | HELAA Year 6 - 10 | | | | | HELAA Year 11 - 15 | | | | | HELAA Year 16+ | | | | | |
| 1 | Northern Gateway Strategic Site/Northern Gateway | Site not allocated in the Local Plan as existing AAP. | 18/02065/OUTFUL | Pending Decision | Mixed-use | Current application on Northern Gateway is for non-residential development. The outline is for 480 dwellings. Therefore, 20 would be possible from the Goose Green area within the development site (City Council owned) to reach the 500 allowed for in the AAP. Information from landowner provided in a trajectory form puts completions to begin in 2020 but this is considered to be overly optimistic and has been moved back by officers as the application yet to be determined and the residential element will still be subject to a reserved matters application. considered not to demonstrate clear evidence at this point in time of deliverability until the current application is determined. | 45.07 | Thomas White (Oxford) Ltd, Highways England Company Ltd, Oxfordshire County Council, Pear Tree Oxford Ltd, JM Hanson & Sons | 500 | | | | | | | | | 16 | 50 | 100 | 100 | 100 | 20 | 20 | 34 | 40 | 20 | | | 500 |
| 2 | Barton Park | Site not allocated in the Local Plan as existing AAP. | 15/03642/RES, Phase 1 under construction, reserved matters phase 3 submitted | Phased Construction | Housing | There is certainty about the phase currently under construction and the phase currently at reserved matters application which is due for decision in Summer 2019. The later phases have not yet submitted reserved matters and therefore none of this is incuded in next five years and is instead spread across the later years. | 35.82 | Oxford City Council | 885 | | | | 48 | 66 | 74 | 47 | 50 | 50 | 75 | 50 | 50 | 50 | 50 | 50 | 60 | 50 | | | | 770 |
| 6 | Banbury Rd/Winchester Rd University Sites | SP32 | 15/03439/FUL, application approved for social hub. | No extant permission | Student | Quantum and timings based on Oxford University's submission as landowner. It is an existing allocation carried forward into the emerging Local Plan. It is owned by the University of Oxford and we have confidence in the landowner's trajectory despite the lack of an extant permission due to their track record of getting consents and the clear evidence provided in developing the trajectory . Student development of 150 (included at 2.5 ratio) | 3.12 | University of Oxford and Hertford College | 60 | | | | | | | 30 | | 30 | | | | | | | | | | | 60 |
| 8 | Bertie Place Recreation Ground | SP33 | | No extant permission | Housing | This is a City Council owned site that is being progressed through pre-app. Quantum and timings based on Oxford City Council's submission as landowner. Despite lack of detailed consent we have confidence in the landowner's trajectory as the Council's control of the site and ability to prioritise this site in the delivery programme. | 3.27 | Oxford City Council | 30 | | | | | | | 30 | | | | | | | | | | | | | 30 |
| 9 | BBL Central Area (incl. church) | SP4 | 18/03405/FUL | No extant permission | Housing | This is a complex regeneration scheme that is at early stages of public consultation. The landowner's intention is to deliver earlier than included in the trajectory but given the complex nature of the scheme, including the potential need to re-home tenants during construction, delivery has been pushed back. | 8.1 | The site is in multiple ownership, but the majority is owned by the City and County Councils | 200 | | | | | | | | | 70 | 100 | 30 | | | | | | | | | | 200 |
| 10 | BT Site, Holloway/James Wolfe Road | Not allocated as commenced. | 17/02140/FUL | Under Construction | Student | Under construction. Student accommodation for 887 included at a ratio of 2.5. | 1.59 | Unite Students | 355 | | | | 355 | | | | | | | | | | | | | | | | | 355 |
| 11 | Canalside Land, Jericho | SP34 | 14/01441/FUL permission expired new application to be submitted, anticipated summer 2019 | No extant permission | Housing | Landowner has advised that they are in talks with Canal and River Trust currently and will not progress with site until resolved. Therefore, given this and that there is no extant permission, delivery expected later in plan period. | 0.48 | SIAHAF (applicant), St Barnabus C of E Church, Oxford City Council garages and The Canal & River Trust | 23 | | | | | | | | | | | 23 | | | | | | | | | | 23 |
| 12 | Churchill Hospital | SP20 | 19/01039/FUL for 19 cluster flats of 91 bedrooms replacing old pharmacy building. | Pending Decision | Employer-linked/Key-worker | Application for 19 cluster flats for key workers at the hospitals with 91 individual bedrooms. Included in trajectory with ratio of 2.5 applied to communal living cluster flats. Submission from landowner's agents and also planning application received. Intention to begin soon after permission granted with the aim being to commence at the end on 19/20. No further information received about any other housing. | 22.74 | Oxford University Hospitals NHS Trust, University of Oxford | 36 | | | | | | 36 | | | | | | | | | | | | | | 36 |
| 13 | Court Place Gardens, Iffley | SP35 | | No extant permission | Post-Graduate Self-Contained | 100 post graduate self contained units proposed which is a total net gain of 64. Quantum and timings based on the university's submission. It is an existing allocation carried forward into the emerging Local Plan. Site is owned by the University of Oxford and we have confidence in the landowner's trajectory despite the lack of an extant permission due to their track record of getting consents. | 3.89 | University of Oxford | 64 | | | | | | | 64 | | | | | | | | | | | | | 64 |
| 14 | Cowley Centre/Templars Square | SP3 | 16/03006/FUL | Pending Decision | Housing | Resolution to grant planning permission subject to S.106 and S.278 agreement (nearing completion), after which developer is very keen to start on site. Numbers per year based on phases which is based upon the developer's information. However, figures have been pushed back in terms of delivery owing to delays in issuing the planning permission. | 3.65 | Oxford City Council landowners but on a long lease to New River Retail who are the developers on this site. | 226 | | | | | | | 58 | 69 | 99 | | | | | | | | | | | | 226 |
| 16 | Cowley Marsh Depot | SP36 | | No extant permission | Housing | Landowner (City Council) has confirmed long-term interest in the site but this will be later in trajectory. Replacement depot to be provided first. | 1.71 | Oxford City Council | 80 | | | | | | | | | | | | | 40 | 40 | | | | | | | 80 |
| 17 | Crescent Hall | Site not previously allocated as the landowner had not expressed a clear intention to further develop this site | | No extant permission | Student | Landowner update stated that the existing hall would be refurbished and additional | 0.96 | Oxford Brookes University | 29 | | | | | | | 20 | 9 | | | | | | | | | | | | | 29 |
| 18 | Diamond Place and Ewert House | SP6 | | No extant permission | Mixed-use (including student) | Quantum and timings based on university's submission, plus a quantum added for City ownership based on landowner submission. Student (300/2.5) plus 40 residential units | 1.73 | Oxford City Council and the University of Oxford | 160 | | | | | | | | | 120 | 40 | | | | | | | | | | | 160 |
| 20 | Elsfield Hall and Cumberlege Close | | 18/03384/FUL 18/03385/FUL, decision March 2019 | Permission Issued | Housing | Two sites owned by City Council to be delivered as a joint scheme. A proportion of t | 0.95 | Oxford City Council | 35 | | | | | 35 | | | | | | | | | | | | | | | | 35 |

| HELAA Ref. | Address | SP Reference | Planning Reference | Status | Proposed Uses | Commentary | Site Area | Landowner | Capacity | 16/17 | 17/18 | 18/19 | 19/20 | 20/21 | 21/22 | 22/23 | 23/24 | 24/25 | 25/26 | 26/27 | 27/28 | 28/29 | 29/30 | 30/31 | 31/32 | 32/33 | 33/34 | 34/35 | 35/36 | Total |
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| | | | | | | | | | | HELAA Years 1 - 5 | | | | | HELAA Year 6 - 10 | | | | | HELAA Year 11 - 15 | | | | | HELAA Year 16+ | | | | | |
| 21 | Faculty of Music | SP37 | | No extant permission | Student | Quantum and dates based on the university's submission. It is owned by the University of Oxford and we have confidence in the landowner's trajectory despite the lack of an extant permission due to their track record of getting consents. Student (100/2.5) | 0.33 | University of Oxford | 40 | | | | | | | | | | | 40 | | | | | | | | | | 40 |
| 24 | Government Buildings and Harcourt House, Marston Road | SP17 | | No extant permission | Housing | Late in the trajectory as landowner has not provided information about timing or quantum. | 2.37 | Oxford Centre for Islamic Studies | 70 | | | | | | | | | | | 20 | 50 | | | | | | | | | 70 |
| 26 | Jesus College Sports Ground | SP41 | | No extant permission | Housing | Beyond the earlier years of the plan period as the landowner has not provided information about timing or quantum | 0.55 | Jesus College | 28 | | | | | | | | | | | 28 | | | | | | | | | | 28 |
| 27 | John Radcliffe Hospital Site | SP42 | 19/01038/FUL, key worker housing, cluster flats | Pending Decision | Employer-linked/Key-worker | Submitted application on Ivy Lane would provide a net gain of 29 units. Site is subject to a developing masterplan. In the absence of this, the density multiplier has been applied to the remainder of the site. | 27.75 | Oxford University Hospitals NHS Trust | 150 | | | | | | | | | | 22 | 64 | 64 | | | | | | | | 150 |
| 28 | Kassam Stadium and surrounding area | SP15 | | No extant permission | Housing | Quantums and completion rates based on landowner submission but timings pushed back by officers by 4 years as delivery starting in 22/23 considered overly optimistic given that pre-app has not yet commenced. | 9.01 | The Firoka Group | 150 | | | | | | | | | | | 50 | 50 | 50 | | | | | | | | 150 |
| 29 | Land North Littlemore Mental Health Centre, Sandford Road | | 17/03050/FUL | Under Construction | Housing | Under construction. Trajectory based on developer update. | 3.72 | Abbey Developments Ltd. | 140 | | | | 40 | 40 | 40 | 20 | | | | | | | | | | | | | | 140 |
| 31 | Land off Manor Place | SP46 | | No extant permission | Student | Quantum based on landowner's agent's submission. Uncertainty from landowner about timing and quantum so best estimate provided. Pushed back out of first 5 years due to lack of certainty from the landowner, in line with the NPPF. (200/2.5) | 1.24 | Merton College | 80 | | | | | | | 40 | 40 | | | | | | | | | | | | | 80 |
| 32 | Lincoln College Sports Ground | SP44 | | No extant permission | Housing | No recent update has been obtained from landowner so this site is not included in the first five years. Previous updates demonstrate interest and have been used to inform trajectory. | 2.35 | Lincoln College | 90 | | | | | | | | | 45 | 45 | | | | | | | | | | | 90 |
| 34 | Littlemore Park, Armstrong Road | SP45 | 14/02940/OUT, 18/02231/VAR and 18/02303/RES | Pending Decision | Housing | Quantums based on planning application. Build out rates based on liaison with case officer and understanding of delivery rates. Resolution to approve, s106 drafted. Decision notice pending and is expected to be issued end of June /July 2019. | 5.44 | Catalyst Housing Ltd. | 270 | | | | | 20 | 80 | 80 | 80 | 10 | | | | | | | | | | | 270 |
| 38 | Former Nielsen House, London Road | SP48 | 17/02969/B56 | Phased Construction | Housing | Based on information from landowner. 134 relates to the B56 which is under construction. A statement of common ground has been prepared between the parties. Delivery of units requiring planning permission pushed back one year from landowner's submission due to lack of clear evidence of deliverability; at this stage no pre-app has taken place. | 4.85 | Shaviram Group | 534 | | | | | 134 | | | 100 | 100 | 100 | 100 | | | | | | | | | 534 |
| 39 | Northfield Hostel, Sandy Lane West | SP13 | | No extant permission | Housing | Quantum and timing based on information from landowner (Oxfordshire County Council) | 0.7 | Oxfordshire County Council | 30 | | | | | | | | | | 30 | | | | | | | | | | | 30 |
| 42 | Nuffield Orthopaedic Centre | SP21 | | No extant permission | Employer-linked/Key-worker | No update has been obtained from landowner. Quantum and timings based on estimates from City Council based on previous communications and evidence. | 8.38 | Oxford University Hospitals NHS Trust | 25 | | | | | | | | | | | | 15 | 10 | | | | | | | 25 |
| 44 | Oriel College Land at King Edward Street and High St | SP50 | | No extant permission | Housing | No recent update has been obtained from landowner so this site is not included in the first five years. Quantum used relates to previous landowner updates | 0.27 | Oriel College | 7 | | | | | | | | | | | 7 | | | | | | | | | 7 |
| 49 | Oxford University Press Sports Ground, Jordan Hill | SP53 | | No extant permission | Housing | Quantum and timing based on information from the University of Oxford. | 3.66 | University of Oxford | 130 | | | | | | | | | | | 100 | 30 | | | | | | | | 130 |
| 54 | Ruskin College Campus Dunstan Road | SP56 | 17/02387/FUL | Permission Issued | Student | Planning permission not yet commenced. College has an uncertain future. Expect planning permission to lapse. Likely that something will happen on the site, but due to uncertainty this is included at the end of the trajectory. Student (71/2.5) based on previous scheme. | 1.86 | Ruskin College | 28 | | | | | | | | | | | | | | | 28 | | | | | | 28 |
| 58 | Temple Cowley Pools | | 16/01225/FUL | Under Construction | Housing | Under construction | 0.51 | Catalyst Housing Ltd. | 48 | | | | 48 | | | | | | | | | | | | | | | | | 48 |
| 61 | Union Street Car Park | SP60 | | No extant permission | Housing | Quantum and timing based on landowner submission (City Council). | 0.26 | Oxford City Council | 20 | | | | | | | | | | | 20 | | | | | | | | | | 20 |
| 62 | University of Oxford Science Area & Keble Road Triangle | SP61 | | No extant permission | Mixed-use (including student) | Quantum and timing based on landowner submission. Student (50/2.5) | 12.43 | University of Oxford | 20 | | | | | | | | | | | 20 | | | | | | | | | | 20 |
| 63 | Warneford Hospital | SP23 | | No extant permission | Mixed-use | Quantum based on HELAA estimate. Landowner is working on site potential and actively interested in delivery, having prepared a masterplan, but not in a position to update on timings or quantum yet. Based on minimum expected housing in the masterplan of approx. 100 units, assuming half for cluster flats. Cluster flats included at ratio of 2.5. | 8.67 | Oxford University Hospitals NHS Trust, University of Oxford | 70 | | | | | | | | | | | | | | | 70 | | | | | | 70 |
| 64 | Warren Crescent | | 13/01555/CT3 | Permission Issued | Housing | Hydrological survey of site complete. Construction due to start shortly. City Council landowner and will be delivering site. | 0.37 | Oxford City Council | 10 | | | | 10 | | | | | | | | | | | | | | | | | 10 |

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| | | | | | | | | | | HELAA Years 1 - 5 | | | | | HELAA Year 6 - 10 | | | | | HELAA Year 11 - 15 | | | | | HELAA Year 16+ | | | | | |
| 65 | West Wellington Square | SP63 | | No extant permission | Mixed-use (including student) | Quantum and timing based on information from landowner. Site is owned by the University of Oxford and we have confidence in the landowner's trajectory despite the lack of an extant permission due to their track record of getting consents. Student (net increase 45/2.5) | 0.88 | University of Oxford | 18 | | | | | | | 9 | 9 | | | | | | | | | | | | | 18 |
| 67 | Wolvercote Paper Mill | SP64 | 13/01861/OUT and 18/00966/RES | Under Construction | Housing | Site under construction. Timings of completions based on landowner's submitted trajectory pro forma. | 4.94 | CALA Homes Ltd. | 190 | | | | 23 | 57 | 97 | 13 | | | | | | | | | | | | | | 190 |
| 70 | Island Site | SP1 | | No extant permission | Mixed-use | The agents for Nuffield College have provided some general information about how this site will be used in the longer term. It is anticipated to deliver some C2/C3 units and thus this quantum is the best estimate for the Island Site with current information provided. | 0.69 | Nuffield College | 40 | | | | | | | | | | | | | | 20 | 20 | | | | | | | 40 |
| 75 | Oxford Station and Becket Street Car Park | SP1 | | No extant permission | Mixed-use (including student) | The landowner has confirmed that whilst they are pursuing the site they are not in a position to update on timings or quantum yet. Quantum based on this update are based upon the information from the SPD | 2.6 | Network Rail | 20 | | | | | | | | | | | | | | 10 | 10 | | | | | | | 20 |
| 76 | Oxpens | SP1 | | No extant permission | Mixed-use | Quantum from OXWED. Timings proposed by OXWED were based on procuring a development partner updating masterplan and securing planning permission in the next 2 years, with development to commence following planning permission. Timings moved out of the first five years due to complexities of the site, and stages still to complete. | 6.29 | Oxford City Council, BR Board, Milton Properties Ltd. | 450 | | | | | | | | | | | 50 | 100 | 100 | 100 | 100 | | | | | | 450 |
| 81 | Worcester Street Car Park | SP1 | | No extant permission | Mixed-use | No recent up to date information has been received about quantum of development, so number has been estimated based on density calculator and previous landowner updates. | 0.52 | Nuffield College | 18 | | | | | | | | | | | | | | 9 | 9 | | | | | | 18 |
| 95 | Between Towns Road (including Cons Club) | | 16/01752/FUL (part of site) 18/02918/OUT | Phased Construction | Mixed-use (including student) | Student (144 rooms/2.5) plus 6 x 2bed flats to have phased construction and 31 for remainder of site (without permission currently and so this element included later in trajectory) | 0.57 | Multiple land owners including Cantay Estates Ltd. | 95 | | | | 58 | | 6 | | | | 31 | | | | | | | | | | | 95 |
| 104 | Former Iffley Mead Playing Field | SP39 | | No extant permission | Housing | Quantum based on information from landowner (County Council). However, it is pushed back 2 years due to it not yet being at pre-app stage and because the landowner is currently due to commence using the site for storage of construction vehicles for 2 years for work at the adjoining school. | 2.04 | Oxfordshire County Council | 84 | | | | | | | | | | 42 | 42 | | | | | | | | | | 84 |
| 106 | Grandpont Car Park | SP40 | | No extant permission | Housing | Quantum and timing based on information from landowner (County Council) | 0.44 | Oxfordshire County Council | 22 | | | | | | | | | | | | | | | | 22 | | | | | 22 |
| 107 | Green Belt land St Frideswide Farm | SP25 | | No extant permission | Housing | Timings pushed back 3 years from developer's submission because of the need to be released from the Green Belt in the plan and therefore unable to progress to a consent immediately. Otherwise, this is a simple greenfield site with an option held by an experienced developer. Still confident this can come forward in next five years given the clear evidence from developer. | 3.95 | Croudace Homes/Christ Church | 125 | | | | | | | | 10 | 45 | 45 | 25 | | | | | | | | | | 125 |
| 111 | Oxford Stadium | SP52 | | No extant permission | Housing | Quantum based on estimates for a scheme compliant with the draft policy. Landowner certainly interested in site but has an outstanding objection to the site allocation. | 3.37 | Galliard Homes | 100 | | | | | | | | | | | | | 100 | | | | | | | | 100 |
| 112a1 | Green Belt land at Cherwell Valley Old Marston(Hill View Farm) | SP26 | | No extant permission | Housing | Landowner (also a developer) update has not been obtained. Outside of first five years because of the need to be released from the Green Belt in the plan and therefore unable to progress to a consent immediately, lack of evidence from landowner and also complicated access. | 3.52 | M K Dogar Limited and De Merke Estates | 110 | | | | | | | | | 50 | 50 | 10 | | | | | | | | | | 110 |
| 112b1 | Green Belt land at Cherwell Valley Old Marston Northern Part (Land west of Mill Lane) | SP27 | | No extant permission | Housing | Timing and quantums based on landowner update but pushed back outside of first five years because of the need to be released from the Green Belt in the plan and therefore unable to progress to a consent immediately, and complicated access. | 1.99 | Oxford City Council | 75 | | | | | | | | | 45 | 30 | | | | | | | | | | | 75 |
| 113 | Green Belt Land east of Redbridge Park and Ride | SP30 | | No extant permission | Housing | Quantum and timing based on landowner (City Council) update but pushed back slightly due to outstanding risk to be released from the Green Belt in the plan and therefore unable to progress to a consent immediately. Otherwise, this is a council owned site which is a priority and we therefore have confidence that it can come forward in the next 5 years despite reliance on plan. | 3.64 | Oxford City Council | 162 | | | | | | | 50 | 50 | 62 | | | | | | | | | | | | 162 |
| 114d | Marston Paddock | SP24 | | No extant permission | Housing | Timing and quantums based on landowner update but pushed back outside of first five years because of the need to be released from the Green Belt in the plan and therefore unable to progress to a consent immediately, and complicated access. | 0.78 | Harry Aubrey Fletcher/Parthings Farm Management and Promotion Ltd. | 39 | | | | | | | | | 39 | | | | | | | | | | | | 39 |
| 117 | Land surrounding St Clements Church | SP19 | | No extant permission | Housing | Site owned by Magdalen College. Information based on update from Agent. We have confidence in sites owned by the University of Oxford/its colleges in spite of the lack of an extant permission due to their track record of implementation. | 1.63 | Magdalen College | 50 | | | | | | | | 50 | | | | | | | | | | | | | 50 |
| 124 | Slade House | SP58 | | No extant permission | Mixed-use | The landowner has confirmed that whilst they are pursuing the site they are not in a position to update on timings or quantum yet. Quantum based on this update and cautious timings based on current evidence has been taken. | 1.68 | Oxford Health NHS Foundation Trust | 50 | | | | | | | | | | | 25 | 25 | | | | | | | | | 50 |

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| | | | | | | | | | | HELAA Years 1 - 5 | | | | | HELAA Year 6 - 10 | | | | | HELAA Year 11 - 15 | | | | | HELAA Year 16+ | | | | | |
| 125 | Summer Fields School athletics site | SP5 | | No extant permission | Housing | The numbers and timings are based on the landowner's submitted trajectory form. | 1.38 | Summer Fields School | 120 | | | | | | | | | | | | | | | 60 | 60 | | | | | 120 |
| 173 | Bayards Hill Primary School Playing Field | SP65 | | No extant permission | Employer-linked/Key-worker | The site is not included in the first five years as no recent confirmation of delivery plans could be obtained from the landowner. Quantum based on previous submissions and HELAA. | 1.96 | Community School Alliance Trust | 30 | | | | | | | | | | | | | | | | 30 | | | | | 30 |
| 216 | Former Barns Road East Allotments | SP38 | | No extant permission | Housing | Included in last years of the trajectory based on landowner update due to challenges with the scheme. | 0.5 | Oxford City Council | 25 | | | | | | | | | | | | | | | | | | | | 25 | 25 |
| 289 | Sandy Lane Recreation Ground (includes land r/o Oxford Retail Park) | SP12 | | No extant permission | Housing | Quantum and timings based on Oxford City Council's submission as landowner/developer. Despite lack of detailed consent we have confidence in the landowner's trajectory due to the ability for the Council's control of the site and ability to prioritise this site in the delivery programme. | 5.15 | Oxford City Council | 120 | | | | | | | | | | | | 50 | 50 | 20 | | | | | | | 120 |
| 329 | Valentia Road | SP62 | | No extant permission | Housing | Quantum and timings based on Oxford City Council's submission as landowner/developer. Despite lack of detailed consent we have confidence in the landowner's trajectory due to the ability for the Council's control of the site and ability to prioritise this site in the delivery programme. | 0.76 | Oxford City Council | 12 | | | | | | | | | | | | | 12 | | | | | | | | 12 |
| 341 | William Morris Close Sports Ground | SP66 | 18/03330/OUT | Pending Decision | Housing | Due to go to Committee in Summer 2019. Quantum based on application but no specific update on delivery timing from applicant has meant it is not included in first 5 years. | 1.24 | Cantay Estates Ltd. | 102 | | | | | | | | | 52 | 50 | | | | | | | | | | | 102 |
| 354 | Barton Community Centre and Underhill Circus Shops | | | No extant permission | Mixed-use | City Council is the landowner and will be the developer. Initial discussions have started, so confidence that this will be delivered according to the landowner's trajectory. | 0.61 | Oxford City Council | 36 | | | | | | 36 | | | | | | | | | | | | | | | 36 |
| 356 | 276 Banbury Rd | SP7 | 17/02832/FUL | Under Construction | Mixed-use | Under construction- Site of Easy Hotel and 6 flats (5 existing net gain of 1). | 0.35 | GHSR LLP, Easy Hotel Ltd | 1 | | | | | 1 | | | | | | | | | | | | | | | | 1 |
| 384 | Jowett Walk (east) | | 16/03056/FUL & 18/0021/VAR | Under Construction | Student + Housing | Under construction. Delivery rates based on information from case officer following recent conversations with the applicant. Student (92/2.5) Postgraduate net gain (54/2.5), 8 fellows rooms and 1 x 3 bed flat - Under construction | 1.09 | Balliol College | 67 | | | | 27 | 40 | | | | | | | | | | | | | | | | 67 |
| 389 | Land at Meadow Lane | SP43 | | No extant permission | Housing | Information based on landowner submission in terms of quantum and timings | 0.989 | Donnington Hospital Trust | 49 | | | | | | | | | | | 29 | 20 | | | | | | | | | 49 |
| 439 | Oxford Brookes Marston Road Campus | SP51 | | No extant permission | Mixed-use (including student) | The landowner has not provided any recent up to date information so the housing quantum is based upon the density multiplier for suburban area. | 1.18 | Oxford Brookes University | 59 | | | | | | | | | | | | | 20 | 20 | 19 | | | | | | 59 |
| 440 | 1 Pullens Lane | SP54 | 18/00870/FUL (refused) | No extant permission | Housing | Landowner update says an option has expired. The site is being marketed. Uncertainty over when scheme might come forward, so it is at the end of the trajectory. Application for care home refused. The quantum is based upon previous applications and density calculation for suburban site. | 0.42 | G & S Brown | 11 | | | | | | | | | | | | | | | | | | | | 11 | 11 |
| 462 | Park Farm, Marston | SP28 | | No extant permission | Housing | Quantum and timings based on submission of trajectory pro forma by landowner (University of Oxford) | 1.56 | University of Oxford | 60 | | | | | | | | | | | 60 | | | | | | | | | | 60 |
| 463 | Ruskin Field | SP57 | | No extant permission | Housing | Included in last years of the trajectory as College likely to try to sell the site so there are likely to be some years before it is even ready for planning stage. Timing will depend on the new landowner. | 1.19 | Ruskin College | 40 | | | | | | | | | | | | | | | | | | | 20 | 20 | 40 |
| 467 | Edge of Playing Field Oxford Academy | SP14 | | No extant permission | Employer-linked/Key-worker | The Academy was supportive of having this allocated in the plan but no details as to delivery were available. | 0.58 | Oxfordshire County Council | 20 | | | | | | | | | | | | | | | | | | | | 20 | 20 |
| 498 | Broadfield House 4 Between Towns Road | | 18/01537/FUL | Permission Issued | Housing | Remainder of the site has been converted to residential under prior approval application | 0.35 | Thomas Homes | 3 | | | | | 3 | | | | | | | | | | | | | | | | 3 |
| 516 | (Former) Powell's Timber Yard | | 17/01463/FUL | Under Construction | Care Home | Site under construction. Care Home (64 bed / 1.8) | 0.34 | The Orders of St. John Care Trust | 36 | | | | | 36 | | | | | | | | | | | | | | | | 36 |
| 560 | Headington Hill Site and Clive Booth Student Village | SP18 | 18/02587/FUL | Pending Decision | Student | Landowner intention as relayed by the case officer. Pushed back two years due to risks- planning permission turned down at June committee. Complex scheme. The numbers are for the net gain, as this is redevelopment of existing halls of residence. Net gain of student (615/2.5 =246) | 10.05 | Oxford Brookes University | 246 | | | | | | | | | 246 | | | | | | | | | | | | 246 |
| 569 | Green Templeton College | | | No extant permission | Post-Graduate Self-Contained | Based on earlier submissions. No recent update could be obtained from landowner. Due to lack of up to date information this has been pushed back. | 1.59 | Green Templeton College | 28 | | | | | | | | | | | | | 28 | | | | | | | | 28 |
| 570 | Rewley Abbey Court | | | No extant permission | Post graduate self-contained | Based on earlier submissions. No recent update could be obtained from landowner. Due to lack of up to date information this has been pushed back. | 0.3 | Green Templeton College | 20 | | | | | | | | | | | | | 20 | | | | | | | | 20 |
| 574 | Manzil Way Resource Centre | SP47 | | No extant permission | Mixed-use | Landowner update stated no immediate intention to develop for housing so pushed back in trajectory. | 0.75 | Oxford Health NHS Foundation Trust and Oxford City Counc | 10 | | | | | | | | | | | | | | | | 10 | | | | | 10 |

| HELAA Ref. | Address | SP Reference | Planning Reference | Status | Proposed Uses | Commentary | Site Area | Landowner | Capacity | 16/17 | 17/18 | 18/19 | 19/20 | 20/21 | 21/22 | 22/23 | 23/24 | 24/25 | 25/26 | 26/27 | 27/28 | 28/29 | 29/30 | 30/31 | 31/32 | 32/33 | 33/34 | 34/35 | 35/36 | Total |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | HELAA Years 1 - 5 | | | | | HELAA Year 6 - 10 | | | | | HELAA Year 11 - 15 | | | | | HELAA Year 16+ | | | | | |
| 579 | ROQ Site | SP55 | | No extant permission | Mixed-use (including student) | Quantum and timing based on landowner submission of trajectory pro forma. Student (120/2.5) | 4.29 | University of Oxford | 48 | | | | | | | | | | | 48 | | | | | | | | | | 48 |
| 580 | Summertown House, Apsley Road | SP59 | | No extant permission | Student | Quantum and timing based on landowner submission of trajectory pro forma. Student (50/2.5) | 0.29 | University of Oxford | 20 | | | | | | | | | | | 20 | | | | | | | | | | 20 |
| 586 | Osney Mead | SP2 | | No extant permission | Student | Data has been provided by Oxford University for their land holdings, but has been put back in trajectory owing to risks around delivery of OFAS and multiple ownerships. | 17.4 | Oxford University, Environment Agency, Oxford Community Church, Rebellion, & various others | 247 | | | | | | | | | | | 50 | 50 | 50 | 65 | 32 | | | | | | 247 |
| 590 | Pear Tree Farm | SP29 | | No extant permission | Housing | Recent landowner update could not be obtained, although clear landowner interest through call for sites and further discussions relating to the Local Plan allocation (e.g. regarding access). Therefore included in later stages of trajectory. | 2.01 | Merton College | 122 | | | | | | | | | | | | | | | | 25 | 25 | 72 | | | 122 |
| 592 | St Catherine's College | SP31 | 17/00758/FUL | Under Construction | Student | Under construction and completion expected October 2019. Student (78/2.5) | 0.61 | St Catherine's College | 31 | | | | 31 | | | | | | | | | | | | | | | | | 31 |
| 593 | Knights Road | SP16 | | No extant permission | Housing | Quantum and timing based on landowner submission of trajectory pro forma. (City Council). Catalyst Housing Limited is working with the City Council as development partner. Community consultation activities have been undertaken in recent months in conjunction with the district centre area. Catalyst and their design team JTP are currently working on the masterplan for the scheme with a view to submitting a planning application in 2020. | 2.25 | Oxford City Council | 80 | | | | | | | | | 80 | | | | | | | | | | | 80 |
| 594 | Somerville College | | 16/03062/FUL & 18/00183/VAR | Under Construction | Student | Based on landowner submission. First phase under construction. Second phase to be applied for later. Student (102/2.5) | 2.02 | Somerville College | 41 | | | | 24 | | | | 17 | | | | | | | | | | | | | 41 |
| 597 | 13-20 Cornmarket/Jesus College | | 18/00258/FUL | Under Construction | Mixed-use (including student) | Under construction. Number from discussion with landowner. Student (68/2.5 + 4 fellows rooms) | 0.96 | Jesus College | 31 | | | | | | 31 | | | | | | | | | | | | | | | 31 |
| 599 | Former Murco Garage Between Towns Road | SP39 | 18/03287/FUL - approved and pp issued May 2019 | Permission Issued | Housing | Based on landowner submission. | 0.26 | Oxford City Housing Ltd. | 38 | | | | | 38 | | | | | | | | | | | | | | | | 38 |
| 602 | Westlands Drive | No allocated as not previously identified, however being actively pursued by landowner (City Council) | | No extant permission | Housing | Quantum based on landowner submission. Landowner expect sooner delivery. However, it is reliant on policies in the new plan, is not currently allocated and pre-app has not yet taken place, so pushed out of the deliverable period of the first 5 years. | 0.34 | Oxford City Council | 10 | | | | | | | | | 10 | | | | | | | | | | | 10 |
| 346 | Former Bartlemas Nursery School | Site not previously allocated as heritage advice was that the sensitivity would limit numbers to below 10. Current application suggests that there is potential for a scheme with a higher capacity that is acceptable in design terms is | 18/02989/FUL | No extant permission | | Current application is for 17 student rooms (17/2.5 = 7) plus 13 self contained units and a warden's flat. | 0.245 | Oriel College | 21 | | | | | | | | | 21 | | | | | | | | | | | 21 |
| 605 | Land adjacent to 2 Rymers Lane | Not previously allocated | 17/02813/FUL | Under Construction | Supported living | 1.8 ratio applied to the 37 bedspaces. | 0.08 | Cantay Estates Ltd. | 21 | | | | 21 | | | | | | | | | | | | | | | | | 21 |
| 446 | Carpenter's Yard and surrounding land fronting Jack Straws Lane and Marston Road | Not allocated as not previously identified; however put forward as an omission site | 19/00779/FUL | No extant permission | Student + housing | Numbers are based on landowner's submission to the Proposed Submission consultation, but the number of student rooms has been revised down as there is no evidence that the number proposed could be supported in this location without harm to character. Outside first 5 years as no clear indication of sooner delivery. 100 student (100/2.5) and 5 private dwellings. | 0.48 | Bryan Gelder Joinery / Frontier Estates | 45 | | | | | | | | | | 45 | | | | | | | | | | | 45 |
| 606 | Rose Hill Community Centre and Scout Hut | Not previously allocated as sites are both small and it was not clear that they would delivery more than 10 units. However, linked scheme applications suggest they will. | 18/02828/FUL Former Scout Hut 18 units 18/02817/FUL The Oval 25 units (43 total) | Permission Issued | Housing | 43 units proposed in total to come forward as a joint scheme. Permission issued so delivery expected within first five years. | 0.39 | Oxford City Housing Ltd. | 43 | | | | | | 43 | | | | | | | | | | | | | | | 43 |
| 603 | Gibbs Crescent and Simon House | Site not allocated as no previous intention to redevelop but Gibbs Crescent explosion was the catalyst for development proposals. | 18/03369/FUL 18/03370/FUL | Pending Decision | Housing | Two linked planning applications (linked due to relationship of affordable housing delivery across the sites) have been submitted. 140 self-contained units replace 78 existing self-contained units on Gibbs Crescent, which is a net gain of 62. On Simon House 52 beds supported living existing (52/1.8= 29 existing). 30 self contained units proposed therefore net gain of 1. | 0.97 | SSE (Gibbs Crescent). Oxford City Housing Ltd. (freehold on Simon House). | 63 | | | | | | 63 | | | | | | | | | | | | | | | 63 |
| 600 | Student Castle, Osney Lane | SP1 | 16/02945/FUL | Under Construction | Student | Under construction. Case officer update on intentions regarding delivery received from applicant. Student (514/2.5) | 0.91 | SC Osney Lane Ltd & Oxford West End Development (OXWE | 206 | | | | | 206 | | | | | | | | | | | | | | | | 206 |

| HELAA Ref. | Address | SP Reference | Planning Reference | Status | Proposed Uses | Commentary | Site Area | Landowner | Capacity | 16/17 | 17/18 | 18/19 | 19/20 | 20/21 | 21/22 | 22/23 | 23/24 | 24/25 | 25/26 | 26/27 | 27/28 | 28/29 | 29/30 | 30/31 | 31/32 | 32/33 | 33/34 | 34/35 | 35/36 | Total |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | HELAA Years 1 - 5 | | | | | HELAA Year 6 - 10 | | | | | HELAA Year 11 - 15 | | | | | HELAA Year 16+ | | | | | |
| 604 | Royal British Legion, Lakefield Road | Site not previously allocated. Identified through affordable housing enabling officer | | No extant permission | Housing | Based on landowner submission. | 0.43 | Oxfordshire County Council | 20 | | | | | | | | | | | | | | | 20 | | | | | | 20 |
| 601 | Former Jack Russell pub, 21 Salford Road | Site not previously allocated as it is a small site, but approval for outline application suggests it is likely that it can deliver more than 10 units. | 15/02282/OUT | Under Construction | Housing | Construction has commenced but a legal issue has resulted in work stopping on site at present (June 2019) | 0.18 | Mr Ali | 16 | | | | | | | | 16 | | | | | | | | | | | | | 16 |
| | | | | | | | | **Completions** | | **435** | **373** | **351** | | | | | | | | | | | | | | | | | | 8354 |

| | | | | | | | | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| **Total** | 435 | 373 | 351 | 685.0 | 676 | 506 | 411 | 500 | 1178 | 817 | 1011 | 604 | 630 | 354 | 438 | 241 | 115 | 92 | 20 | 76 | 9513 |
| **10% discount applied** | 435 | 373 | 351 | 616.5 | 608.4 | 455.4 | 369.9 | 450.0 | 1060.2 | 735.3 | 909.9 | 543.6 | 567.0 | 318.6 | 394.2 | 216.9 | 103.5 | 83 | 18 | 68 | 8678 |
| **Outstanding Commitments of less than 10 dwellings** | | | | 101 | 101 | 101 | | | | | | | | | | | | | | | |
| **Windfalls of less than 10 dwellings** | | | | | | | 136 | 136 | 136 | 136 | 136 | 136 | 136 | 136 | 136 | 136 | 136 | 136 | 136 | 136 | 1904 |
| **Total with discount, windfalls and commitments** | **435.0** | **373.0** | **351.0** | **717.2** | **709.1** | **556.1** | **505.9** | **586.0** | **1196.2** | **871.3** | **1045.9** | **679.6** | **703.0** | **454.6** | **530.2** | **352.9** | **239.5** | **218.8** | **154.0** | **204.4** | **10883.6** |

| | **16/17** | **17/18** | **18/19** | **19/20** | **20/21** | **21/22** | **22/23** | **23/24** | **24/25** | **25/26** | **26/27** | **27/28** | **28/29** | **29/30** | **30/31** | **31/32** | **32/33** | **33/34** | **34/35** | **35/36** |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Annual requirement no buffer | 415 | 415 | 415 | 415 | 415 | 415 | 415 | 614 | 614 | 614 | 614 | 614 | 614 | 614 | 614 | 614 | 614 | 614 | 614 | 614 |
| Cumulative requirement no buffer | 415 | 830 | 1245 | 1660 | 2075 | 2490 | 2905 | 3519 | 4133 | 4747 | 5361 | 5975 | 6589 | 7203 | 7817 | 8431 | 9045 | 9659 | 10273 | 10887 |
| Supply with discount and windfalls | 435 | 373 | 351 | 717 | 709 | 556 | 506 | 586 | 1196 | 871 | 1046 | 680 | 703 | 455 | 530 | 353 | 240 | 219 | 154 | 204 |
| Cumulative supply | 435 | 808 | 1159 | 1876 | 2585 | 3141 | 3647 | 4233 | 5429 | 6301 | 7347 | 8026 | 8729 | 9184 | 9714 | 10067 | 10306 | 10525 | 10679 | 10884 |
| 5 year housing land supply requirement without buffer | | | | 2807 | 2505 | 2211 | 2070 | 1979 | 2007 | 1425 | 1167 | 735 | 670 | 581 | 740 | 824 | 1085 | 1460 | 1855 | 2315 |
| 5 year requirement with 20% buffer | | | | 3368 | 3006 | 2653 | 2484 | 2374 | 2408 | 1709 | 1401 | 882 | 804 | 697 | 888 | 989 | 1302 | 1751 | 2226 | 2778 |
| 5YHLS based on emerging capacity | | | | 4.6 | 5.9 | 7.0 | 8.5 | 9.2 | 9.3 | 11.0 | 12.2 | 15.4 | 14.2 | 12.9 | 8.4 | 5.9 | 3.1 | 1.6 | 0.8 | 0.4 |

This is skewed because there are not 5 years of supply left in the plan period but based on 5 years of requirement

Housing delivery test measurement expected in November of each year

| | **15/16** | **16/17** | **17/18** | **18/19** | 19/20 | 20/21 | 21/22 | 22/23 | 23/24 | 24/25 | 25/26 | 26/27 | 27/28 | 28/29 | 29/30 | 30/31 | 31/32 | 32/33 | 33/34 | 34/35 | 35/36 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Annual requirement no buffer | 362 | 375 | 529 | 746 | 415 | 415 | 415 | 415 | 614 | 614 | 614 | 614 | 614 | 614 | 614 | 614 | 614 | 614 | 614 | 614 | 614 |
| Supply with discount and windfalls | 440 | 435 | 373 | 351 | 717 | 709 | 556 | 506 | 586 | 1196 | 871 | 1046 | 680 | 703 | 455 | 530 | 353 | 240 | 219 | 154 | 204 |
| HDT % measurement forecast | | | | 99 | 70 | 85 | 113 | 159 | 142 | 114 | 139 | 144 | 169 | 141 | 132 | 100 | 92 | 73 | 61 | 44 | 33 |
| | Target based on HH projections | Target based on HH projections | Target based on HH projections | Target based on standard method in absence of up to date plan | Target based on LP assuming adopted ahead of HDT measurement for 2020 | | | | | | | | | | | | | | | | |