# Examination of the Oxford Local Plan 2045 – Stage 2 Hearings: Statement on behalf of Christ Church

**Matter:** Matter 7: Type and Mix of Housing

**Issue:** Issue 1: Affordable Housing from Other Development Types (Policy H3)

**Hearing Date:** 01 December 2026 (Afternoon Session)

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The following comments on selected questions in the MIQ's are submitted on behalf of Christ Church (ChCh). ChCh is one of the largest Oxford College's and a significant landowner in the City.

## Issue 1: Affordable Housing from Other Development Types (Policy H3)

**Q1 What is the justification for requiring financial contributions towards the delivery of affordable housing from new employment-generating uses? Is this justified and consistent with national planning policy?**

1. The justification for requiring affordable housing contributions from new employment-generating development is not clearly set out in the Plan.

2. The policy assumes that employment development creates a need for affordable housing. However, the evidence base does not demonstrate a direct relationship between the jobs generated by a proposal and resulting affordable housing delivery.

3. This approach is not consistent with national planning policy. The NPPF and Planning Practice Guidance do not provide a policy basis for seeking affordable housing contributions from commercial development. Furthermore, any contributions collected would support the general supply of affordable housing rather than meeting a need arising directly from the proposed development.

4. This policy requirement is also difficult to justify against the statutory tests for planning obligations. For these reasons, and those given in ChCh's Regulation 19 response, the requirement for affordable housing contributions from employment-generating development should be removed from Policy H3.

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