**Homes England mulls CPO to progress 3,000-home Oxfordshire airfield scheme**

23 January 2018 by Michael Donnelly , [Be the First to Comment](http://www.planningresource.co.uk/article/1455240/homes-england-mulls-cpo-progress-3000-home-oxfordshire-airfield-scheme?bulletin=planning-daily&utm_medium=EMAIL&utm_campaign=eNews%20Bulletin&utm_source=20180123&utm_content=Planning%20Resource%20Daily%20(161)::www_planningresource_co_u_2&email_hash=#disqus_thread)

Government housing agency Homes England has said that it will consider using compulsory purchase powers to progress work on a possible 3,000-home development on a former airfield in Oxfordshire.

Chalgrove Airfield: 3,000-home scheme proposed

Chalgrove airfield, which is owned by Homes England, has been allocated to deliver approximately 3,000 new homes and five hectares of employment land in [South Oxfordshire District Council’s emerging local plan.](http://www.southoxon.gov.uk/services-and-advice/planning-and-building/planning-policy/emerging-local-plan)

However, the site is home to the Martin-Baker Aircraft Company which manufactures aircraft ejector seats.

According to [local press reports](http://www.oxfordmail.co.uk/news/15816843.Villagers_celebrate_as___39_ridiculous__39__Chalgrove_Airfield_housing_plans_in_doubt/), the firm’s lease on the site runs until 2063 and it intends to expand its operations at the airfield.

Homes England says that it wants the firm to stay on the site. However, [a letter sent by the body to South Oxfordshire Council last week](http://estatecreate-storage.s3.amazonaws.com/site_14500/control_1052624/iilbhveobk?response-content-disposition=inline%3B%20filename%3D%22Letter%20to%20South%20Oxfordshire%20District%20Council%20regarding%20MBACL.pdf%22&response-content-type=application%2Fpdf&AWSAccessKeyId=AKIAIBTGJZEGNHOU3BEA&Expires=1516702683&Signature=0ExhOQHDzsk%2Fu1xhqSPUcng9U5s%3D) said that the company’s board had "rejected our latest formal approach to work with us on developing plans for a housing-led development at Chalgrove Airfield in Oxfordshire".

The letter said that Homes England would continue to look to work with the firm "to agree private treaty terms, if at all possible".

However, the letter added, "as a last resort, Homes England confirm that we will seek all necessary approvals for the use of our statutory powers including, as appropriate, compulsory purchase orders (CPO)s to bring this much needed new housing development to fruition."

The letter said that Homes England intends to submit an outline planning application for the development in spring 2018.

Homes England chief executive Nick Walkley [told *Planning* earlier this month](http://www.planningresource.co.uk/article/1454937/homes-england-means-its-mark-planning) that the recently relaunched body would grow to offer a "full range of development skills" to assist local authorities, and have a remit to use its statutory powers. These "development skills" will include advice, funding, assistance with plan-making and masterplanning, and potentially the ability to step in and buy land and undertake compulsory purchase orders, he said.