

## **APPENDIX C - SITE PROFORMAS**

# **HOUSING AND ECONOMIC LAND AVAILABILITY ASSESSMENT**

## **Joint Local Plan**

Preferred Options Consultation  
(Regulation 18 Part 2)



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### Vale

5. Sites removed following Step 1 assessment
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8. Sites appropriate for further consideration through the Joint Local Plan

# **SOUTH**

- 1. Sites removed following Step 1 assessment**

**Site Details**

Site Address	Oakley Wood Farm, Oakley Wood		
Nearest Settlement	Crowmarsh Gifford	Site size (Hectares)	1.05

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

**Conclusion****Conclusion**

Planning permission was granted April 2016 for two live/work units, which have subsequently been built out. Permission also granted on another part site P14/S3939/FUL to replace existing dwelling and commercial unit. No further capacity.

**Site Reference**

**SH25**

## Site Details

**Site Address**

Playhatch Garden Centre, Playhatch

**Nearest Settlement**

Playhatch

**Site size (Hectares)**

0.89

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

79.8%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

## Conclusion

**Conclusion**

Less than 0.25ha remaining once Flood Zone 3b removed

**Site Details**

Site Address

Land west of B478, Sonning Eye

Nearest  
Settlement

Sonning Eye

Site size  
(Hectares)

1.13

**Suitability****Step 1 Assessment**Flood Zone 3b  
Area (%)

78.8%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Conclusion**

Conclusion

Less than 0.25ha remaining once Flood Zone 3b removed

**Site Reference**

**SH228**

## Site Details

**Site Address**

Lyehill Quarry, Wheatley

**Nearest Settlement**

Wheatley

**Site size (Hectares)**

1.94

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

99.0%

**Registered Park/ Garden Area (%)**

0.0%

## Conclusion

**Conclusion**

Less than 0.25ha of site remains if SSSI land removed

## Site Details

Site Address	Acacia Lodge, Henley-on-Thames		
Nearest Settlement	Henley	Site size (Hectares)	0.61

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

## Conclusion

Conclusion	No further capacity.
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**Site Reference**

**SH247**

## Site Details

**Site Address**

Land west of Lower Farm

**Nearest Settlement**

Sandford-on-Thames

**Site size (Hectares)**

7.00

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

99.7%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

## Conclusion

**Conclusion**

Less than 0.25ha remaining once Flood Zone 3b removed

**Site Details**

<b>Site Address</b>	Land south of Horspath Common		
<b>Nearest Settlement</b>	Horspath	<b>Site size (Hectares)</b>	0.66

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	100.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Conclusion**

<b>Conclusion</b>	Less than 0.25ha of site remains if SSSI land removed
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**Site Reference**

**SH300**

## Site Details

**Site Address**

Land south of Old Road

**Nearest Settlement**

Horspath

**Site size (Hectares)**

1.79

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

100.0%

**Registered Park/ Garden Area (%)**

0.0%

## Conclusion

**Conclusion**

Less than 0.25ha of site remains if SSSI land removed

**Site Details**

Site Address	Thame NDP allocation WS11		
Nearest Settlement	Thame	Site size (Hectares)	2.96

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Conclusion**

Conclusion	Site has been built out under permission P14/S1347/FUL for employment use, no further capacity on site.
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**Site Reference**

**SH416**

## Site Details

**Site Address**

Varsity Works Wimblestraw Road

**Nearest Settlement**

Berinsfield

**Site size (Hectares)**

0.72

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

## Conclusion

**Conclusion**

Site is under construction, no further potential to increase capacity on site

**Site Details**

Site Address

Land to the South of A4130, Didcot

Nearest  
Settlement

Didcot

Site size  
(Hectares)

7.34

**Suitability****Step 1 Assessment**Flood Zone 3b  
Area (%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Conclusion**

Conclusion

Site has been built out.

**Site Reference**

**SH418**

## Site Details

**Site Address**

Unit A, Lower Broadway

**Nearest Settlement**

Didcot

**Site size (Hectares)**

0.33

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

## Conclusion

**Conclusion**

Site has been built out.

**Site Details**

Site Address	JHHNDP Site M & M1: Highlands Farm		
Nearest Settlement	Henley	Site size (Hectares)	12.59

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	2.5%
Site of Special Scientific Interest Area (%)	4.2%	Registered Park/ Garden Area (%)	0.0%

**Conclusion**

Conclusion	Site has outline and RM permission and is under construction, no further potential to increase capacity on site
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**Site Reference**

**SH425**

## Site Details

**Site Address**

Land to the north east of Didcot

**Nearest Settlement**

Didcot

**Site size (Hectares)**

114.05

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

1.3%

**Ancient Woodland Area (%)**

1.2%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

## Conclusion

**Conclusion**

Site is under construction, no further potential to increase capacity on site

**Site Details**

Site Address

Maddy Mooring

Nearest  
Settlement

Long Wittenham

Site size  
(Hectares)

4.16

**Suitability****Step 1 Assessment**Flood Zone 3b  
Area (%)

99.3%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Conclusion**

Conclusion

Less than 0.25ha remaining once Flood Zone 3b removed

**Site Reference**

**SH444**

## Site Details

**Site Address**

Land east of Chalgrove

**Nearest Settlement**

Chalgrove

**Site size (Hectares)**

6.83

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

0.7%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

## Conclusion

**Conclusion**

Site has been built out.

**Site Details**

Site Address

Land off fieldside track

Nearest  
Settlement

Long Wittenham

Site size  
(Hectares)

1.53

**Suitability****Step 1 Assessment**Flood Zone 3b  
Area (%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Conclusion**

Conclusion

Site has been built out.

**Site Reference**

**SH454**

## Site Details

**Site Address**

(Former Forest Glade) now Chinnor Hill Kennels

**Nearest Settlement**

Chinnor

**Site size (Hectares)**

0.78

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

14.1%

**Registered Park/ Garden Area (%)**

0.0%

## Conclusion

**Conclusion**

Site has outline and RM permission and is under construction , no further potential to increase capacity on site.

## Site Details

Site Address	Land to the north east of Didcot		
Nearest Settlement	Didcot	Site size (Hectares)	11.25

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.5%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

## Conclusion

### Conclusion

Site has outline and RM permission and is under construction, no further potential to increase capacity on site.

**Site Reference**

**SH458**

## Site Details

**Site Address**

Land to the West of Wallingford (site B) Phase 2 Wallingford

**Nearest Settlement**

Wallingford

**Site size (Hectares)**

1.63

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

## Conclusion

**Conclusion**

Site has been built out.

## Site Details

Site Address	South Oxford Business Centre		
Nearest Settlement	Garsington	Site size (Hectares)	0.64

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

## Conclusion

### Conclusion

Site has full permission and is under construction. No further potential to increase capacity.



**Site Reference****SH469****Site Details**

<b>Site Address</b>	Land to the north east of Benson to the north of, Watlington Road/The Sands (B4009) and east of Hale Road, Benson,		
<b>Nearest Settlement</b>	Benson	<b>Site size (Hectares)</b>	12.66

**Suitability****Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Conclusion**

<b>Conclusion</b>	Site has outline and RM permission and is under construction, no further potential to increase capacity on site
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**Site Details**

Site Address	CABI international		
Nearest Settlement	Mongewell	Site size (Hectares)	7.28

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

**Conclusion**

Conclusion	Site has been built out.
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**Site Reference**

**SH483**

## Site Details

**Site Address**

Durham Leys Farm

**Nearest Settlement**

Marsh Baldon

**Site size (Hectares)**

0.55

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

## Conclusion

**Conclusion**

Site has been built out.

**Site Details**

Site Address	Lockwood Farm Hanger		
Nearest Settlement	Clifton Hampden	Site size (Hectares)	1.62

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Conclusion**

Conclusion	Site is under construction, no further potential to increase capacity on site
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**Site Reference**

**SH489**

## Site Details

**Site Address**

Shirburn Road, Watlington

**Nearest Settlement**

Watlington

**Site size (Hectares)**

1.68

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

## Conclusion

**Conclusion**

Site has been built out.

**Site Details**

<b>Site Address</b>	Land to South of Kennylands Road		
<b>Nearest Settlement</b>	Sonning Common	<b>Site size (Hectares)</b>	1.50

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Conclusion**

<b>Conclusion</b>	Site has outline and RM permission and is under construction, no further potential to increase capacity on site.
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**Site Reference**

**SH508**

## Site Details

**Site Address**

Woodcote NDP Site 01: Chiltern Rise Cottage

**Nearest Settlement**

Woodcote

**Site size (Hectares)**

1.50

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

## Conclusion

**Conclusion**

Site has full permission and is under construction, anticipated completion 2023/24, no further potential to increase capacity.

**Site Details**

Site Address

1, 3 and 5, Park Hill

Nearest  
Settlement

Wheatley

Site size  
(Hectares)

0.56

**Suitability****Step 1 Assessment**Flood Zone 3b  
Area (%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Conclusion**

Conclusion

Site has been built out.



**Site Reference**

**SH545**

## Site Details

**Site Address**

Cholsey NDP Site CHOL7: Land west of Wallingford Road

**Nearest Settlement**

Cholsey

**Site size (Hectares)**

6.49

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

## Conclusion

**Conclusion**

Site has outline and RM permission and is under construction, no further potential to increase capacity on site.

## Site Details

Site Address	Land to the north east of Didcot		
Nearest Settlement	Didcot	Site size (Hectares)	3.67

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	1.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

## Conclusion

Conclusion	Site has outline and RM permission and is under construction 2022/23, no further potential to increase capacity on site.
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**Site Reference**

**SH561**

## Site Details

**Site Address**

Land at Woodcote Road

**Nearest Settlement**

South Stoke

**Site size (Hectares)**

0.46

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

## Conclusion

**Conclusion**

Site has been built out.

**Site Details**

Site Address

Kings Copse

Nearest  
Settlement

Garsington

Site size  
(Hectares)

4.71

**Suitability****Step 1 Assessment**Flood Zone 3b  
Area (%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Conclusion**

Conclusion

Site has been built out.

**Site Reference**

**SH613**

## Site Details

**Site Address**

Land at Crowmarsh Gifford

**Nearest Settlement**

Crowmarsh Gifford

**Site size (Hectares)**

7.29

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

## Conclusion

**Conclusion**

Site has been built out.

**Site Details**

Site Address	Thame Road, Thame		
Nearest Settlement	Thame	Site size (Hectares)	1.69

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)	100.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

**Conclusion****Conclusion**

Site lies entirely within Flood Zone 3b and is not suitable.

**Site Reference**

**SH655**

## Site Details

**Site Address**

Land at Willow and Lakeside Cottages

**Nearest Settlement**

Sonning Eye

**Site size (Hectares)**

1.91

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

94.8%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

## Conclusion

**Conclusion**

Less than 0.25ha remaining once Flood Zone 3b removed

## Site Details

Site Address	Land at Benson Materials Store		
Nearest Settlement	Benson	Site size (Hectares)	0.41

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	92.7%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

## Conclusion

Conclusion	Less than 0.25ha remaining once Flood Zone 3b removed
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**Site Reference**

**SH706**

## Site Details

**Site Address**

Grundon Waste Management Benson Head Office

**Nearest Settlement**

Benson

**Site size (Hectares)**

0.83

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

73.5%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

## Conclusion

**Conclusion**

Less than 0.25ha remaining once Flood Zone 3b removed

# **SOUTH**

## **2. Sites removed following Step 2 assessment**

## Site Details

Site Address

Haseley Trading Estate, Great Haseley

Nearest Settlement

Great Haseley

Site size (Hectares)

2.19

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

Yes

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located entirely within Grade 1 Agricultural Land and is therefore not suitable.

Site Reference

SH18

## Site Details

Site Address

Land west of A4074, Chazey Heath (1)

Nearest Settlement

Chazey Heath

Site size (Hectares)

4.16

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address

Land south of London Road, Wheatley (1)

Nearest Settlement

Wheatley

Site size (Hectares)

1.45

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH23

## Site Details

Site Address

Land at Blackmore Lane, Sonning Common (2)

Nearest Settlement

Sonning Common

Site size (Hectares)

0.68

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address

Land north of Clifton Hampden Primary School, Clifton Hampden

Nearest Settlement

Clifton Hampden

Site size (Hectares)

3.03

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH35

## Site Details

Site Address

Land south of London Road, Wheatley (2)

Nearest Settlement

Wheatley

Site size (Hectares)

5.23

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

4.6%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.



## Site Details

Site Address

Notcutts Garden Centre, Little Baldon

Nearest Settlement

Nuneham Courtenay

Site size (Hectares)

12.42

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH39

## Site Details

Site Address

Timbers Farm, Nuffield

Nearest  
Settlement

Nuffield

Site size  
(Hectares)

0.87

## Suitability

### Step 1 Assessment

Flood Zone 3b  
Area (%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt  
and not within a  
settlement?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

Yes

Area outside Flood  
Zone 3a under  
threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address

Land south of London Road, Wheatley (3)

Nearest Settlement

Wheatley

Site size (Hectares)

1.49

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH42

## Site Details

Site Address

Land to the west of A4074, Berinsfield

Nearest Settlement

Berinsfield

Site size (Hectares)

8.30

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

8.6%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

**Site Details**

Site Address

Land west of A4074, Little Baldon

Nearest Settlement

Berinsfield

Site size (Hectares)

0.87

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH50

## Site Details

Site Address

Dovehouse Farm, Cuddesdon (2)

Nearest Settlement

Cuddesdon

Site size (Hectares)

1.17

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land at Fullamoor Farmhouse and Fullamoor Barns, Culham

Nearest Settlement

Clifton Hampden

Site size (Hectares)

9.86

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

**Site Reference**

**SH56**

## Site Details

**Site Address**

47 Reading Road, Cholsey

**Nearest Settlement**

Cholsey

**Site size (Hectares)**

0.41

## Suitability

### Step 1 Assessment

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

### Step 2 Assessment

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

Yes

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

### Suitability Conclusion

**Is the site suitable?**

No

## Conclusion

**Conclusion**

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.



## Site Details

Site Address

Land east of Holton Road, Wheatley

Nearest Settlement

Holton

Site size (Hectares)

0.70

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH69

## Site Details

Site Address

Henley Four Oaks Caravan Club, Henley-on-Thames

Nearest Settlement

Henley

Site size (Hectares)

2.49

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

**Site Details**

Site Address

Land east of Wheatley Road, Forest Hill

Nearest Settlement

Forest Hill

Site size (Hectares)

1.23

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH89

## Site Details

Site Address

Land south of Oxford Road, Garsington (1)

Nearest Settlement

Garsington

Site size (Hectares)

1.56

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Highfield Nurseries, Baldon Lane, Marsh Baldon

Nearest Settlement

Marsh Baldon

Site size (Hectares)

13.67

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH96

## Site Details

Site Address

Land east of Kiln Lane, Garsington

Nearest Settlement

Garsington

Site size (Hectares)

2.73

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land north of Woodperry Road, Beckley

Nearest Settlement

Beckley

Site size (Hectares)

0.79

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH99

## Site Details

Site Address

Kiln Farm, Garsington

Nearest Settlement

Garsington

Site size (Hectares)

18.51

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

3.1%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.



**Site Details**

Site Address

Hill Farm, Mill Lane, Oxford

Nearest Settlement

Beckley

Site size (Hectares)

6.89

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH105

## Site Details

Site Address

Land west of Manor Farm Road, Horspath

Nearest Settlement

Horspath

Site size (Hectares)

21.44

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.4%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

**Site Details**

Site Address

Land west of Thame Road, Little Milton (1)

Nearest Settlement

Little Milton

Site size (Hectares)

1.06

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

Yes

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located within the Green Belt, it is not previously developed and is not within the current built form. The site is also on Grade 1 agricultural land.

Site Reference

SH110

## Site Details

Site Address

Land west of Thame Road, Little Milton (2)

Nearest Settlement

Little Milton

Site size (Hectares)

1.56

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

Yes

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and is not within the current built form. Less than 0.25ha of land remains if green belt land is removed. Site is also on Grade 1 agricultural land.

## Site Details

Site Address

Land north of Windmill Lane, Wheatley

Nearest Settlement

Littleworth (nr Wheatley)

Site size (Hectares)

3.76

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH115

## Site Details

Site Address

Culham Lodge, Culham (2)

Nearest Settlement

Culham

Site size (Hectares)

0.53

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address	Land west of John Watson School, Wheatley		
Nearest Settlement	Littleworth (nr Wheatley)	Site size (Hectares)	5.15

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	32.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	No
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## Conclusion

Conclusion	The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.
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Site Reference

SH120

## Site Details

Site Address

Land east of A4155, Henley-on-Thames

Nearest Settlement

Henley

Site size (Hectares)

1.21

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

Yes

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The majority of the site lies within Flood Zone 3. Once this area is removed less than 0.25ha of the site remains.



## Site Details

Site Address

Land south of Eastfield Lane, Whitchurch

Nearest Settlement

Whitchurch on Thames

Site size (Hectares)

0.71

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

Yes

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The majority of the site lies within Flood Zone 3. Once this area is removed less than 0.25ha of the site remains.

Site Reference

SH127

## Site Details

Site Address

Land west of Oxford Road, Clifton Hampden

Nearest Settlement

Clifton Hampden

Site size (Hectares)

3.02

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land north of Old London Road, Wheatley (2)

Nearest Settlement

Wheatley

Site size (Hectares)

13.18

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

34.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH129

## Site Details

Site Address

Land south of A4074, Woodcote

Nearest Settlement

Woodcote

Site size (Hectares)

28.79

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address	Land known as 'Littleworth Brick Pitt', north of Windmill Lane, Wheatley		
Nearest Settlement	Wheatley	Site size (Hectares)	0.32

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?

## Conclusion

Conclusion	The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.
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Site Reference

SH135

## Site Details

Site Address

Land adjacent to 19 Oxford Road, Horspath

Nearest Settlement

Horspath

Site size (Hectares)

0.25

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land west of Gatehampton Road, Goring

Nearest Settlement

Goring

Site size (Hectares)

2.41

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

Site Reference

SH151

## Site Details

Site Address

Land west of Manor Road, Goring

Nearest Settlement

Goring

Site size (Hectares)

0.71

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

Yes

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The majority of the site lies within Flood Zone 3. Once this area is removed less than 0.25ha of the site remains.



## Site Details

Site Address

Land west of Garsington Cricket Club, Garsington

Nearest Settlement

Garsington

Site size (Hectares)

1.27

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH164

## Site Details

Site Address

Land south of Wimblestraw Road, Berinsfield

Nearest Settlement

Berinsfield

Site size (Hectares)

6.92

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

49.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, it is not previously developed and not within the current built form. We do not consider there to be the relevant justifications for the release of Green Belt land.

## Site Details

Site Address

Land north of Gidley Way, Wheatley

Nearest Settlement

Horspath

Site size (Hectares)

9.40

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH172

## Site Details

Site Address

Land north of Britwell Hill Road, Cookley Green

Nearest Settlement

Britwell Salome

Site size (Hectares)

2.10

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address

Land south of Britwell Hill Road, Cookley Green

Nearest Settlement

Britwell Salome

Site size (Hectares)

2.91

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

Site Reference

SH178

## Site Details

Site Address

Land west of Thame Road, Warborough

Nearest Settlement

Warborough & Shillingford NE of

Site size (Hectares)

1.91

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address	Land bounded by Henley Road and Rock Farm Lane, Sandford on Thames		
Nearest Settlement	Sandford-on-Thames	Site size (Hectares)	1.18

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	45.8%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	No
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## Conclusion

Conclusion	The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.
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Site Reference

SH187

## Site Details

Site Address

Land south of Henley Road, Sandford on Thames

Nearest Settlement

Sandford-on-Thames

Site size (Hectares)

3.37

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.



## Site Details

Site Address

Land east of Ladder Hill, Wheatley

Nearest Settlement

Wheatley

Site size (Hectares)

1.09

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH189

## Site Details

Site Address

Land north of Battle Road, Goring

Nearest Settlement

Goring

Site size (Hectares)

3.88

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address	Land at Manor Farm, Church Road, Cholsey		
Nearest Settlement	Cholsey	Site size (Hectares)	1.26

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	Yes
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?

## Conclusion

**Conclusion** Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

Site Reference

SH193

## Site Details

Site Address

Land west of Church Road, Cholsey

Nearest Settlement

Cholsey

Site size (Hectares)

2.69

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address

Land east of Oxford Brooks University Campus, Wheatley

Nearest Settlement

Holton

Site size (Hectares)

0.76

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH199

## Site Details

Site Address

Land at Jackies Lane, Wheatley

Nearest Settlement

Wheatley

Site size (Hectares)

1.70

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The majority of the site is located in the Green Belt, it is not previously developed and is not within the current built form. Less than 0.25ha of land remains if Green Belt land is removed.

## Site Details

Site Address

Land at Earlywood Paddock, Wheatley

Nearest Settlement

Wheatley

Site size (Hectares)

0.90

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH209

## Site Details

Site Address

Land at Waterperry, Waterperry

Nearest Settlement

Waterperry

Site size (Hectares)

1.97

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.



## Site Details

Site Address

Land at Littleworth, Wheatley

Nearest Settlement

Littleworth (nr Wheatley)

Site size (Hectares)

3.15

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.6%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH237

## Site Details

Site Address

Old Brewers Garage, Nuneham Courtenay

Nearest Settlement

Nuneham Courtenay

Site size (Hectares)

0.60

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

**Site Details**

Site Address

Area to north of Reading Road, Goring

Nearest Settlement

Goring

Site size (Hectares)

1.19

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

Site Reference

SH246

## Site Details

Site Address

Land to rear of Church Road, Sandford-on-Thames

Nearest Settlement

Sandford-on-Thames

Site size (Hectares)

0.45

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

**Site Details**

Site Address	Land south of Lower Farm Lane and west of A4074		
Nearest Settlement	Sandford-on-Thames	Site size (Hectares)	21.67

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	64.8%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	No
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**Conclusion**

Conclusion	The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.
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Site Reference

SH249

## Site Details

Site Address

Land between Lower Farm and Church Road, , Sandford-on-Thames

Nearest Settlement

Sandford-on-Thames

Site size (Hectares)

51.65

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

28.1%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land north of Oxford Road and east of Manor Farm Road

Nearest Settlement

Horspath

Site size (Hectares)

9.40

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH251

## Site Details

Site Address

Land south of Brasenose Wood and east of Horspath Road Industrial Estate

Nearest Settlement

Horspath

Site size (Hectares)

47.41

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.2%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.



**Site Details**

Site Address	Land east of Sandhills Community Primary School (1)		
Nearest Settlement	Forest Hill	Site size (Hectares)	1.13

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?

**Conclusion**

**Conclusion**

Site Reference

SH254

## Site Details

Site Address

Land east of Sandhills Community Primary School (2)

Nearest Settlement

Forest Hill

Site size (Hectares)

2.84

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

## Site Details

Site Address

Land between B480 and the Roman Road (1), Toot Baldon

Nearest Settlement

Toot Baldon

Site size (Hectares)

98.45

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

5.8%

Ancient Woodland Area (%)

0.4%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH265

## Site Details

Site Address

Land south west of Watlington Road and north east of Baldon Brook (1)

Nearest Settlement

Garsington

Site size (Hectares)

4.11

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

29.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

## Site Details

Site Address	Land south west of Watlington Road and north east of Baldon Brook (2)		
Nearest Settlement	Garsington	Site size (Hectares)	12.22

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	26.5%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	No
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## Conclusion

Conclusion	The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.
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Site Reference

SH267

## Site Details

Site Address

Land between B480 and the Roman Road (2

Nearest Settlement

Garsington

Site size (Hectares)

35.42

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

## Site Details

Site Address

Land at Marston Common

Nearest Settlement

Beckley

Site size (Hectares)

7.54

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

96.6%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. The majority of the site also lies on Flood Zone 3.

Site Reference

SH274

## Site Details

Site Address

Land between A40 and Bayswater Brook

Nearest Settlement

Beckley

Site size (Hectares)

29.30

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

44.1%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. The site is also partially covered by Flood Zone 3.



**Site Details**

Site Address

Land to north east of Cherwell Farm

Nearest Settlement

Beckley

Site size (Hectares)

15.40

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)

48.8%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. The site is also partially covered by Flood Zone 3.

Site Reference

SH279

## Site Details

Site Address

Land off Jackies Lane (1)

Nearest Settlement

Wheatley

Site size (Hectares)

2.26

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

## Site Details

Site Address

Land off Jackies Lane (2)

Nearest Settlement

Wheatley

Site size (Hectares)

2.43

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH294

## Site Details

Site Address

Land north of Port Hill, Nettlebed

Nearest Settlement

Nettlebed

Site size (Hectares)

0.71

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

**Site Details**

Site Address

Land east of Horspath Road Industrial Estate

Nearest Settlement

Horspath

Site size (Hectares)

1.89

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH297

## Site Details

Site Address

Land south east of Brasenose Wood

Nearest Settlement

Horspath

Site size (Hectares)

5.22

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.8%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

## Site Details

Site Address

Land between Brasenose Wood and Shotover Country Park (1)

Nearest Settlement

Horspath

Site size (Hectares)

13.74

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.4%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH299

## Site Details

Site Address

Land between Brasenose Wood and Shotover Country Park (2)

Nearest Settlement

Horspath

Site size (Hectares)

2.62

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.



## Site Details

Site Address	Reservoir (Covered) on corner of Blenheim Road (Track) and Old Road (Track)		
Nearest Settlement	Littleworth (nr Wheatley)	Site size (Hectares)	0.57

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	No
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## Conclusion

Conclusion	The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.
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Site Reference

SH302

## Site Details

Site Address

Land north of Monk's Wood

Nearest Settlement

Forest Hill

Site size (Hectares)

2.26

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

## Site Details

Site Address

Land east of Grovelands Road and Ringwood Road

Nearest Settlement

Forest Hill

Site size (Hectares)

4.53

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH304

## Site Details

Site Address

Land north of Shotover Country Park

Nearest Settlement

Horspath

Site size (Hectares)

8.84

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

63.8%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

**Site Details**

Site Address

Land between A40 London Road and Shotover Plain

Nearest Settlement

Forest Hill

Site size (Hectares)

150.32

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.2%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

6.2%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH306

## Site Details

Site Address

Land south west of Sewage Works and east of Ladder Hill

Nearest Settlement

Wheatley

Site size (Hectares)

4.88

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land adjacent to Berinsfield roundabout and Dorchester by-pass

Nearest Settlement

Berinsfield

Site size (Hectares)

0.67

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH314

## Site Details

Site Address

Land to north of Bayswater Mill

Nearest Settlement

Beckley

Site size (Hectares)

1.96

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

15.8%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.



**Site Details**

Site Address

Land north of Stowford Farm (Crematorium)

Nearest Settlement

Beckley

Site size (Hectares)

8.90

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH316

## Site Details

Site Address

Land adjacent to junction of Mill Lane and A40

Nearest Settlement

Beckley

Site size (Hectares)

2.58

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and is not within the current built form. Less than 0.25ha of land remains if green belt land is removed.

## Site Details

Site Address

Land between Gatehampton Road &amp; railway (2), Goring

Nearest Settlement

Goring

Site size (Hectares)

1.93

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

Site Reference

SH321

## Site Details

Site Address

Land north of Manor Farm, Toot Baldon

Nearest Settlement

Toot Baldon

Site size (Hectares)

2.45

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land west of Blenheim Way

Nearest Settlement

Horspath

Site size (Hectares)

0.48

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH323

## Site Details

Site Address

Land north east of Horspath Common

Nearest Settlement

Horspath

Site size (Hectares)

11.23

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

## Site Details

Site Address	Land at Woodside		
Nearest Settlement	Ewelme	Site size (Hectares)	10.63

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	4.7%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	Yes
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	No
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## Conclusion

Conclusion	Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.
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Site Reference

SH331

## Site Details

Site Address

Land to east of Bayswater Road

Nearest Settlement

Beckley

Site size (Hectares)

3.24

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.



## Site Details

Site Address

Land to north east of Bayswater Farm

Nearest Settlement

Beckley

Site size (Hectares)

28.95

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

2.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH334

## Site Details

Site Address

Land east of Mill Lane (5)

Nearest Settlement

Beckley

Site size (Hectares)

0.87

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

**Site Details**

Site Address	Land east of Mill Lane (4)		
Nearest Settlement	Beckley	Site size (Hectares)	0.44

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?

**Conclusion**

**Conclusion**

Site Reference

SH336

## Site Details

Site Address

Land east of Mill Lane (3)

Nearest Settlement

Beckley

Site size (Hectares)

0.43

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

**Site Details**

Site Address

Land east of Mill Lane (1)

Nearest Settlement

Beckley

Site size (Hectares)

0.44

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH339

## Site Details

Site Address

Land east of A40 and west of Marston Common

Nearest Settlement

Beckley

Site size (Hectares)

20.04

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

31.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

**Site Details**

Site Address

Land at Lane End Farm and Bayswater Brook

Nearest Settlement

Beckley

Site size (Hectares)

7.49

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)

43.3%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH345

## Site Details

Site Address

Land north of Hill Farm

Nearest Settlement

Beckley

Site size (Hectares)

7.31

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

6.7%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.



Site Details

Site Address	Land surrounding New Farm,		
Nearest Settlement	Beckley	Site size (Hectares)	8.99

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	9.7%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	No
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Conclusion

Conclusion	The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.
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Site Reference

SH348

## Site Details

Site Address

Land north of Windmill Farm

Nearest Settlement

Littleworth (nr Wheatley)

Site size (Hectares)

3.27

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address	Land west of Howe Close		
Nearest Settlement	Wheatley	Site size (Hectares)	4.18

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	2.4%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?

## Conclusion

**Conclusion** The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH350

## Site Details

Site Address

Land south of Breach Cottage and north of Dismantled Railway

Nearest Settlement

Wheatley

Site size (Hectares)

0.47

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land north of Windmill Lane and west of Ladder Hill

Nearest Settlement

Wheatley

Site size (Hectares)

8.99

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.1%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH355

## Site Details

Site Address

Land to west of Bardolph's Wood, Chazey Heath

Nearest Settlement

Chazey Heath

Site size (Hectares)

4.03

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address

Land east of Watlington Road, Garsington

Nearest Settlement

Garsington

Site size (Hectares)

0.60

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH359

## Site Details

Site Address

Land to the west of The Street, South Stoke

Nearest Settlement

South Stoke

Site size (Hectares)

0.43

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

Yes

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The majority of the site lies within Flood Zone 3. Once this area is removed less than 0.25ha of the site remains.



Site Details

Site Address	Redwood Barn, Wallingford Road, Shillingford		
Nearest Settlement	Shillingford SW of A4074	Site size (Hectares)	3.12

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	48.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	No
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Conclusion

Conclusion	The large majority of the site is located within the Green Belt, it is not previously developed and is not within the current built form. Less than 0.25ha of land remains if green belt land is removed. The majority of the site also lies on Flood Zone 3.
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Site Reference

SH365

## Site Details

Site Address

Land off junction 8a, M40 (north)

Nearest Settlement

Wheatley

Site size (Hectares)

2.03

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

**Site Details**

Site Address

Land off junction 8a, M40 (south)

Nearest Settlement

Wheatley

Site size (Hectares)

3.48

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH367

## Site Details

Site Address

Land adjacent to Nollsfild Road, Peppard Common

Nearest Settlement

Rotherfield Peppard

Site size (Hectares)

1.19

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

**Site Details**

Site Address

Highfield Nurseries, Baldon Lane, Marsh Baldon

Nearest Settlement

Nuneham Courtenay

Site size (Hectares)

4.02

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH378

## Site Details

Site Address

Land west of Manor Road, Goring

Nearest Settlement

Goring

Site size (Hectares)

1.51

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

17.9%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

Yes

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site lies entirely within Flood Zone 3 and is therefore not suitable.

## Site Details

Site Address	Land adjacent to The Citadel		
Nearest Settlement	Woodcote	Site size (Hectares)	0.48

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	Yes
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	No
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## Conclusion

Conclusion	Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.
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Site Reference

SH393

## Site Details

Site Address

Strange's (Slade End) Nursery

Nearest Settlement

Brightwell-cum-Sotwell

Site size (Hectares)

0.39

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

Yes

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located entirely within Grade 1 Agricultural Land and is therefore not suitable.



## Site Details

Site Address

Slade End Farm

Nearest Settlement

Brightwell-cum-Sotwell

Site size (Hectares)

0.48

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

Yes

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located entirely within Grade 1 Agricultural Land and is therefore not suitable.

Site Reference

SH546

## Site Details

Site Address

Land at Allens Pit

Nearest Settlement

Dorchester

Site size (Hectares)

0.53

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land east of Forest Hill

Nearest Settlement

Forest Hill

Site size (Hectares)

142.25

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

2.1%

Ancient Woodland Area (%)

0.3%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH600

## Site Details

Site Address

Land at Waterstock

Nearest Settlement

Waterperry

Site size (Hectares)

75.23

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

4.2%

Ancient Woodland Area (%)

0.1%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

**Site Details**

Site Address

Land north of Wallingford

Nearest Settlement

Wallingford

Site size (Hectares)

21.46

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

Yes

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located entirely within Grade 1 Agricultural Land and is therefore not suitable.

Site Reference

SH605

## Site Details

Site Address

Land off Wantage Road, Wallingford

Nearest Settlement

Wallingford

Site size (Hectares)

55.00

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

Yes

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located entirely within Grade 1 Agricultural Land and is therefore not suitable.

## Site Details

Site Address

Land adjacent to Thornhill Park and Ride

Nearest Settlement

Forest Hill

Site size (Hectares)

44.21

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH607

## Site Details

Site Address

Land at Chilworth Farm

Nearest Settlement

Great Milton

Site size (Hectares)

159.59

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

2.9%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.



**Site Details**

Site Address	Land north of Berinsfield		
Nearest Settlement	Berinsfield	Site size (Hectares)	146.34

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)	8.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?

**Conclusion**

**Conclusion** The site is located within the Green Belt, it is not previously developed and is not within the current built form. Less than 0.25ha of land remains if green belt land is removed.

Site Reference

SH618

## Site Details

Site Address

The Triangle, Wheatley

Nearest Settlement

Wheatley

Site size (Hectares)

3.09

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

## Site Details

Site Address

Land adjacent Thornhill Park and Ride

Nearest Settlement

Forest Hill

Site size (Hectares)

23.80

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH622

## Site Details

Site Address

Waterstock New Village

Nearest Settlement

Waterperry

Site size (Hectares)

75.74

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

4.2%

Ancient Woodland Area (%)

0.1%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

## Site Details

Site Address

White Cross Farm (part of)

Nearest Settlement

Cholsey

Site size (Hectares)

1.40

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

49.3%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

Yes

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The majority of the site lies within Flood Zone 3. Once this area is removed less than 0.25ha of the site remains.

Site Reference

SH634

## Site Details

Site Address

Waterfield Nursery

Nearest Settlement

Whitchurch Hill/Hill Bottom

Site size (Hectares)

1.75

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

Yes

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

**Site Details**

Site Address	Land at 142 Wantage Road		
Nearest Settlement	Wallingford	Site size (Hectares)	2.44

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	Yes

**Suitability Conclusion**

Is the site suitable?	No
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**Conclusion**

Conclusion	Site is located entirely within Grade 1 Agricultural Land and is therefore not suitable.
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Site Reference

SH661

## Site Details

Site Address

Chiltern Court Phase 2

Nearest Settlement

Woodcote

Site size (Hectares)

0.64

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.



**Site Details**

Site Address	Land to South of Bishopswood Farm		
Nearest Settlement	Sonning Common	Site size (Hectares)	2.02

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	Yes
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	No
-----------------------	----

**Conclusion**

Conclusion	Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.
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Site Reference

SH687

## Site Details

Site Address

Land west of A4074

Nearest Settlement

Sandford-on-Thames

Site size (Hectares)

5.75

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address	Land west of Sandford Road		
Nearest Settlement	Sandford-on-Thames	Site size (Hectares)	4.44

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	12.6%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?

## Conclusion

**Conclusion** The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH707

## Site Details

Site Address

Grundon Waste Management Ewelme

Nearest Settlement

Ewelme

Site size (Hectares)

45.40

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address

Land east of Sandford Road

Nearest Settlement

Sandford-on-Thames

Site size (Hectares)

2.46

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

22.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH717

## Site Details

Site Address

Land at Old London Road

Nearest Settlement

Wheatley

Site size (Hectares)

3.39

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

8.3%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address	Ambrose Quarry		
Nearest Settlement	Ewelme	Site size (Hectares)	5.61

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	Yes
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?

## Conclusion

**Conclusion** Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

Site Reference

SH720

## Site Details

Site Address

Ye Yardes and Ye Steadings Oak Farm Ltd

Nearest Settlement

Harpsden

Site size (Hectares)

0.32

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.



**Site Details**

Site Address

Land West of Junction 8a

Nearest Settlement

Wheatley

Site size (Hectares)

18.87

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)

2.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH725

## Site Details

Site Address

Land at New Farm

Nearest Settlement

Toot Baldon

Site size (Hectares)

5.37

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

## Site Details

Site Address	Hollyshaw (inc. Cockshot Field & Buncelows Pightle)		
Nearest Settlement	Woodcote	Site size (Hectares)	2.90

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	45.5%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	Yes
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	No
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## Conclusion

Conclusion	Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.
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Site Reference

SH737

## Site Details

Site Address

Land at Sotwell Manor Fruit Farm

Nearest Settlement

Brightwell-cum-Sotwell

Site size (Hectares)

3.40

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

Yes

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located entirely within Grade 1 Agricultural Land and is therefore not suitable.

**Site Details**

Site Address

Land north of A40

Nearest Settlement

Forest Hill

Site size (Hectares)

40.64

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)

1.2%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH744

## Site Details

Site Address

Land At Cholsey

Nearest Settlement

Cholsey

Site size (Hectares)

0.50

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address	Land to North East of Bishopswood Farm		
Nearest Settlement	Sonning Common	Site size (Hectares)	0.77

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	Yes
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	No
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## Conclusion

Conclusion	Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.
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Site Reference

SH764

## Site Details

Site Address

Land South of the A40

Nearest Settlement

Forest Hill

Site size (Hectares)

42.44

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.



## Site Details

Site Address

Land West of Jackies Lane

Nearest Settlement

Wheatley

Site size (Hectares)

0.73

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

Site Reference

SH768

## Site Details

Site Address

Queenford Lakes

Nearest Settlement

Berinsfield

Site size (Hectares)

32.59

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

71.9%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and is not within the current built form. The majority of the site also lies on Flood Zone 3.

**Site Details**

Site Address	Land North of New Road		
Nearest Settlement	Warborough & Shillingford NE of	Site size (Hectares)	4.94

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	Yes

**Suitability Conclusion**

Is the site suitable?	No
-----------------------	----

**Conclusion**

Conclusion	Site is located entirely within Grade 1 Agricultural Land and is therefore not suitable.
------------	--

Site Reference

SH776

## Site Details

Site Address

Land East of Holton Village

Nearest Settlement

Holton

Site size (Hectares)

10.70

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

**Site Details**

Site Address	Land at Nineveh Farm		
Nearest Settlement	Toot Baldon	Site size (Hectares)	74.54

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?

**Conclusion**

**Conclusion**

Site Reference

SH780

## Site Details

Site Address

Land north east of Culham Science Centre

Nearest Settlement

Clifton Hampden

Site size (Hectares)

18.10

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

16.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and is not within the current built form. Less than 0.25ha of land remains if green belt land is removed.

**Site Details**

Site Address

Land Off Wantage Road

Nearest Settlement

Wallingford

Site size (Hectares)

77.90

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

Yes

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located entirely within Grade 1 Agricultural Land and is therefore not suitable.

Site Reference

SH794

## Site Details

Site Address

Land to the north of Berinsfield Garden Village

Nearest Settlement

Berinsfield

Site size (Hectares)

262.69

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

7.7%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.



**Site Details**

Site Address	Land off Kiln Lane		
Nearest Settlement	Garsington	Site size (Hectares)	2.90

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	No
-----------------------	----

**Conclusion**

Conclusion	The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.
------------	---

Site Reference

SH808

## Site Details

Site Address

Land at Newnham Farm

Nearest Settlement

Crowmarsh Gifford

Site size (Hectares)

27.79

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

20.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address

Land at Junction 8

Nearest Settlement

Waterperry

Site size (Hectares)

41.58

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

4.9%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

Site Reference

SH836

## Site Details

Site Address

Rock Farm Field

Nearest Settlement

Sandford-on-Thames

Site size (Hectares)

1.71

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

**Site Details**

Site Address

Land West of Shillingford Road, Wallingford

Nearest Settlement

Wallingford

Site size (Hectares)

55.00

**Suitability****Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

Yes

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located entirely within Grade 1 Agricultural Land and is therefore not suitable.

Site Reference

SH852

## Site Details

Site Address

Land at Stadhampton and Brookhampton

Nearest Settlement

Stadhampton

Site size (Hectares)

66.56

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

53.4%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, outside of a settlement and not previously developed land. We do not consider there to be relevant circumstances that would justify release of land from the Green Belt.

## Site Reference

### Site Details

Site Address

Nearest  
Settlement

Site size  
(Hectares)

### Suitability

#### Step 1 Assessment

Flood Zone 3b  
Area (%)

Ancient Woodland  
Area (%)

Special Area of  
Conservation Area (%)

Scheduled  
Monument Area (%)

Site of Special  
Scientific Interest  
Area (%)

Registered Park/  
Garden Area (%)

#### Step 2 Assessment

In the Green Belt  
and not within a  
settlement?

In a National  
Landscape and not  
within or adjacent  
to settlement?

Area outside Flood  
Zone 3a under  
threshold?

Area outside BMV  
agricultural land  
under threshold?

#### Suitability Conclusion

Is the site suitable?

### Conclusion

Conclusion

## **SOUTH**

### **3. Unavailable sites (not actively being promoted)**



## Site Details

Site Address	Milton Common Depot, Milton Common		
Nearest Settlement	Milton Common	Site size (Hectares)	3.81

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

15,240.0

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

### Site Details

Site Address	Watlington Industrial Estate, Watlington		
Nearest Settlement	Watlington	Site size (Hectares)	2.42

### Suitability

#### Step 1 Assessment

Flood Zone 3b Area (%)	7.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

#### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

#### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

### Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

9,399.0

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land at Howbery Park, Crowmarsh Gifford		
Nearest Settlement	Crowmarsh Gifford	Site size (Hectares)	9.12

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	9.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

36,120.4

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Hithercroft Road, Cholsey		
Nearest Settlement	Cholsey	Site size (Hectares)	0.31

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,240.0

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	2 Warpsgrove Lane, Chalgrove		
Nearest Settlement	Chalgrove	Site size (Hectares)	0.26

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,040.0

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Centre for Ecology & Hydrology, Crowmarsh Gifford		
Nearest Settlement	Crowmarsh Gifford	Site size (Hectares)	13.04

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	11.4%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

51,702.9

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land north of B480, Stadhampton		
Nearest Settlement	Stadhampton	Site size (Hectares)	2.90

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

11,600.0

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Howland Road Business Park, Thame		
Nearest Settlement	Thame	Site size (Hectares)	10.58

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

42,320.0

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Didcot Parkway Railway Station and Southmead Industrial Park, Didcot		
Nearest Settlement	Didcot	Site size (Hectares)	73.38

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.8%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

293,487.3

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Menlo Industrial Park, Thame		
Nearest Settlement	Thame	Site size (Hectares)	6.55

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

26,200.0

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Rycote Lane Farm, Milton Common		
Nearest Settlement	Milton Common	Site size (Hectares)	2.38

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

9,520.0

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Jewson, London Road, Wheatley		
Nearest Settlement	Wheatley	Site size (Hectares)	1.93

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.
-----------------------	---

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

7,720.0

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	Land behind Irton House, Chalgrove		
Nearest Settlement	Chalgrove	Site size (Hectares)	1.11

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

4,440.0

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Albury Court, Albury		
Nearest Settlement	Tiddington	Site size (Hectares)	1.04

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

4,160.0

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Irton House, Warpsgrove Lane, Chalgrove		
Nearest Settlement	Chalgrove	Site size (Hectares)	2.50

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

10,000.0

Residential  
Development Capacity  
(Dwellings)

68

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

22

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land at 138-144 London Road, Wheatley		
Nearest Settlement	Wheatley	Site size (Hectares)	0.77

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	22.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.
-----------------------	---

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,196.9

Residential  
Development Capacity  
(Dwellings)

16

### Residential Development Indicative Trajectory

Years 1-5

16

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	The Paddock, Crowmarsh Battle Barns, Preston Crowmarsh		
Nearest Settlement	Preston Crowmarsh	Site size (Hectares)	1.36

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	18.4%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

4,704.7

Residential  
Development Capacity  
(Dwellings)

32

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

5

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land to the north of A4130, Nettlebed		
Nearest Settlement	Nettlebed	Site size (Hectares)	1.88

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

7,520.0

Residential  
Development Capacity  
(Dwellings)

51

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

5

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land west of Moreton Lane, Milton, Thame		
Nearest Settlement	Moreton	Site size (Hectares)	1.00

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

4,000.0

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land adjoining Chiltern Edge School, Sonning Common		
Nearest Settlement	Sonning Common	Site size (Hectares)	5.27

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

21,080.0

Residential  
Development Capacity  
(Dwellings)

126

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

35

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address

Land east of Goring Road, Woodcote

Nearest Settlement

Woodcote

Site size (Hectares)

3.97

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

15,840.0

Residential  
Development Capacity  
(Dwellings)

107

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

15

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land to the east of Spring Lane, Watlington		
Nearest Settlement	Watlington	Site size (Hectares)	2.42

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

9,680.0

Residential  
Development Capacity  
(Dwellings)

65

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

20

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	The Downs, Wheatley Road, Garsington		
Nearest Settlement	Garsington	Site size (Hectares)	1.27

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.
-----------------------	---

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

5,080.0

Residential  
Development Capacity  
(Dwellings)

34

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

7

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land at Church Farm, Thame		
Nearest Settlement	Thame	Site size (Hectares)	5.38

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	1.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

21,475.4

Residential  
Development Capacity  
(Dwellings)

129

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

37

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	Land at Wick Farm and Lower Elsfield, Oxford (2)		
Nearest Settlement	Beckley	Site size (Hectares)	672.81

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	23.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,491,310.6

Residential  
Development Capacity  
(Dwellings)

12145

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

750

Years 16+

10795

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land south of Nuffield Hill, Nuffield		
Nearest Settlement	Nuffield	Site size (Hectares)	2.84

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

11,360.0

Residential  
Development Capacity  
(Dwellings)

77

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

31

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Gasworks, 5 Abingdon Road, Didcot		
Nearest Settlement	Didcot	Site size (Hectares)	1.36

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

5,440.0

Residential  
Development Capacity  
(Dwellings)

55

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

10

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land at Hill Road, Lewknor		
Nearest Settlement	Lewknor	Site size (Hectares)	4.96

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

19,840.0

Residential  
Development Capacity  
(Dwellings)

134

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

42

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	Cotmore Wells Farm, Thame		
Nearest Settlement	Thame	Site size (Hectares)	15.36

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

61,440.0

Residential  
Development Capacity  
(Dwellings)

300

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

208

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Priest End, Thame		
Nearest Settlement	Thame	Site size (Hectares)	0.27

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,080.0

Residential  
Development Capacity  
(Dwellings)

12

### Residential Development Indicative Trajectory

Years 1-5

12

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land south of London Road, Postcombe (2)		
Nearest Settlement	Postcombe	Site size (Hectares)	4.25

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

17,000.0

Residential  
Development Capacity  
(Dwellings)

115

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

23

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land east of Green Lane, Ewelme		
Nearest Settlement	Ewelme	Site size (Hectares)	0.34

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,360.0

Residential  
Development Capacity  
(Dwellings)

10

### Residential Development Indicative Trajectory

Years 1-5

10

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land south of Red Lane, Woodcote (2)		
Nearest Settlement	Woodcote	Site size (Hectares)	22.07

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

88,280.0

Residential  
Development Capacity  
(Dwellings)

430

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

69

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land at Grove Farm, Goring

Nearest Settlement

Goring

Site size (Hectares)

0.50

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,000.0

Residential  
Development Capacity  
(Dwellings)

15

### Residential Development Indicative Trajectory

Years 1-5

15

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Vanalloys Business Park, Stoke Row (3)		
Nearest Settlement	Stoke Row	Site size (Hectares)	0.99

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

3,960.0

Residential  
Development Capacity  
(Dwellings)

45

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

17

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	St Peters, North Moreton		
Nearest Settlement	North Moreton	Site size (Hectares)	0.31

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	3.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,111.0

Residential  
Development Capacity  
(Dwellings)

8

### Residential Development Indicative Trajectory

Years 1-5

8

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	Land at Highlands Farm, Henley-on-Thames		
Nearest Settlement	Henley	Site size (Hectares)	20.34

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

81,320.0

Residential  
Development Capacity  
(Dwellings)

396

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

35

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land to the north of Fane Drive, Berinsfield (3)

Nearest Settlement

Berinsfield

Site size (Hectares)

0.46

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,840.0

Residential  
Development Capacity  
(Dwellings)

21

### Residential Development Indicative Trajectory

Years 1-5

21

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land at Old London Road, Milton Common

Nearest Settlement

Milton Common

Site size (Hectares)

0.56

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,240.0

Residential  
Development Capacity  
(Dwellings)

25

### Residential Development Indicative Trajectory

Years 1-5

25

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land south of London Road, Postcombe (1)		
Nearest Settlement	Postcombe	Site size (Hectares)	6.97

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

27,880.0

Residential  
Development Capacity  
(Dwellings)

167

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

75

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address

Land east of Moorend Lane

Nearest Settlement

Thame

Site size (Hectares)

20.80

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

83,200.0

Residential  
Development Capacity  
(Dwellings)

406

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

44

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Thame Business Centre, Thame

Nearest Settlement

Thame

Site size (Hectares)

2.43

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

9,720.0

Residential  
Development Capacity  
(Dwellings)

98

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

53

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Culham Lodge, Culham (1)		
Nearest Settlement	Culham	Site size (Hectares)	0.86

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

3,440.0

Residential  
Development Capacity  
(Dwellings)

39

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

12

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Ladybrook House, 60 Thame Road, Warborough		
Nearest Settlement	Warborough & Shillingford NE of	Site size (Hectares)	2.34

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

9,360.0

Residential  
Development Capacity  
(Dwellings)

63

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

18

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Foxcovert Farm, Woodcote		
Nearest Settlement	Woodcote	Site size (Hectares)	0.70

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,800.0

Residential  
Development Capacity  
(Dwellings)

21

### Residential Development Indicative Trajectory

Years 1-5

21

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land to the north of Fane Drive, Berinsfield (2)

Nearest Settlement

Berinsfield

Site size (Hectares)

2.98

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

11,920.0

Residential  
Development Capacity  
(Dwellings)

121

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

29

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Kentwood Farm, Cholsey		
Nearest Settlement	Cholsey	Site size (Hectares)	2.62

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

10,480.0

Residential  
Development Capacity  
(Dwellings)

106

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

14

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Manor Farm, Peppard Common		
Nearest Settlement	Peppard Common	Site size (Hectares)	2.30

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

9,200.0

Residential  
Development Capacity  
(Dwellings)

62

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

17

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land west of A4074, Chazey Heath (2)		
Nearest Settlement	Chazey Heath	Site size (Hectares)	15.68

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

62,720.0

Residential  
Development Capacity  
(Dwellings)

306

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

214

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Crest Estate, Stoke Row		
Nearest Settlement	Stoke Row	Site size (Hectares)	1.81

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

7,240.0

Residential  
Development Capacity  
(Dwellings)

73

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

28

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Camp Industrial Estate, Milton Common		
Nearest Settlement	Milton Common	Site size (Hectares)	1.40

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

5,600.0

Residential  
Development Capacity  
(Dwellings)

38

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

11

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Beechwood Court, Woodcote		
Nearest Settlement	Woodcote	Site size (Hectares)	1.32

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.2%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

4,480.0

Residential  
Development Capacity  
(Dwellings)

30

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

3

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land at rear of 53/55 Oakley Lane, Chinnor		
Nearest Settlement	Chinnor	Site size (Hectares)	2.34

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

9,360.0

Residential  
Development Capacity  
(Dwellings)

63

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

18

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Greys Green Farm, Greys Green		
Nearest Settlement	Greys Green	Site size (Hectares)	0.97

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

3,880.0

Residential  
Development Capacity  
(Dwellings)

44

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

16

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Boundary Business Park, Garsington		
Nearest Settlement	Garsington	Site size (Hectares)	0.90

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.
-----------------------	---

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

3,600.0

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Whitehouse Farm, Watlington		
Nearest Settlement	Watlington	Site size (Hectares)	0.90

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

3,600.0

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Oakley Road, Chinnor		
Nearest Settlement	Chinnor	Site size (Hectares)	0.57

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,280.0

Residential  
Development Capacity  
(Dwellings)

26

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land at Mapledurham Golf Course, Chazey Heath		
Nearest Settlement	Tokers Green	Site size (Hectares)	11.55

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

46,200.0

Residential  
Development Capacity  
(Dwellings)

225

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

133

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land north of A4130, Wallingford		
Nearest Settlement	Wallingford	Site size (Hectares)	0.57

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,280.0

Residential  
Development Capacity  
(Dwellings)

17

### Residential Development Indicative Trajectory

Years 1-5

17

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land east of Reading Road, Wallingford		
Nearest Settlement	Wallingford	Site size (Hectares)	15.77

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	41.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

61,433.8

Residential  
Development Capacity  
(Dwellings)

299

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

208

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Ayrs Yard, Wallingford		
Nearest Settlement	Wallingford	Site size (Hectares)	0.70

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,800.0

Residential  
Development Capacity  
(Dwellings)

32

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

4

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Church Farm, Woodcote		
Nearest Settlement	Woodcote	Site size (Hectares)	0.59

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,360.0

Residential  
Development Capacity  
(Dwellings)

18

### Residential Development Indicative Trajectory

Years 1-5

18

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Wards Farm, Woodcote		
Nearest Settlement	Woodcote	Site size (Hectares)	0.57

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,280.0

Residential  
Development Capacity  
(Dwellings)

17

### Residential Development Indicative Trajectory

Years 1-5

17

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Wheeler's Barn, Checkendon		
Nearest Settlement	Checkendon	Site size (Hectares)	0.54

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,160.0

Residential  
Development Capacity  
(Dwellings)

16

### Residential Development Indicative Trajectory

Years 1-5

16

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	Autologic House, Wheatley		
Nearest Settlement	Wheatley	Site size (Hectares)	0.51

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.
-----------------------	---

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,040.0

Residential  
Development Capacity  
(Dwellings)

15

### Residential Development Indicative Trajectory

Years 1-5

15

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land east of Old Reading Road, Crowmarsh Gifford		
Nearest Settlement	Crowmarsh Gifford	Site size (Hectares)	6.06

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

24,240.0

Residential  
Development Capacity  
(Dwellings)

145

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

54

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Vanalloys Business Park, Stoke Row (2)		
Nearest Settlement	Stoke Row	Site size (Hectares)	0.42

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,680.0

Residential  
Development Capacity  
(Dwellings)

19

### Residential Development Indicative Trajectory

Years 1-5

19

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land adjacent to 7 Emmington, Chinnor		
Nearest Settlement	Emmington	Site size (Hectares)	0.32

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

10

### Residential Development Indicative Trajectory

Years 1-5

10

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Home Farm, Chalgrove		
Nearest Settlement	Chalgrove	Site size (Hectares)	23.50

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.4%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

93,984.7

Residential  
Development Capacity  
(Dwellings)

458

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

96

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land adjacent to Oxford Park Homes, Sandford-on-Thames		
Nearest Settlement	Sandford-on-Thames	Site size (Hectares)	1.36

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

5,440.0

Residential  
Development Capacity  
(Dwellings)

37

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

10

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land south of Chinnor Road, Thame (2)		
Nearest Settlement	Thame	Site size (Hectares)	2.56

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

10,240.0

Residential  
Development Capacity  
(Dwellings)

69

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

24

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Industrial area adjacent to Watlington Industrial Estate, Watlington		
Nearest Settlement	Watlington	Site size (Hectares)	0.84

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

3,360.0

Residential  
Development Capacity  
(Dwellings)

38

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

11

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address

The Three Pigeons, Milton Common

Nearest Settlement

Milton Common

Site size (Hectares)

0.94

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

3,760.0

Residential  
Development Capacity  
(Dwellings)

28

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

1

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Ashurst Court, Wheatley		
Nearest Settlement	Wheatley	Site size (Hectares)	1.38

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.
-----------------------	---

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

5,520.0

Residential  
Development Capacity  
(Dwellings)

37

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

10

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land east and West of The Oxford Belfrey, Milton Common

Nearest Settlement

Milton Common

Site size (Hectares)

4.00

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

16,000.0

Residential  
Development Capacity  
(Dwellings)

162

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

70

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Cricketers Piece, Manor Road, Towersey		
Nearest Settlement	Towersey	Site size (Hectares)	0.75

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

23

### Residential Development Indicative Trajectory

Years 1-5

23

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	Henley College, Henley-on-Thames		
Nearest Settlement	Henley	Site size (Hectares)	11.33

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

331

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

240

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	The Paddock, Goring Heath Road, Whitchurch Hill		
Nearest Settlement	Whitchurch Hill/Hill Bottom	Site size (Hectares)	0.76

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

23

### Residential Development Indicative Trajectory

Years 1-5

23

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land adjacent to Tower House, Reading Road, Shiplake Cross		
Nearest Settlement	Lower Shiplake	Site size (Hectares)	0.50

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

15

### Residential Development Indicative Trajectory

Years 1-5

15

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land south of Doveleat, Chinnor

Nearest Settlement

Chinnor

Site size (Hectares)

2.54

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

69

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

23

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land east of Towersey Park, Towersey		
Nearest Settlement	Towersey	Site size (Hectares)	1.73

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

47

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

20

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land to west of Battle Farm situated between Icknield Road and Elvendon Road, Goring		
Nearest Settlement	Goring	Site size (Hectares)	1.42

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

38

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

11

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land north of Chiltern View, Tetsworth (1)		
Nearest Settlement	Tetsworth	Site size (Hectares)	0.28

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

8

### Residential Development Indicative Trajectory

Years 1-5

8

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land north of Chiltern View, Tetsworth (2)		
Nearest Settlement	Tetsworth	Site size (Hectares)	0.28

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

8

### Residential Development Indicative Trajectory

Years 1-5

8

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land at Reddish Manor, Sonning Common		
Nearest Settlement	Sonning Common	Site size (Hectares)	1.67

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

45

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

18

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land west of 28 Silver Street, Tetsworth		
Nearest Settlement	Tetsworth	Site size (Hectares)	0.30

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

9

### Residential Development Indicative Trajectory

Years 1-5

9

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land at Greenmore, Woodcote		
Nearest Settlement	Woodcote	Site size (Hectares)	0.32

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

10

### Residential Development Indicative Trajectory

Years 1-5

10

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land south of Henley Road, Playhatch		
Nearest Settlement	Playhatch	Site size (Hectares)	16.43

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	47.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

311

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

219

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land at Foxhill Close, Playhatch		
Nearest Settlement	Playhatch	Site size (Hectares)	0.71

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

32

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

5

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land at Blackmore Lane, Sonning Common (1)		
Nearest Settlement	Sonning Common	Site size (Hectares)	1.03

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

28

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

1

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land at Blackmore Lane, Sonning Common (3)		
Nearest Settlement	Sonning Common	Site size (Hectares)	0.67

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

20

### Residential Development Indicative Trajectory

Years 1-5

20

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land north of Lower Icknield Way, Chinnor (1)		
Nearest Settlement	Chinnor	Site size (Hectares)	0.52

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

16

### Residential Development Indicative Trajectory

Years 1-5

16

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land west of Salt Lane, Postcombe		
Nearest Settlement	Postcombe	Site size (Hectares)	3.59

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

97

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

51

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	The Old Farm House, Towersey		
Nearest Settlement	Towersey	Site size (Hectares)	0.57

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

17

### Residential Development Indicative Trajectory

Years 1-5

17

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land adjoining Manor Farm, Sydenham		
Nearest Settlement	Sydenham	Site size (Hectares)	1.02

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

28

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land south of Whitehouse Road, North Stoke		
Nearest Settlement	North Stoke	Site size (Hectares)	0.50

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

15

### Residential Development Indicative Trajectory

Years 1-5

15

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address

Land north of Whitehouse Road, North Stoke

Nearest Settlement

North Stoke

Site size (Hectares)

0.28

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

8

### Residential Development Indicative Trajectory

Years 1-5

8

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land at Wayside Green, Woodcote

Nearest Settlement

Woodcote

Site size (Hectares)

5.00

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

120

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

28

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Haydown, Elvendon Road, Goring		
Nearest Settlement	Goring	Site size (Hectares)	0.61

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

18

### Residential Development Indicative Trajectory

Years 1-5

18

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land east of Berrick Road, Chalgrove

Nearest Settlement

Chalgrove

Site size (Hectares)

2.29

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

3.1%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

61

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

16

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land north of Reading Road, Cray's Pond		
Nearest Settlement	Crays Pond	Site size (Hectares)	0.61

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

18

### Residential Development Indicative Trajectory

Years 1-5

18

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land south of Reading Road, Cray's Pond		
Nearest Settlement	Crays Pond	Site size (Hectares)	2.68

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

72

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

27

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land west of Goring Road, Cray's Pond		
Nearest Settlement	Crays Pond	Site size (Hectares)	1.75

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

47

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

20

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land at New Road, Lower Shiplake		
Nearest Settlement	Lower Shiplake	Site size (Hectares)	0.91

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	Land south of St Helen's Avenue, Benson (2)		
Nearest Settlement	Benson	Site size (Hectares)	6.39

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

153

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

62

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Church Road, Lewknor		
Nearest Settlement	Lewknor	Site size (Hectares)	1.75

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

71

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

25

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land north of Beech Lane, Woodcote		
Nearest Settlement	Woodcote	Site size (Hectares)	0.43

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

19

### Residential Development Indicative Trajectory

Years 1-5

19

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land south of B4526, Cray's Pond		
Nearest Settlement	Crays Pond	Site size (Hectares)	0.52

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

16

### Residential Development Indicative Trajectory

Years 1-5

16

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	Land south of Rokemarsh, Rokemarsh		
Nearest Settlement	Roke	Site size (Hectares)	3.65

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

99

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

53

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land at Sydenham, Sydenham (2)		
Nearest Settlement	Sydenham	Site size (Hectares)	0.56

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

25

### Residential Development Indicative Trajectory

Years 1-5

25

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

The Lambert, Lewknor

Nearest Settlement

Lewknor

Site size (Hectares)

1.26

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

34

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

7

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land at Gillotts School, Henley-on-Thames		
Nearest Settlement	Henley	Site size (Hectares)	2.56

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

69

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

24

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	Land north of Berrick and Roke Village Hall, Roke		
Nearest Settlement	Berrick Salome	Site size (Hectares)	0.56

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	39.3%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

5

### Residential Development Indicative Trajectory

Years 1-5

5

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land east of Mill Lane, Chalgrove		
Nearest Settlement	Chalgrove	Site size (Hectares)	12.09

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	1.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

236

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

144

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land east of Mapledurham Golf Course, Chazey Heath		
Nearest Settlement	Tokers Green	Site size (Hectares)	1.80

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

49

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

21

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land west of Mill Lane, Chalgrove		
Nearest Settlement	Chalgrove	Site size (Hectares)	0.85

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	1.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

25

### Residential Development Indicative Trajectory

Years 1-5

25

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address

Land east of Weston Road, Lewknor

Nearest Settlement

Lewknor

Site size (Hectares)

0.57

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

26

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Swiss Farm International		
Nearest Settlement	Henley	Site size (Hectares)	2.45

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

66

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

21

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land north of Didcot Road, Brightwell-cum-Sotwell (2)		
Nearest Settlement	Brightwell-cum-Sotwell	Site size (Hectares)	7.01

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

168

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

76

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land north of Home Farm, Chalgrove

Nearest Settlement

Chalgrove

Site size (Hectares)

3.13

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

2.6%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

84

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

38

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land at Ferry Lane, Moulford		
Nearest Settlement	Moulford	Site size (Hectares)	1.97

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	1.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

79

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

34

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land at Greenmore Hill Farm, Woodcote		
Nearest Settlement	Woodcote	Site size (Hectares)	0.28

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

8

### Residential Development Indicative Trajectory

Years 1-5

8

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land south of Beech Lane, Woodcote (2)		
Nearest Settlement	Woodcote	Site size (Hectares)	0.80

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

24

### Residential Development Indicative Trajectory

Years 1-5

24

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land east of Thame Road, Warborough (1)		
Nearest Settlement	Warborough & Shillingford NE of	Site size (Hectares)	0.47

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

14

### Residential Development Indicative Trajectory

Years 1-5

14

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Common Covert, Whitchurch Hill		
Nearest Settlement	Whitchurch Hill/Hill Bottom	Site size (Hectares)	1.67

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

45

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

18

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land north of Crowmarsh Battle Farm, Preston Crowmarsh

Nearest Settlement

Preston Crowmarsh

Site size (Hectares)

0.25

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

8

### Residential Development Indicative Trajectory

Years 1-5

8

Year 6-10

0

Year 11-15

0

Years 16+

-1

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land north of Reddish Manor, Sonning Common		
Nearest Settlement	Sonning Common	Site size (Hectares)	0.29

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

9

### Residential Development Indicative Trajectory

Years 1-5

9

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land west of Chalford Road, Postcombe (2)		
Nearest Settlement	Postcombe	Site size (Hectares)	2.10

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

57

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

11

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	Land north of London Road, Postcombe		
Nearest Settlement	Postcombe	Site size (Hectares)	4.44

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

120

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

28

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land west of Cat Lane, Ewelme		
Nearest Settlement	Ewelme	Site size (Hectares)	0.41

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

12

### Residential Development Indicative Trajectory

Years 1-5

12

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land south of St Helen's Avenue, Benson (1)		
Nearest Settlement	Benson	Site size (Hectares)	5.91

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

142

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

50

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land west and rear of 10 Silver Street, Tetsworth		
Nearest Settlement	Tetsworth	Site size (Hectares)	0.52

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

16

### Residential Development Indicative Trajectory

Years 1-5

16

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address

Land at Pyrton Lane, Watlington

Nearest Settlement

Watlington

Site size (Hectares)

0.55

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

17

### Residential Development Indicative Trajectory

Years 1-5

17

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Farm Cottage, Chalgrove		
Nearest Settlement	Chalgrove	Site size (Hectares)	0.86

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	4.7%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

24

### Residential Development Indicative Trajectory

Years 1-5

24

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land at Crown Lane, South Moreton		
Nearest Settlement	South Moreton	Site size (Hectares)	0.73

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

22

### Residential Development Indicative Trajectory

Years 1-5

22

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land west of Chalford Road, Postcombe (1)		
Nearest Settlement	Postcombe	Site size (Hectares)	2.50

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

68

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

22

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land at Beacon View		
Nearest Settlement	Lewknor	Site size (Hectares)	3.85

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

104

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

12

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land north of High Street, Kingston Blount		
Nearest Settlement	Kingston Blount	Site size (Hectares)	0.52

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

23

### Residential Development Indicative Trajectory

Years 1-5

23

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land east of B4009 (Wallingford Road), Goring		
Nearest Settlement	Goring	Site size (Hectares)	25.38

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

495

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

133

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land east of Fairfield Road, Goring		
Nearest Settlement	Goring	Site size (Hectares)	9.80

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

235

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

143

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	Land adjoining 54 Lower Icknield Way, Chinnor		
Nearest Settlement	Chinnor	Site size (Hectares)	0.55

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

25

### Residential Development Indicative Trajectory

Years 1-5

25

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land east of Wallingford Road, Wallingford		
Nearest Settlement	Wallingford	Site size (Hectares)	2.43

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

66

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

20

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land east of Chalk Hill, Aston Tirrold		
Nearest Settlement	Aston Uphorpe/Aston Tirrold	Site size (Hectares)	0.59

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

18

### Residential Development Indicative Trajectory

Years 1-5

18

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land north of Cook Lane, North Stoke		
Nearest Settlement	North Stoke	Site size (Hectares)	2.74

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

111

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

19

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	Land south of High Street, Tetsworth (1)		
Nearest Settlement	Tetsworth	Site size (Hectares)	6.75

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

162

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

70

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land east of Brookstones, Sydenham		
Nearest Settlement	Sydenham	Site size (Hectares)	0.88

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	29.5%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

18

### Residential Development Indicative Trajectory

Years 1-5

18

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land south of Watlington Recreation Ground, Watlington		
Nearest Settlement	Watlington	Site size (Hectares)	0.96

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

29

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

2

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land east of Kidmore End Road, Emmer Green

Nearest Settlement

Tokers Green

Site size (Hectares)

6.39

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.9%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land south of Lower Icknield Way, Chinnor		
Nearest Settlement	Chinnor	Site size (Hectares)	11.62

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

227

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

135

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	The Dairy, Moreton		
Nearest Settlement	Moreton	Site size (Hectares)	1.30

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

35

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

8

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land at Sydenham, Sydenham (1)		
Nearest Settlement	Sydenham	Site size (Hectares)	1.01

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	5.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

43

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

16

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land east of Thame Football Partnership, Thame

Nearest Settlement

Thame

Site size (Hectares)

3.96

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

107

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

15

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	Land north of Main Road, Coscote		
Nearest Settlement	Didcot	Site size (Hectares)	19.02

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	9.6%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

369

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

7

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land east of Park Road, Coscote		
Nearest Settlement	Didcot	Site size (Hectares)	18.80

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

367

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

5

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land at Lambridge Lane, Henley-on-Thames (1)		
Nearest Settlement	Henley	Site size (Hectares)	5.09

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

122

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

30

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land at Newnham Manor Caravan Park, Crowmarsh Gifford

Nearest Settlement

Crowmarsh Gifford

Site size (Hectares)

2.56

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

69

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

24

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land at Wallingford Road, Goring		
Nearest Settlement	Goring	Site size (Hectares)	4.05

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

109

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

18

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Thame 40, Jane Morbey Road, Thame

Nearest Settlement

Thame

Site size (Hectares)

2.56

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

10,240.0

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Chiltern's View, Ewelme		
Nearest Settlement	Ewelme	Site size (Hectares)	1.18

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

32

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

5

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address

Station Yard, Thame

Nearest Settlement

Thame

Site size (Hectares)

0.91

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

3,640.0

Residential  
Development Capacity  
(Dwellings)

41

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

14

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address

Wheatley Business Centre, Wheatley

Nearest Settlement

Wheatley

Site size (Hectares)

0.86

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

3,440.0

Residential  
Development Capacity  
(Dwellings)

39

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

12

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Blounts Farm car park, Sonning Common		
Nearest Settlement	Sonning Common	Site size (Hectares)	0.66

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,640.0

Residential  
Development Capacity  
(Dwellings)

20

### Residential Development Indicative Trajectory

Years 1-5

20

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Chalkpit Lane, Chinnor		
Nearest Settlement	Chinnor	Site size (Hectares)	1.01

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

41

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

14

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land south of Didcot (2)		
Nearest Settlement	East Hagbourne	Site size (Hectares)	1.49

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

40

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

13

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land south of Didcot (4)		
Nearest Settlement	East Hagbourne	Site size (Hectares)	5.12

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

123

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

31

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land to the north of Didcot, east of the B4016 (1)

Nearest Settlement

Didcot

Site size (Hectares)

3.76

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

102

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

10

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land east of New Road (B4016) (3)		
Nearest Settlement	East Hagbourne	Site size (Hectares)	1.58

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

43

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

15

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land east of New Road (B4016) (4)		
Nearest Settlement	East Hagbourne	Site size (Hectares)	2.05

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

55

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

10

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address

Nearest Settlement

Site size (Hectares)

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

Ancient Woodland Area (%)

Special Area of Conservation Area (%)

Scheduled Monument Area (%)

Site of Special Scientific Interest Area (%)

Registered Park/ Garden Area (%)

### Step 2 Assessment

In the Green Belt and not within a settlement?

In a National Landscape and not within or adjacent to settlement?

Area outside Flood Zone 3a under threshold?

Area outside BMV agricultural land under threshold?

### Suitability Conclusion

Is the site suitable?

## Achievability

Is the proposed development achievable at this location?

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

102

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

10

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land east of Bayswater Farm

Nearest Settlement

Beckley

Site size (Hectares)

0.75

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

17.3%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,306.7

Residential  
Development Capacity  
(Dwellings)

17

### Residential Development Indicative Trajectory

Years 1-5

17

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land north of Elderdene, Chinnor		
Nearest Settlement	Chinnor	Site size (Hectares)	3.53

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

95

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

50

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Area north of Leyburne Gardens, Chinnor

Nearest Settlement

Chinnor

Site size (Hectares)

4.23

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

114

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

22

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	Land east of Shirburn Street		
Nearest Settlement	Watlington	Site size (Hectares)	3.82

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

103

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

11

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land south of Jubilee Way/Sandringham Road		
Nearest Settlement	Didcot	Site size (Hectares)	2.45

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

9,800.0

Residential  
Development Capacity  
(Dwellings)

66

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

21

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land north of Hill Farm Court, Chinnor		
Nearest Settlement	Chinnor	Site size (Hectares)	1.09

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

29

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

2

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land between Icknield Road &amp; Elvendon Road, Goring

Nearest Settlement

Goring

Site size (Hectares)

5.31

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

127

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

36

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land between Gatehampton Road & railway (3), Goring		
Nearest Settlement	Goring	Site size (Hectares)	0.30

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

9

### Residential Development Indicative Trajectory

Years 1-5

9

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land between Gatehampton Road &amp; railway (1), Goring

Nearest Settlement

Goring

Site size (Hectares)

0.35

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

11

### Residential Development Indicative Trajectory

Years 1-5

11

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land north of Hill Road		
Nearest Settlement	Watlington	Site size (Hectares)	3.15

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

12,600.0

Residential  
Development Capacity  
(Dwellings)

85

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

40

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land west of Didcot between railway & A4130		
Nearest Settlement	Didcot	Site size (Hectares)	28.74

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

114,960.0

Residential  
Development Capacity  
(Dwellings)

560

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

560

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land south of Fulscot Bridge, west of Fulscot Manor		
Nearest Settlement	Didcot	Site size (Hectares)	52.67

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.5%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

1027

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

427

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land to rear of Institute of Hydrology, Benson Ln, Crowmarsh Gifford, Wallingford		
Nearest Settlement	Crowmarsh Gifford	Site size (Hectares)	2.60

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

10,400.0

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Nearest Settlement

Site size (Hectares)

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

Ancient Woodland Area (%)

Special Area of Conservation Area (%)

Scheduled Monument Area (%)

Site of Special Scientific Interest Area (%)

Registered Park/ Garden Area (%)

### Step 2 Assessment

In the Green Belt and not within a settlement?

In a National Landscape and not within or adjacent to settlement?

Area outside Flood Zone 3a under threshold?

Area outside BMV agricultural land under threshold?

### Suitability Conclusion

Is the site suitable?

## Achievability

Is the proposed development achievable at this location?

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

21,160.0

Residential  
Development Capacity  
(Dwellings)

127

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

35

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Field to north west of Orchard Avenue & south west of Woodlands Road		
Nearest Settlement	Sonning Common	Site size (Hectares)	7.82

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

188

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

96

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land to rear of properties on Kennylands Road		
Nearest Settlement	Sonning Common	Site size (Hectares)	4.62

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

125

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

33

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land to rear of properties on Kidmore Road and Kennylands Road		
Nearest Settlement	Sonning Common	Site size (Hectares)	0.36

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

11

### Residential Development Indicative Trajectory

Years 1-5

11

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land to north of Beech Lane		
Nearest Settlement	Woodcote	Site size (Hectares)	0.43

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

13

### Residential Development Indicative Trajectory

Years 1-5

13

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land to the rear of properties on Beech Lane

Nearest Settlement

Woodcote

Site size (Hectares)

0.92

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

28

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land to the rear of Yew Tree Farmhouse		
Nearest Settlement	Woodcote	Site size (Hectares)	0.86

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

26

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land beyond Ladygrove East		
Nearest Settlement	Didcot	Site size (Hectares)	29.37

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

117,480.0

Residential  
Development Capacity  
(Dwellings)

573

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

573

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land south west of Blackall's Farm, Cholsey		
Nearest Settlement	Cholsey	Site size (Hectares)	1.33

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

36

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

9

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land west of Blackall's Farm, Cholsey		
Nearest Settlement	Cholsey	Site size (Hectares)	1.01

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land north of Malyns Close, Chinnor		
Nearest Settlement	Chinnor	Site size (Hectares)	1.69

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

46

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

18

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land north of Lower Icknield Way, Chinnor		
Nearest Settlement	Chinnor	Site size (Hectares)	7.51

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

180

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

88

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land east of High Street, Chinnor (2)

Nearest Settlement

Chinnor

Site size (Hectares)

0.50

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

15

### Residential Development Indicative Trajectory

Years 1-5

15

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land off Goldfinch Lane

Nearest Settlement

Cholsey

Site size (Hectares)

0.35

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

11

### Residential Development Indicative Trajectory

Years 1-5

11

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land to rear of properties on north west side of Wallingford Road		
Nearest Settlement	Cholsey	Site size (Hectares)	1.34

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

36

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

9

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land adjacent to the west of Nicholas Farm and north of Elizabeth Road, Henley		
Nearest Settlement	Henley	Site size (Hectares)	10.35

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

202

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

110

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land at Nicholas Farm, to the north of Valley Road, Henley		
Nearest Settlement	Henley	Site size (Hectares)	1.20

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

32

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

5

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land north of Horspath Road, opposite Roman Way		
Nearest Settlement	Horspath	Site size (Hectares)	1.04

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

4,160.0

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land to rear of 98-108 Elvendon Road, Goring		
Nearest Settlement	Goring	Site size (Hectares)	1.38

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

37

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

10

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land south of Reading Road and west of Burntwood Hall, Goring		
Nearest Settlement	Goring	Site size (Hectares)	5.34

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

21,360.0

Residential  
Development Capacity  
(Dwellings)

128

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

36

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land to west of Upper Warren Avenue, near Mapledurham		
Nearest Settlement	Tokers Green	Site size (Hectares)	7.73

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

186

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

94

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land east of Tokers Green Lane, Tokers Green		
Nearest Settlement	Tokers Green	Site size (Hectares)	6.01

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

144

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

52

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land north east of Nicholas Hill Farm, Henley		
Nearest Settlement	Henley	Site size (Hectares)	15.95

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

311

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

219

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land at the corner of Gillotts Lane and Greys Road, Henley		
Nearest Settlement	Henley	Site size (Hectares)	9.84

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

235

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

143

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land south of Didcot (3)		
Nearest Settlement	East Hagbourne	Site size (Hectares)	8.59

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

206

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

114

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land at Manor Road, Goring		
Nearest Settlement	Goring	Site size (Hectares)	4.24

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

114

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

23

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address

Playing Fields at Gillotts School (1), Henley

Nearest Settlement

Henley

Site size (Hectares)

7.08

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

170

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

78

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land east of Wykeham Rise, Chinnor

Nearest Settlement

Chinnor

Site size (Hectares)

9.91

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

238

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

146

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land south west of Friar Park and north west of Parkside, Henley		
Nearest Settlement	Henley	Site size (Hectares)	8.38

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

201

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

109

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land east of Mill Lane (6)		
Nearest Settlement	Beckley	Site size (Hectares)	0.61

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.
-----------------------	---

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,440.0

Residential  
Development Capacity  
(Dwellings)

18

### Residential Development Indicative Trajectory

Years 1-5

18

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	Land east of Thame Rugby Club		
Nearest Settlement	Thame	Site size (Hectares)	3.90

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

15,600.0

Residential  
Development Capacity  
(Dwellings)

105

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

14

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land at Meadow Brook House		
Nearest Settlement	Thame	Site size (Hectares)	0.48

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

14

### Residential Development Indicative Trajectory

Years 1-5

14

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land adjacent to north of Upper Covert wooded area		
Nearest Settlement	Woodcote	Site size (Hectares)	1.61

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

43

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

16

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land to east of Bayswater Mill		
Nearest Settlement	Beckley	Site size (Hectares)	1.40

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	20.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.
-----------------------	---

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

4,800.0

Residential  
Development Capacity  
(Dwellings)

32

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

5

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	Land east of Mill Lane (2)		
Nearest Settlement	Beckley	Site size (Hectares)	0.43

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.
-----------------------	---

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

13

### Residential Development Indicative Trajectory

Years 1-5

13

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land at Phillips Tyres		
Nearest Settlement	Beckley	Site size (Hectares)	0.27

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.
-----------------------	---

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,080.0

Residential  
Development Capacity  
(Dwellings)

8

### Residential Development Indicative Trajectory

Years 1-5

8

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land to the north of Blackmore Lane		
Nearest Settlement	Sonning Common	Site size (Hectares)	1.23

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

33

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

6

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land to rear of Lower Farm

Nearest Settlement

Chinnor

Site size (Hectares)

1.24

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

33

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

6

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land south of Loyd Road		
Nearest Settlement	Didcot	Site size (Hectares)	3.24

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

87

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

42

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land to rear of properties on Kidmore Road

Nearest Settlement

Sonning Common

Site size (Hectares)

0.85

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

26

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Japonica Acre

Nearest Settlement

Woodcote

Site size (Hectares)

0.34

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

15

### Residential Development Indicative Trajectory

Years 1-5

15

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land to east of Greenmore		
Nearest Settlement	Woodcote	Site size (Hectares)	1.90

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

7,600.0

Residential  
Development Capacity  
(Dwellings)

51

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

6

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land south of Didcot (1)		
Nearest Settlement	East Hagbourne	Site size (Hectares)	34.96

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	3.5%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

139,700.4

Residential  
Development Capacity  
(Dwellings)

681

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

81

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land south of Battle Road, Goring		
Nearest Settlement	Goring	Site size (Hectares)	5.68

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

136

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

45

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land at Lower Icknield Way, Chinnor (2)		
Nearest Settlement	Chinnor	Site size (Hectares)	1.27

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

51

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

6

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land to the south of Deaconfield, South Stoke		
Nearest Settlement	South Stoke	Site size (Hectares)	0.45

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

14

### Residential Development Indicative Trajectory

Years 1-5

14

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address

Land at Hollandridge Lane, Christmas Common

Nearest Settlement

Christmas Common

Site size (Hectares)

0.56

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

17

### Residential Development Indicative Trajectory

Years 1-5

17

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Cuckoopen, The Green North, Warborough		
Nearest Settlement	Warborough & Shillingford NE of	Site size (Hectares)	0.81

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

24

### Residential Development Indicative Trajectory

Years 1-5

24

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	The Green South, Warborough		
Nearest Settlement	Warborough & Shillingford NE of	Site size (Hectares)	0.61

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

18

### Residential Development Indicative Trajectory

Years 1-5

18

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land between Longmeade & Scots House, Uxmore Road, Stoke Row		
Nearest Settlement	Stoke Row	Site size (Hectares)	0.52

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

23

### Residential Development Indicative Trajectory

Years 1-5

23

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land at Wood Lane, Woodcote		
Nearest Settlement	Woodcote	Site size (Hectares)	1.05

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

28

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

1

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land at Dysons Farm, Dysons Wood, Kidmore End		
Nearest Settlement	Tokers Green	Site size (Hectares)	1.49

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

40

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

13

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land at Green Lane, Binfield Heath, Henley-on-Thames		
Nearest Settlement	Binfield Heath	Site size (Hectares)	1.27

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

34

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

7

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land adjoining Judd's Lane, Tetsworth

Nearest Settlement

Tetsworth

Site size (Hectares)

5.19

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

125

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

33

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land at Lower Manor Farm, Blewbury Road, East Hagbourne, Didcot		
Nearest Settlement	East Hagbourne	Site size (Hectares)	4.53

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	5.7%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

121

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

29

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land at Shiplake Farm, Shiplake, Henley on Thames		
Nearest Settlement	Shiplake Cross	Site size (Hectares)	2.16

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

58

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

13

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land at Gallowstree Common, Horsepond Rd, Gallowstree Common, Reading		
Nearest Settlement	Gallowstree Common	Site size (Hectares)	3.03

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

82

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

36

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Didcot A		
Nearest Settlement	Didcot	Site size (Hectares)	9.69

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

38,760.0

Residential  
Development Capacity  
(Dwellings)

349

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

257

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



**Site Details**

Site Address	Land north of Towersey Road, Thame		
Nearest Settlement	Thame	Site size (Hectares)	24.48

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

477

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

116

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Part of Drovers Farm (2)		
Nearest Settlement	Henton	Site size (Hectares)	0.50

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

15

### Residential Development Indicative Trajectory

Years 1-5

15

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Part of Drovers Farm (1)		
Nearest Settlement	Henton	Site size (Hectares)	0.85

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

26

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land at Whitehall Lane		
Nearest Settlement	Checkendon	Site size (Hectares)	3.86

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

99

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

54

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.



## Site Details

Site Address	Land at end of Elm Road		
Nearest Settlement	North Moreton	Site size (Hectares)	1.26

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0.0

Residential  
Development Capacity  
(Dwellings)

34

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

7

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**Site Details**

Site Address	Land east of Moorend Lane, Thame (1)		
Nearest Settlement	Thame	Site size (Hectares)	1.88

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

7,520.0

Residential  
Development Capacity  
(Dwellings)

51

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

5

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address	Land east of Moorend Lane, Thame (2)		
Nearest Settlement	Thame	Site size (Hectares)	20.73

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.7%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

82,893.0

Residential  
Development Capacity  
(Dwellings)

404

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

42

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## **SOUTH**

### **4. Sites appropriate for further consideration through the Joint Local Plan**

**Site Details**

Site Address	Thames Court		
Nearest Settlement	Goring	Site size (Hectares)	0.32

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

14

### Residential Development Indicative Trajectory

Years 1-5

14

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Wallingford Road		
Nearest Settlement	Goring	Site size (Hectares)	3.79

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

102

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

11

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land adjacent to Bouchier Fencing [reserve site]		
Nearest Settlement	Woodcote	Site size (Hectares)	1.04

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

42

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

15

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Former Reservoir Site, Greenmore		
Nearest Settlement	Woodcote	Site size (Hectares)	0.47

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

21

### Residential Development Indicative Trajectory

Years 1-5

21

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Baldons NDP Site: 16 - MB		
Nearest Settlement	Marsh Baldon	Site size (Hectares)	0.29

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

13

### Residential Development Indicative Trajectory

Years 1-5

13

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	The Smallholding Land at the end of Wood Lane		
Nearest Settlement	Woodcote	Site size (Hectares)	0.78

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

35

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

8

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Henley Youth Club		
Nearest Settlement	Henley	Site size (Hectares)	0.35

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

16

### Residential Development Indicative Trajectory

Years 1-5

16

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land West of Fair Mile		
Nearest Settlement	Henley	Site size (Hectares)	3.68

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

149

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

57

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	357 Reading Road		
Nearest Settlement	Henley	Site size (Hectares)	0.48

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,920

Residential  
Development Capacity  
(Dwellings)

22

### Residential Development Indicative Trajectory

Years 1-5

22

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Empstead Works / Stuart Turner		
Nearest Settlement	Henley	Site size (Hectares)	1.13

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

4,520

Residential  
Development Capacity  
(Dwellings)

46

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

19

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Hagpits House [reserve site]		
Nearest Settlement	Sonning Common	Site size (Hectares)	1.28

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

35

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

7

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Hagpits Orchard [reserve site]		
Nearest Settlement	Sonning Common	Site size (Hectares)	0.63

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

19

### Residential Development Indicative Trajectory

Years 1-5

19

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Chiltern Edge Top		
Nearest Settlement	Sonning Common	Site size (Hectares)	1.98

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

80

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

35

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Lord William's Lower School

Nearest Settlement

Thame

Site size (Hectares)

8.13

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

293

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

201

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Thame NDP: Reserve Site C		
Nearest Settlement	Thame	Site size (Hectares)	5.69

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	12.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

134

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

42

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Thame NDP: Reserve Site F		
Nearest Settlement	Thame	Site size (Hectares)	6.96

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

167

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

75

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Cattle Market		
Nearest Settlement	Thame	Site size (Hectares)	1.29

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

52

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

7

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Littleworth Road Industrial Estate		
Nearest Settlement	Littleworth (nr Wheatley)	Site size (Hectares)	0.50

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

23

### Residential Development Indicative Trajectory

Years 1-5

23

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Howberry Park		
Nearest Settlement	Crowmarsh Gifford	Site size (Hectares)	0.28

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,120

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Crowell Hill Farm		
Nearest Settlement	Crowell	Site size (Hectares)	0.45

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

20

### Residential Development Indicative Trajectory

Years 1-5

20

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land off Rycote Lane		
Nearest Settlement	Thame	Site size (Hectares)	7.23

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

28,920

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Watlington NDP: Site C

Nearest Settlement

Watlington

Site size (Hectares)

4.58

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

124

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

32

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land north of Middle Way, Culham Science Centre

Nearest Settlement

Clifton Hampden

Site size (Hectares)

1.11

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

4,440

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	The Smith Centre		
Nearest Settlement	Lower Assendon	Site size (Hectares)	1.71

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

46

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

19

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	The Star Inn, Middle Road		
Nearest Settlement	Stanton St John	Site size (Hectares)	0.30

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

14

### Residential Development Indicative Trajectory

Years 1-5

14

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Friar Park Stables		
Nearest Settlement	Henley	Site size (Hectares)	0.48

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,920

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land to the rear of Crossways		
Nearest Settlement	Lower Shiplake	Site size (Hectares)	1.09

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

29

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

2

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Fischer Fixings UK Ltd		
Nearest Settlement	Wallingford	Site size (Hectares)	0.45

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,800

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Tree Tops House

Nearest Settlement

Henley

Site size (Hectares)

0.75

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

23

### Residential Development Indicative Trajectory

Years 1-5

23

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land south of Bridle Path		
Nearest Settlement	Woodcote	Site size (Hectares)	3.45

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

140

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

48

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Brightwell-cum-Sotwell NDP: Site 2		
Nearest Settlement	Brightwell-cum-Sotwell	Site size (Hectares)	1.23

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

50

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

23

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Highlands Farm, Rotherfield Greys

Nearest Settlement

Henley

Site size (Hectares)

0.65

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

29

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

2

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Anderson House		
Nearest Settlement	Henley	Site size (Hectares)	0.45

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,800

Residential  
Development Capacity  
(Dwellings)

20

### Residential Development Indicative Trajectory

Years 1-5

20

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Willowbrook Park Phase 2 North East Didcot		
Nearest Settlement	Didcot	Site size (Hectares)	6.69

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

161

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

69

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Shiplake House Farm		
Nearest Settlement	Lower Shiplake	Site size (Hectares)	0.76

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

23

### Residential Development Indicative Trajectory

Years 1-5

23

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land to the east of Manor Road		
Nearest Settlement	Goring	Site size (Hectares)	2.56

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

104

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

12

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	The Sycamores', Land east of 206 Crowmarsh Hill		
Nearest Settlement	Crowmarsh Gifford	Site size (Hectares)	0.45

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

14

### Residential Development Indicative Trajectory

Years 1-5

14

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Dorchester House, Holywell House and Mountfield House		
Nearest Settlement	Berinsfield	Site size (Hectares)	1.08

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

44

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

17

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land Adjacent to the Village Hall		
Nearest Settlement	East Hagbourne	Site size (Hectares)	3.51

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

95

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

49

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	L&G Homes Phase 1 Residential Land at Willington Down North East of Didcot		
Nearest Settlement	Didcot	Site size (Hectares)	6.55

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

157

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

65

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land to north of Oxford Road and south of Notcutts Oxford Garden Centre		
Nearest Settlement	Nuneham Courtenay	Site size (Hectares)	3.03

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.
-----------------------	---

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

12,120

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Newington Nurseries

Nearest Settlement

Stadhampton

Site size (Hectares)

1.14

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

31

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

4

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Rycote Lane Farm (southern part of complex)		
Nearest Settlement	Milton Common	Site size (Hectares)	2.27

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

9,080

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Pearces Yard		
Nearest Settlement	Thame	Site size (Hectares)	0.61

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	1.6%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Kingsley House		
Nearest Settlement	Lower Shiplake	Site size (Hectares)	0.49

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

22

### Residential Development Indicative Trajectory

Years 1-5

22

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land North of Rycote Lane		
Nearest Settlement	Thame	Site size (Hectares)	5.25

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

21,000

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Field fronting Long Wittenham Road		
Nearest Settlement	North Moreton	Site size (Hectares)	0.83

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

25

### Residential Development Indicative Trajectory

Years 1-5

25

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	The Oxford Belfry Hotel		
Nearest Settlement	Milton Common	Site size (Hectares)	0.78

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

35

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

8

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Former Goring Heath Poultry Farm		
Nearest Settlement	Whitchurch Hill/Hill Bottom	Site size (Hectares)	1.27

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

5,080

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land west of Hale Road		
Nearest Settlement	Benson	Site size (Hectares)	3.48

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

94

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

48

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Wheatley Campus		
Nearest Settlement	Wheatley	Site size (Hectares)	21.62

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

419

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

57

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Thames Farm		
Nearest Settlement	Lower Shiplake	Site size (Hectares)	5.60

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

134

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

43

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Huntercombe Gold Club		
Nearest Settlement	Nuffield	Site size (Hectares)	0.60

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Watlington NDP: Site A		
Nearest Settlement	Watlington	Site size (Hectares)	9.67

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	5.9%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

38,444

Residential  
Development Capacity  
(Dwellings)

231

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

139

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Park Meadow Cottage		
Nearest Settlement	Thame	Site size (Hectares)	0.32

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

10

### Residential Development Indicative Trajectory

Years 1-5

10

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Charnbrook, 31 Mill Lane		
Nearest Settlement	Chalgrove	Site size (Hectares)	0.58

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	1.7%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

17

### Residential Development Indicative Trajectory

Years 1-5

17

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Watlington NDP: Site B		
Nearest Settlement	Watlington	Site size (Hectares)	6.41

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

154

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

62

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	BP Technology Centre Bozedown Drive		
Nearest Settlement	Whitchurch Hill/Hill Bottom	Site size (Hectares)	8.11

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.1%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.1%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

28,040

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Next to Irton House		
Nearest Settlement	Chalgrove	Site size (Hectares)	3.16

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

12,640

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Little Sparrows		
Nearest Settlement	Sonning Common	Site size (Hectares)	4.52

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

122

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

30

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Coates Farm

Nearest Settlement

Russell's Water

Site size (Hectares)

0.79

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

24

### Residential Development Indicative Trajectory

Years 1-5

24

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Units 1-4 and 6-8 Goodson Industrial Mews

Nearest Settlement

Thame

Site size (Hectares)

0.51

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

23

### Residential Development Indicative Trajectory

Years 1-5

23

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Winterbrook Nursing Home		
Nearest Settlement	Wallingford	Site size (Hectares)	0.40

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

18

### Residential Development Indicative Trajectory

Years 1-5

18

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Henley Railway Station Car Park

Nearest Settlement

Henley

Site size (Hectares)

1.55

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Dove House Farm		
Nearest Settlement	Cuddesdon	Site size (Hectares)	1.76

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

71

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

26

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Grain Store, Grange Farm

Nearest Settlement

Henley

Site size (Hectares)

2.37

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

9,440

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	The Waggon & Horses		
Nearest Settlement	Culham	Site size (Hectares)	0.56

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

25

### Residential Development Indicative Trajectory

Years 1-5

25

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land Adjacent to No.69 Gidley Way		
Nearest Settlement	Horspath	Site size (Hectares)	0.28

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

13

### Residential Development Indicative Trajectory

Years 1-5

13

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Daf Trucks Ltd		
Nearest Settlement	Thame	Site size (Hectares)	4.19

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

170

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

78

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Ladygrove Farm		
Nearest Settlement	Didcot	Site size (Hectares)	4.56

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

123

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

31

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land to the West of Wallingford (Site B) Phase 3		
Nearest Settlement	Wallingford	Site size (Hectares)	4.87

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

131

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

40

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Blounts Farm		
Nearest Settlement	Sonning Common	Site size (Hectares)	0.85

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

3,400

Residential  
Development Capacity  
(Dwellings)

26

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land at Haseley Road		
Nearest Settlement	Little Milton	Site size (Hectares)	0.65

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	41.5%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

7

### Residential Development Indicative Trajectory

Years 1-5

7

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	St Andrews Court		
Nearest Settlement	Thame	Site size (Hectares)	0.28

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

13

### Residential Development Indicative Trajectory

Years 1-5

13

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Icknield Farm		
Nearest Settlement	Ispden	Site size (Hectares)	0.35

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,400

Residential  
Development Capacity  
(Dwellings)

11

### Residential Development Indicative Trajectory

Years 1-5

11

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Drayton House Farm (modern buildings)		
Nearest Settlement	Drayton St Leonard	Site size (Hectares)	0.38

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

17

### Residential Development Indicative Trajectory

Years 1-5

17

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land at Station Road, Lydalls Road & Haydon Road		
Nearest Settlement	Didcot	Site size (Hectares)	1.02

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

41

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

14

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land to the West of Wallingford (Site B) Phase 1 Wallingford		
Nearest Settlement	Wallingford	Site size (Hectares)	11.09

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

216

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

124

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land East of A329 and North of Cranford Lodge

Nearest Settlement

Moulsford

Site size (Hectares)

8.86

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

35,440

Residential  
Development Capacity  
(Dwellings)

213

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

121

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Former Carmel College		
Nearest Settlement	Mongewell	Site size (Hectares)	31.18

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	30.9%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

602

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

2

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Wyevale Country Gardens Reading Road		
Nearest Settlement	Lower Shiplake	Site size (Hectares)	1.78

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

48

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

21

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Land at Didcot Town Football Club

Nearest Settlement

Didcot

Site size (Hectares)

3.50

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

142

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

50

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Pearith Farm		
Nearest Settlement	Didcot	Site size (Hectares)	1.47

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

40

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

12

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land West of Marley Lane		
Nearest Settlement	Chalgrove	Site size (Hectares)	19.72

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	27.6%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

379

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

17

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Parkside, Henley-on-Thames		
Nearest Settlement	Henley	Site size (Hectares)	0.46

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

21

### Residential Development Indicative Trajectory

Years 1-5

21

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land to the West of Windmill Road

Nearest Settlement

Thame

Site size (Hectares)

1.32

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

36

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

8

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land adjacent to The Orchard		
Nearest Settlement	Roke	Site size (Hectares)	1.21

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

33

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

5

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Hallmark House		
Nearest Settlement	Henley	Site size (Hectares)	0.50

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

23

### Residential Development Indicative Trajectory

Years 1-5

23

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

The Barn House, 46 Lower Icknield Way

Nearest Settlement

Chinnor

Site size (Hectares)

0.58

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

26

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Wallingford Site E, Wallingford

Nearest Settlement

Wallingford

Site size (Hectares)

26.96

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

526

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

526

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Aston Rowant Cricket Club		
Nearest Settlement	Kingston Blount	Site size (Hectares)	5.30

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

21,200

Residential  
Development Capacity  
(Dwellings)

127

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

35

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land rear of 59-63 Lower Icknield Way

Nearest Settlement

Chinnor

Site size (Hectares)

0.62

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

28

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

1

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land southeast of Irton House, Warpsgrove Lane, Chalgrove		
Nearest Settlement	Chalgrove	Site size (Hectares)	1.00

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

4,000

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Bushell Business Estate		
Nearest Settlement	Wallingford	Site size (Hectares)	1.35

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

5,400

Residential  
Development Capacity  
(Dwellings)

55

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

9

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land to the east of Reading Road		
Nearest Settlement	Lower Shiplake	Site size (Hectares)	2.66

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

72

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

26

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Joyce Grove		
Nearest Settlement	Nettlebed	Site size (Hectares)	11.26

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

220

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

128

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Manor Farm, Road Running Through Henton		
Nearest Settlement	Henton	Site size (Hectares)	1.02

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

41

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

14

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land South of Greenwood Avenue		
Nearest Settlement	Chinnor	Site size (Hectares)	3.79

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

102

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

11

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Bishopswood Farm, Reade's Lane		
Nearest Settlement	Sonning Common	Site size (Hectares)	0.50

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

15

### Residential Development Indicative Trajectory

Years 1-5

15

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	69-71 Gidley Way		
Nearest Settlement	Horspath	Site size (Hectares)	0.31

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

14

### Residential Development Indicative Trajectory

Years 1-5

14

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Thame NDP Site 2: Land at The Elms		
Nearest Settlement	Thame	Site size (Hectares)	2.92

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

118

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

26

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Crowell Road		
Nearest Settlement	Chinnor	Site size (Hectares)	1.75

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

47

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

20

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Church Farm

Nearest Settlement

Holton

Site size (Hectares)

0.30

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

14

### Residential Development Indicative Trajectory

Years 1-5

14

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Nearest Settlement

Site size (Hectares)

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

Ancient Woodland Area (%)

Special Area of Conservation Area (%)

Scheduled Monument Area (%)

Site of Special Scientific Interest Area (%)

Registered Park/ Garden Area (%)

### Step 2 Assessment

In the Green Belt and not within a settlement?

In a National Landscape and not within or adjacent to settlement?

Area outside Flood Zone 3a under threshold?

Area outside BMV agricultural land under threshold?

### Suitability Conclusion

Is the site suitable?

## Achievability

Is the proposed development achievable at this location?

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

11,120

Residential  
Development Capacity  
(Dwellings)

113

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

21

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land to the west of Priests close, Nettlebed

Nearest Settlement

Nettlebed

Site size (Hectares)

0.78

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

23

### Residential Development Indicative Trajectory

Years 1-5

23

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land to the South and West of Nettlebed Service station

Nearest Settlement

Nettlebed

Site size (Hectares)

1.29

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

35

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

8

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Didcot Gateway		
Nearest Settlement	Didcot	Site size (Hectares)	4.34

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

176

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

84

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Berinsfield Garden Village		
Nearest Settlement	Berinsfield	Site size (Hectares)	132.43

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	4.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

529,555

Residential  
Development Capacity  
(Dwellings)

2582

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

750

Years 16+

1,232

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Northfield		
Nearest Settlement	Garsington	Site size (Hectares)	68.00

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	14.5%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

1323

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

723

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Orchard Centre Phase 2		
Nearest Settlement	Didcot	Site size (Hectares)	11.18

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

327

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

235

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	North Weston Garden Village		
Nearest Settlement	North Weston	Site size (Hectares)	343.85

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	21.7%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,374,532

Residential  
Development Capacity  
(Dwellings)

6701

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

750

Years 16+

5,351

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land south of Grenoble Road, Oxford		
Nearest Settlement	Sandford-on-Thames	Site size (Hectares)	207.75

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	5.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

830,802

Residential  
Development Capacity  
(Dwellings)

4050

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

750

Years 16+

2,700

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land north of Emmer Green		
Nearest Settlement	Sonning Common	Site size (Hectares)	26.51

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

517

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

517

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Berinsfield		
Nearest Settlement	Berinsfield	Site size (Hectares)	195.64

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	3.4%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

3814

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

750

Years 16+

2,464

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Cholsey Fields, Cholsey		
Nearest Settlement	Cholsey	Site size (Hectares)	28.42

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

554

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

554

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land west of Thame		
Nearest Settlement	Thame	Site size (Hectares)	70.41

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	26.5%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

1368

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

750

Years 16+

18

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Campion Hall Gardens, Didcot

Nearest Settlement

Didcot

Site size (Hectares)

0.29

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

9

### Residential Development Indicative Trajectory

Years 1-5

9

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Lincoln Gardens, Didcot		
Nearest Settlement	Didcot	Site size (Hectares)	0.76

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

23

### Residential Development Indicative Trajectory

Years 1-5

23

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land west of Bayswater Road		
Nearest Settlement	Forest Hill	Site size (Hectares)	249.35

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	2.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

4854

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

750

Years 16+

3,504

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	North Reading Broad Area		
Nearest Settlement	Playhatch	Site size (Hectares)	149.90

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.1%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

2676

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

750

Years 16+

1,326

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land at Abingdon Road, Didcot		
Nearest Settlement	Didcot	Site size (Hectares)	14.77

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

288

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

196

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land at High Street, Tetsworth		
Nearest Settlement	Tetsworth	Site size (Hectares)	4.04

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

109

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

17

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at North Weston		
Nearest Settlement	North Weston	Site size (Hectares)	106.75

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	20.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

426,197

Residential  
Development Capacity  
(Dwellings)

2078

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

750

Years 16+

728

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Richmead Park

Nearest Settlement

Didcot

Site size (Hectares)

60.26

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

1175

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

575

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land to the West of Elm Road		
Nearest Settlement	North Moreton	Site size (Hectares)	0.60

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

18

### Residential Development Indicative Trajectory

Years 1-5

18

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land on south east of Milton Road		
Nearest Settlement	Stadhampton	Site size (Hectares)	3.45

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

93

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

48

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Land at Bushes Lane

Nearest Settlement

Nettlebed

Site size (Hectares)

0.38

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

11

### Residential Development Indicative Trajectory

Years 1-5

11

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Wilson's Rare Breed Poultry

Nearest Settlement

Cholsey

Site size (Hectares)

2.13

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

58

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

12

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	CHOL6 Land between 4b & Fairways Church Road		
Nearest Settlement	Cholsey	Site size (Hectares)	1.71

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

6,840

Residential  
Development Capacity  
(Dwellings)

46

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

19

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land between 46 and 56 Hill Road

Nearest Settlement

Watlington

Site size (Hectares)

0.30

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,200

Residential  
Development Capacity  
(Dwellings)

14

### Residential Development Indicative Trajectory

Years 1-5

14

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Church Paddock

Nearest Settlement

Aston Rowant

Site size (Hectares)

1.06

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

29

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

1

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Thames Farm Barn

Nearest Settlement

Lower Shiplake

Site size (Hectares)

0.41

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

12

### Residential Development Indicative Trajectory

Years 1-5

12

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land to the west of New Farm		
Nearest Settlement	Chinnor	Site size (Hectares)	10.67

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.4%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

208

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

116

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Lower Icknield Way		
Nearest Settlement	Chinnor	Site size (Hectares)	3.66

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

99

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

53

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Cuckoo Penn Paddock		
Nearest Settlement	Warborough & Shillingford NE of	Site size (Hectares)	1.36

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

37

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

10

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land north of the Three Pigeons		
Nearest Settlement	Milton Common	Site size (Hectares)	0.32

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,280

Residential  
Development Capacity  
(Dwellings)

10

### Residential Development Indicative Trajectory

Years 1-5

10

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land south of Kelham Hall Drive		
Nearest Settlement	Wheatley	Site size (Hectares)	10.39

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

203

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

111

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land West of Peppard Road		
Nearest Settlement	Kidmore End	Site size (Hectares)	14.52

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

283

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

191

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Site G, Land South of A418

Nearest Settlement

Thame

Site size (Hectares)

4.27

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

17,080

Residential  
Development Capacity  
(Dwellings)

115

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

23

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Land north of Didcot

Nearest Settlement

Didcot

Site size (Hectares)

136.51

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

7.5%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

2659

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

750

Years 16+

1,309

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Site F, Land to the North of Oxford Road

Nearest Settlement

Thame

Site size (Hectares)

25.51

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

29.9%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

492

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

130

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Blackditch Farm

Nearest Settlement

Thame

Site size (Hectares)

25.79

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.3%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

103,149

Residential  
Development Capacity  
(Dwellings)

503

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

503

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Chiltern Fields		
Nearest Settlement	Watlington	Site size (Hectares)	3.69

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

100

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

54

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Nearest Settlement

Site size (Hectares)

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

Ancient Woodland Area (%)

Special Area of Conservation Area (%)

Scheduled Monument Area (%)

Site of Special Scientific Interest Area (%)

Registered Park/ Garden Area (%)

### Step 2 Assessment

In the Green Belt and not within a settlement?

In a National Landscape and not within or adjacent to settlement?

Area outside Flood Zone 3a under threshold?

Area outside BMV agricultural land under threshold?

### Suitability Conclusion

Is the site suitable?

## Achievability

Is the proposed development achievable at this location?

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

276

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

184

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Willow Brook adjacent field		
Nearest Settlement	Roke	Site size (Hectares)	1.16

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

31

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

4

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land West of Old Reading Road		
Nearest Settlement	Crowmarsh Gifford	Site size (Hectares)	8.37

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

201

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

109

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land at junction of Chalford Road and Stert Road

Nearest Settlement

Sydenham

Site size (Hectares)

1.37

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

37

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

10

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land at Moulesford East of Reading Road		
Nearest Settlement	Cholsey	Site size (Hectares)	8.92

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

35,680

Residential  
Development Capacity  
(Dwellings)

214

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

122

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Caversham Lakes		
Nearest Settlement	Playhatch	Site size (Hectares)	179.85

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	85.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

714,321

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land adjoining Park Villa		
Nearest Settlement	Sydenham	Site size (Hectares)	0.82

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

25

### Residential Development Indicative Trajectory

Years 1-5

25

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land East of Greenmore		
Nearest Settlement	Woodcote	Site size (Hectares)	0.75

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

23

### Residential Development Indicative Trajectory

Years 1-5

23

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Land east of Benson Lane

Nearest Settlement

Crowmarsh Gifford

Site size (Hectares)

17.05

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

332

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

241

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land south of the A4130		
Nearest Settlement	Brightwell-cum-Sotwell	Site size (Hectares)	2.39

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

65

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

19

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Land at York Farm

Nearest Settlement

West Hagbourne

Site size (Hectares)

4.49

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

121

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

29

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land at North Stoke Farm		
Nearest Settlement	North Stoke	Site size (Hectares)	0.63

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,520

Residential  
Development Capacity  
(Dwellings)

28

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

1

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land at Cox's Lane

Nearest Settlement

Crowmarsh Gifford

Site size (Hectares)

22.13

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

432

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

70

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land south of High Street		
Nearest Settlement	Tetsworth	Site size (Hectares)	5.44

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

21,760

Residential  
Development Capacity  
(Dwellings)

131

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

39

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Chalgrove Airfield		
Nearest Settlement	Chalgrove	Site size (Hectares)	444.01

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	1.6%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,775,978

Residential  
Development Capacity  
(Dwellings)

8658

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

750

Years 16+

7,308

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land south of B480		
Nearest Settlement	Chalgrove	Site size (Hectares)	7.68

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	7.4%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

183

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

91

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land on the north side of Mill Lane

Nearest Settlement

Chinnor

Site size (Hectares)

22.71

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

35.4%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

89,424

Residential  
Development Capacity  
(Dwellings)

436

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

74

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land on the west side of Oakley Lane

Nearest Settlement

Chinnor

Site size (Hectares)

3.72

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

100

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

9

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land south of Britwell Road		
Nearest Settlement	Watlington	Site size (Hectares)	1.30

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	10.8%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

48

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

21

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

The Views

Nearest Settlement

Ewelme

Site size (Hectares)

0.36

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

11

### Residential Development Indicative Trajectory

Years 1-5

11

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Brook Farm		
Nearest Settlement	Benson	Site size (Hectares)	0.25

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

8

### Residential Development Indicative Trajectory

Years 1-5

8

Year 6-10

0

Year 11-15

0

Years 16+

-1

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land at Ewelme

Nearest Settlement

Ewelme

Site size (Hectares)

1.39

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

38

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

10

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Chilltern's End

Nearest Settlement

Henley

Site size (Hectares)

0.97

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

29

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

2

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land at Guyden's Farm		
Nearest Settlement	Garsington	Site size (Hectares)	15.64

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

62,560

Residential  
Development Capacity  
(Dwellings)

305

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

213

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land at Thames Valley Gymnastics Dorian Centre

Nearest Settlement

Sonning Common

Site size (Hectares)

0.82

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

37

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

10

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Highdown Avenue		
Nearest Settlement	Tokers Green	Site size (Hectares)	2.02

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

55

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

9

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Tokers Green Farm Yard		
Nearest Settlement	Tokers Green	Site size (Hectares)	0.41

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

12

### Residential Development Indicative Trajectory

Years 1-5

12

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Gillotts School, Henley-on-Thames		
Nearest Settlement	Henley	Site size (Hectares)	3.71

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

100

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

8

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Dysons Wood Farmyard		
Nearest Settlement	Tokers Green	Site size (Hectares)	2.10

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

57

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

11

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land southwest of Chinnor		
Nearest Settlement	Chinnor	Site size (Hectares)	51.25

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

999

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

399

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land Associated with Church Farm

Nearest Settlement

Woodcote

Site size (Hectares)

4.01

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

108

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

16

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Newell's Farm		
Nearest Settlement	Stadhampton	Site size (Hectares)	21.49

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	12.7%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.1%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

396

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

34

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land east of Golden Hills		
Nearest Settlement	Chinnor	Site size (Hectares)	1.67

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

45

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

18

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	South Fleet		
Nearest Settlement	Didcot	Site size (Hectares)	33.47

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

653

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

53

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Goulds Grove		
Nearest Settlement	Ewelme	Site size (Hectares)	0.54

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,160

Residential  
Development Capacity  
(Dwellings)

16

### Residential Development Indicative Trajectory

Years 1-5

16

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Harrington		
Nearest Settlement	Tetsworth	Site size (Hectares)	492.50

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	6.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,962,242

Residential  
Development Capacity  
(Dwellings)

9566

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

750

Years 16+

8,216

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at no. 54 Kennylands Road		
Nearest Settlement	Sonning Common	Site size (Hectares)	0.59

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

18

### Residential Development Indicative Trajectory

Years 1-5

18

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land northwest of Sydenham Road		
Nearest Settlement	Sydenham	Site size (Hectares)	4.66

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

126

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

34

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land north and south of A418 Thame Road

Nearest Settlement

Thame

Site size (Hectares)

66.72

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

27.4%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

265,783

Residential  
Development Capacity  
(Dwellings)

1296

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

696

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land At Reading Road		
Nearest Settlement	Cholsey	Site size (Hectares)	35.87

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

699

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

99

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Manor Farm Forest Hill		
Nearest Settlement	Forest Hill	Site size (Hectares)	0.65

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.
-----------------------	---

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,600

Residential  
Development Capacity  
(Dwellings)

20

### Residential Development Indicative Trajectory

Years 1-5

20

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Rearmost Garden Area		
Nearest Settlement	Ewelme	Site size (Hectares)	0.32

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

10

### Residential Development Indicative Trajectory

Years 1-5

10

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land South of B4009 (Watlington Road)		
Nearest Settlement	Benson	Site size (Hectares)	7.91

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

190

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

98

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

47 Aylesbury Road

Nearest Settlement

Thame

Site size (Hectares)

1.74

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

54.6%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

48

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

21

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land east of Stadhampton		
Nearest Settlement	Stadhampton	Site size (Hectares)	1.64

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

44

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

17

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Land southeast of Chalford Road

Nearest Settlement

Sydenham

Site size (Hectares)

0.97

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

5.2%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

28

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land to the rear of Alpen Rose		
Nearest Settlement	Sonning Common	Site size (Hectares)	0.37

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

11

### Residential Development Indicative Trajectory

Years 1-5

11

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land at High Street		
Nearest Settlement	Long Wittenham	Site size (Hectares)	3.12

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	1.9%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

84

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

38

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Milton Common		
Nearest Settlement	Milton Common	Site size (Hectares)	32.95

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

131,800

Residential  
Development Capacity  
(Dwellings)

643

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

43

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	South Oxford Science Village		
Nearest Settlement	Sandford-on-Thames	Site size (Hectares)	157.17

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
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**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

628,673

Residential  
Development Capacity  
(Dwellings)

3065

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

750

Years 16+

1,715

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land between A4074 and Clack's Lane		
Nearest Settlement	Crowmarsh Gifford	Site size (Hectares)	5.55

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

133

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

41

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land north of Nosworthy Way		
Nearest Settlement	Crowmarsh Gifford	Site size (Hectares)	27.94

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

545

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

545

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land off Kennylands Road		
Nearest Settlement	Sonning Common	Site size (Hectares)	9.01

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

216

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

124

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land to the south of Saxons Heath		
Nearest Settlement	Long Wittenham	Site size (Hectares)	9.75

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

234

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

142

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Red Cow House		
Nearest Settlement	Stoke Row	Site size (Hectares)	0.55

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

17

### Residential Development Indicative Trajectory

Years 1-5

17

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Hithercroft Farm		
Nearest Settlement	Wallingford	Site size (Hectares)	12.36

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

49,434

Residential  
Development Capacity  
(Dwellings)

241

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

149

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Thame Showground		
Nearest Settlement	Thame	Site size (Hectares)	35.11

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

140,440

Residential  
Development Capacity  
(Dwellings)

685

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

85

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land off Monument Road

Nearest Settlement

Chalgrove

Site size (Hectares)

11.72

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

229

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

137

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Bolney Lane		
Nearest Settlement	Lower Shiplake	Site size (Hectares)	4.91

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

19,640

Residential  
Development Capacity  
(Dwellings)

133

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

41

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land to the west of Braze Lane

Nearest Settlement

Benson

Site size (Hectares)

7.75

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

186

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

94

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Old Aston Rowant Station site and the disused trackbed between Chinnor Station and Aston Rowant Station		
<b>Nearest Settlement</b>	Chinnor	<b>Site size (Hectares)</b>	3.76

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

15,040

Residential  
Development Capacity  
(Dwellings)

102

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

10

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Lucy's Farm		
Nearest Settlement	Henley	Site size (Hectares)	8.21

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

197

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

105

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

The Old Farmyard

Nearest Settlement

Kidmore End

Site size (Hectares)

0.35

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,400

Residential  
Development Capacity  
(Dwellings)

11

### Residential Development Indicative Trajectory

Years 1-5

11

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land off Wyfold Lane		
Nearest Settlement	Sonning Common	Site size (Hectares)	0.91

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land to the north of Greys Road opposite Highlands Park		
Nearest Settlement	Henley	Site size (Hectares)	5.21

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

125

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

33

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Brightwell Farm		
Nearest Settlement	Brightwell-cum-Sotwell	Site size (Hectares)	2.34

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

63

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

18

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land east of St Hugh's Rise		
Nearest Settlement	Didcot	Site size (Hectares)	2.41

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

65

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

20

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Court House Farm		
Nearest Settlement	Toot Baldon	Site size (Hectares)	0.63

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

28

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

1

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land to the south of Greys Road		
Nearest Settlement	Henley	Site size (Hectares)	1.01

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Glebe Farm		
Nearest Settlement	Watlington	Site size (Hectares)	4.17

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

113

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

21

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Monument Field		
Nearest Settlement	Mongewell	Site size (Hectares)	3.21

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	23.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

11,918

Residential  
Development Capacity  
(Dwellings)

80

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

35

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Webbs Yard		
Nearest Settlement	Watlington	Site size (Hectares)	0.96

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	4.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

28

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at, and to the rear of, 81 Lower Icknield Way		
Nearest Settlement	Chinnor	Site size (Hectares)	1.50

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

61

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

15

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land off Watlington Road		
Nearest Settlement	Lewknor	Site size (Hectares)	2.12

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

57

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

12

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land West of Culham Science Centre

Nearest Settlement

Culham

Site size (Hectares)

221.62

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

7.2%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

886,192

Residential  
Development Capacity  
(Dwellings)

4320

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

750

Years 16+

2,970

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Chinnor Turf		
Nearest Settlement	Chinnor	Site size (Hectares)	1.82

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

49

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

22

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Vauxhall Barracks		
Nearest Settlement	Didcot	Site size (Hectares)	10.60

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

310

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

218

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Blounts Farm		
Nearest Settlement	Sonning Common	Site size (Hectares)	1.83

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

49

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

22

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Badgemore House

Nearest Settlement

Henley

Site size (Hectares)

0.58

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

17

### Residential Development Indicative Trajectory

Years 1-5

17

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land south of Thame

Nearest Settlement

Thame

Site size (Hectares)

22.84

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

19.2%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

90,591

Residential  
Development Capacity  
(Dwellings)

442

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

80

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Glebe Field		
Nearest Settlement	South Stoke	Site size (Hectares)	2.45

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

99

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

54

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Garden Cottage		
Nearest Settlement	Henley	Site size (Hectares)	0.31

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

9

### Residential Development Indicative Trajectory

Years 1-5

9

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Rycote Lane Farm (south)		
Nearest Settlement	Milton Common	Site size (Hectares)	0.48

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,920

Residential  
Development Capacity  
(Dwellings)

14

### Residential Development Indicative Trajectory

Years 1-5

14

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Moles End		
Nearest Settlement	Milton Common	Site size (Hectares)	0.29

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,160

Residential  
Development Capacity  
(Dwellings)

9

### Residential Development Indicative Trajectory

Years 1-5

9

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Sylinger Triangle		
Nearest Settlement	Chalgrove	Site size (Hectares)	2.51

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

10,040

Residential  
Development Capacity  
(Dwellings)

68

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

22

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Camp Corner Triangle		
Nearest Settlement	Chalgrove	Site size (Hectares)	0.51

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,040

Residential  
Development Capacity  
(Dwellings)

15

### Residential Development Indicative Trajectory

Years 1-5

15

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land east of Didcot Road		
Nearest Settlement	Long Wittenham	Site size (Hectares)	4.63

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

124

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

32

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land between Coopers Pightle & Butlers Orchard

Nearest Settlement

Kidmore End

Site size (Hectares)

0.37

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

11

### Residential Development Indicative Trajectory

Years 1-5

11

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land to east of Lower Ham Buildings (aka Upthorpe Farm)		
Nearest Settlement	Aston Upthorpe/Aston Tirrold	Site size (Hectares)	0.52

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

23

### Residential Development Indicative Trajectory

Years 1-5

23

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Milton House

Nearest Settlement

Little Milton

Site size (Hectares)

0.63

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

28

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

1

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Holton House		
Nearest Settlement	Holton	Site size (Hectares)	0.66

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?

Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,640

Residential  
Development Capacity  
(Dwellings)

20

### Residential Development Indicative Trajectory

Years 1-5

20

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land lying on the south side of High Street		
Nearest Settlement	Lewknor	Site size (Hectares)	1.81

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

49

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

22

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land south of High Street		
Nearest Settlement	Watlington	Site size (Hectares)	53.60

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	6.7%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

1044

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

444

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land to the North of the High Street		
Nearest Settlement	South Moreton	Site size (Hectares)	2.14

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

8,560

Residential  
Development Capacity  
(Dwellings)

58

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

12

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Diagnostic Reagents/Worcester Cottage		
Nearest Settlement	Thame	Site size (Hectares)	1.18

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

32

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

5

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Upper Farm

Nearest Settlement

Warborough & Shillingford NE of

Site size (Hectares)

5.07

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

122

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

30

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Blackalls Farm Buildings		
Nearest Settlement	Cholsey	Site size (Hectares)	0.90

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

3,600

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land adjacent to Lizard Bank		
Nearest Settlement	West Hagbourne	Site size (Hectares)	1.29

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

35

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

8

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land West of Mongewell		
Nearest Settlement	Cholsey	Site size (Hectares)	3.31

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	30.8%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

12,007

Residential  
Development Capacity  
(Dwellings)

81

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

36

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land at Beech Farm		
Nearest Settlement	Postcombe	Site size (Hectares)	1.13

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

31

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

3

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Hale Road		
Nearest Settlement	Benson	Site size (Hectares)	20.27

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	2.3%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

80,987

Residential  
Development Capacity  
(Dwellings)

395

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

33

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Thame Park Road		
Nearest Settlement	Thame	Site size (Hectares)	5.25

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	4.8%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

125

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

33

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Land east of Church Farm

Nearest Settlement

Woodcote

Site size (Hectares)

1.97

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

80

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

34

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	North Side of Leys Farm		
Nearest Settlement	Moreton	Site size (Hectares)	0.62

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

28

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

1

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land East of New Road (B4016)		
Nearest Settlement	East Hagbourne	Site size (Hectares)	0.46

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

14

### Residential Development Indicative Trajectory

Years 1-5

14

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land north of B4009		
Nearest Settlement	Britwell Salome	Site size (Hectares)	0.90

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	1,2,3 and 4 Watcombe Manor Farm Cottages		
Nearest Settlement	Watlington	Site size (Hectares)	2.31

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

9,240

Residential  
Development Capacity  
(Dwellings)

62

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

17

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Hagbourne Fields		
Nearest Settlement	Didcot	Site size (Hectares)	39.65

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

773

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

173

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land east of Park Road		
Nearest Settlement	Didcot	Site size (Hectares)	4.47

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

121

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

29

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land off Britwell Road		
Nearest Settlement	Watlington	Site size (Hectares)	23.94

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

467

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

105

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at junction of Aston Rowant Road and Chinnor Road		
Nearest Settlement	Aston Rowant	Site size (Hectares)	1.56

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

42

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

15

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land at 39a High Street

Nearest Settlement

Chinnor

Site size (Hectares)

3.22

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

87

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

41

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Ladygrove East		
Nearest Settlement	Didcot	Site size (Hectares)	29.84

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

582

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

582

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Gatehampton Road		
Nearest Settlement	Goring	Site size (Hectares)	11.96

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

233

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

141

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Mount Hill Farm		
Nearest Settlement	Tetsworth	Site size (Hectares)	7.08

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

170

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

78

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land lying north of the High Street		
Nearest Settlement	Lewknor	Site size (Hectares)	1.00

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Moreton Road		
Nearest Settlement	Moreton	Site size (Hectares)	0.42

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

19

### Residential Development Indicative Trajectory

Years 1-5

19

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Culham Science Centre		
Nearest Settlement	Culham	Site size (Hectares)	76.89

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

307,560

Residential  
Development Capacity  
(Dwellings)

1499

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

750

Years 16+

149

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land off Sires Hill

Nearest Settlement

Didcot

Site size (Hectares)

23.12

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

92,480

Residential  
Development Capacity  
(Dwellings)

451

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

270

Year 11-15

89

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	New Barn Farm		
Nearest Settlement	Cholsey	Site size (Hectares)	0.52

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,080

Residential  
Development Capacity  
(Dwellings)

16

### Residential Development Indicative Trajectory

Years 1-5

16

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land south of High Street		
Nearest Settlement	Kingston Blount	Site size (Hectares)	0.96

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

29

### Residential Development Indicative Trajectory

Years 1-5

Year 6-10

Year 11-15

Years 16+

27

2

0

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land east of Sandringham Road

Nearest Settlement

Didcot

Site size (Hectares)

12.22

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

238

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

146

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land to the West of York Road		
Nearest Settlement	West Hagbourne	Site size (Hectares)	2.78

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

11,120

Residential  
Development Capacity  
(Dwellings)

75

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

30

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	New Barn Farm (Cholsey) Quarry		
Nearest Settlement	Cholsey	Site size (Hectares)	68.43

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	2.9%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

273,603

Residential  
Development Capacity  
(Dwellings)

1334

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

734

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land east of Church Road		
Nearest Settlement	Cholsey	Site size (Hectares)	10.35

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	41.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

239

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

147

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Land to the West of Windmill Road

Nearest Settlement

Towersey

Site size (Hectares)

2.26

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

61

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

16

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land to the north of Thame Road		
Nearest Settlement	Towersey	Site size (Hectares)	5.81

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

139

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

48

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land south west of Thame (Highfields)		
Nearest Settlement	Thame	Site size (Hectares)	40.25

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	8.8%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

783

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

183

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land off New Road		
Nearest Settlement	Lower Shiplake	Site size (Hectares)	2.54

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

69

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

23

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land off New Road		
Nearest Settlement	Didcot	Site size (Hectares)	1.66

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

45

### Residential Development Indicative Trajectory

Years 1-5

27

Year 6-10

18

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land Adjacent to Chinnor Rugby Club		
Nearest Settlement	Thame	Site size (Hectares)	3.64

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

14,560

Residential  
Development Capacity  
(Dwellings)

98

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

53

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land southeast of Moorend Lane, Thame, OX9 3JL		
Nearest Settlement	Thame	Site size (Hectares)	30.93

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

123,720

Residential  
Development Capacity  
(Dwellings)

603

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

3

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land South of Kingsey Road		
Nearest Settlement	Thame	Site size (Hectares)	12.24

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

239

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

147

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at High Road		
Nearest Settlement	Brightwell-cum-Sotwell	Site size (Hectares)	4.25

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

115

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

23

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land east of Caversham Park Road		
Nearest Settlement	Playhatch	Site size (Hectares)	40.79

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

781

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

181

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land south of St Helen's Avenue		
Nearest Settlement	Benson	Site size (Hectares)	3.59

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

97

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

51

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land at B480

Nearest Settlement

Chalgrove

Site size (Hectares)

11.89

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

1.9%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

231

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

140

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land off Peppard Road		
Nearest Settlement	Dunsden Green	Site size (Hectares)	13.56

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

264

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

173

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land forming part of site STRAT 13: Land North of Bayswater Brook		
Nearest Settlement	Beckley	Site size (Hectares)	214.15

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	7.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

843,472

Residential  
Development Capacity  
(Dwellings)

4112

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

750

Years 16+

2,762

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Land to the West of Church Farm

Nearest Settlement

Woodcote

Site size (Hectares)

1.51

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

6,040

Residential  
Development Capacity  
(Dwellings)

61

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

16

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land to the North of South Moreton Church		
Nearest Settlement	South Moreton	Site size (Hectares)	0.88

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

26

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land to the south east of Gatehampton Road		
Nearest Settlement	Goring	Site size (Hectares)	0.60

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

18

### Residential Development Indicative Trajectory

Years 1-5

18

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land to the North and East of Church Farm House		
Nearest Settlement	Woodcote	Site size (Hectares)	5.34

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

128

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

36

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Lower Shiplake		
Nearest Settlement	Lower Shiplake	Site size (Hectares)	4.95

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

134

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

42

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Mount Hill Farm		
Nearest Settlement	Tetsworth	Site size (Hectares)	6.63

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

159

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

67

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land to the North of the A329 at Cholsey

Nearest Settlement

Cholsey

Site size (Hectares)

33.25

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

133,000

Residential  
Development Capacity  
(Dwellings)

648

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

48

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land to the East of Papermill Lane

Nearest Settlement

South Moreton

Site size (Hectares)

0.57

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

26

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land at the Junction of Anchor Lane and High Street		
Nearest Settlement	South Moreton	Site size (Hectares)	0.57

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	45.6%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

5

### Residential Development Indicative Trajectory

Years 1-5

5

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land South of Valley Park

Nearest Settlement

Didcot

Site size (Hectares)

6.20

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

149

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

57

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land to the west of Wallingford (Site B)		
Nearest Settlement	Wallingford	Site size (Hectares)	14.77

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

288

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

196

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

Thame Industrial Cluster

Nearest Settlement

Thame

Site size (Hectares)

14.83

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

59,316

Residential  
Development Capacity  
(Dwellings)

289

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

197

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Reading Road Industrial Estate, Henley-on-Thames		
Nearest Settlement	Henley	Site size (Hectares)	16.42

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

65,684

Residential  
Development Capacity  
(Dwellings)

320

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

228

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Monument Business Park, Chalgrove		
Nearest Settlement	Chalgrove	Site size (Hectares)	8.68

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

34,734

Residential  
Development Capacity  
(Dwellings)

208

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

117

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address

The Old Coal Yard

Nearest Settlement

Woodcote

Site size (Hectares)

0.34

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,340

Residential  
Development Capacity  
(Dwellings)

10

### Residential Development Indicative Trajectory

Years 1-5

10

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Little Baldon East		
Nearest Settlement	Marsh Baldon	Site size (Hectares)	0.45

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.
-----------------------	---

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,783

Residential  
Development Capacity  
(Dwellings)

13

### Residential Development Indicative Trajectory

Years 1-5

13

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Little Baldon West

Nearest Settlement

Marsh Baldon

Site size (Hectares)

0.73

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,933

Residential  
Development Capacity  
(Dwellings)

22

### Residential Development Indicative Trajectory

Years 1-5

22

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land south of Plough Lane, Shiplake		
Nearest Settlement	Shiplake Cross	Site size (Hectares)	2.34

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

63

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

18

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land on the north-western side of Wallingford Road, Cholsey		
Nearest Settlement	Cholsey	Site size (Hectares)	7.81

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	25.4%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

30,222

Residential  
Development Capacity  
(Dwellings)

181

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

90

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land west of Kidmore End Road, adjoining Emmer Green

Nearest Settlement

Kidmore End

Site size (Hectares)

5.36

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

129

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

37

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address	Land to the south of High Street, Tetsworth		
Nearest Settlement	Tetsworth	Site size (Hectares)	4.04

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

109

### Residential Development Indicative Trajectory

Years 1-5

92

Year 6-10

17

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land west of the A4130 road and south of Hithercroft Road, Wallingford		
Nearest Settlement	Wallingford	Site size (Hectares)	41.85

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	2.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

816

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

216

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

Site Address	Land at Manor Farm Bungalow, Chalgrove		
Nearest Settlement	Chalgrove	Site size (Hectares)	2.98

**Suitability**

**Step 1 Assessment**

Flood Zone 3b Area (%)	0.8%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Step 2 Assessment**

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

80

### Residential Development Indicative Trajectory

Years 1-5

46

Year 6-10

35

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**VALE**

**5. Sites removed following Step 1  
assessment**

## Site Details

Site Address

Land at Frilford Golf Club

Nearest  
Settlement

Frilford

Site size  
(Hectares)

0.33

## Suitability

## Step 1 Assessment

Flood Zone 3b Area  
(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

100.0%

Registered Park/  
Garden Area (%)

0.0%

## Conclusion

Conclusion

More than 50% of site in SSSI with less than 0.25ha remaining once constraint removed.

## Site Reference

VH454

### Site Details

#### Site Address

Land east of Eighth Street and South of Bequerel Avenue. Harwell Campus, Didcot OX11 0RA

#### Nearest Settlement

Chilton

#### Site size (Hectares)

0.71

### Suitability

#### Step 1 Assessment

#### Flood Zone 3b Area (%)

0.0%

#### Ancient Woodland Area (%)

0.0%

#### Special Area of Conservation Area (%)

0.0%

#### Scheduled Monument Area (%)

0.0%

#### Site of Special Scientific Interest Area (%)

0.0%

#### Registered Park/Garden Area (%)

0.0%

### Conclusion

#### Conclusion

Remove site as no further potential to increase capacity.

**Site Details**

<b>Site Address</b>	Land to the rear of Willow Barn, Ebbs Lane, East Hanney		
<b>Nearest Settlement</b>	East Hanney	<b>Site size (Hectares)</b>	0.73

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	85.3%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Conclusion**

<b>Conclusion</b>	Less than 0.25ha remaining once Flood Zone 3b removed
-------------------	---

## Site Reference

VH413

### Site Details

Site Address

Chowle Farm Industrial Estate, Great Coxwell Faringdon SN7 7SR

Nearest Settlement

Little Coxwell

Site size (Hectares)

1.21

### Suitability

#### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

5.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Conclusion

Conclusion

Remove site as no further potential to increase capacity.

**Site Details**

**Site Address**

Land east of Eighth Street and South of Phase 1 Access Road, Harwell Campus, Didcot OX11 0RA

**Nearest Settlement**

Harwell Campus

**Site size (Hectares)**

1.29

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Conclusion**

**Conclusion**

Remove site as no further potential to increase capacity of site

## Site Reference

VH125

### Site Details

Site Address

Land east of Howard Cornish Road at Hyde Copse, Marcham

Nearest Settlement

Marcham

Site size (Hectares)

1.36

### Suitability

#### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

88.3%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

### Conclusion

Conclusion

More than 50% of the site is covered by Ancient Woodland with less than 0.25ha remaining once constraint removed.



**Site Details**

**Site Address**

Minns Business Park at North Hinksey

**Nearest Settlement**

Botley

**Site size (Hectares)**

1.52

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

84.2%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Conclusion**

**Conclusion**

Less than 0.25ha remaining once Flood Zone 3b removed

**VALE**

**6. Sites removed following Step 2  
assessment**

## Site Details

Site Address

Land including and north of 133 Cumnor Road, Wootton

Nearest Settlement

Wootton

Site size (Hectares)

0.41

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

## Site Details

Site Address

Land to the South of 127 Cumnor Road, Henwood

Nearest  
Settlement

Wootton

Site size  
(Hectares)

0.43

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

## Site Details

Site Address

Paddock at Leys Farm, Leys Road, Cumnor, Oxford, OX2 9QF

Nearest Settlement

Cumnor

Site size (Hectares)

0.73

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Boars Hill Farm Yard, Boars Hill Farm, Fox Lane, Wootton, Oxford, OX1 5DS

Nearest Settlement

Wootton

Site size (Hectares)

0.73

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

## Site Details

Site Address

Nearest Settlement

Site size (Hectares)

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

Ancient Woodland Area (%)

Special Area of Conservation Area (%)

Scheduled Monument Area (%)

Site of Special Scientific Interest Area (%)

Registered Park/ Garden Area (%)

### Stage 2 Assessment

In the Green Belt and not within a settlement?

In a National Landscape and not within or adjacent to settlement?

Area outside Zone 3a under threshold?

Area outside BMV agricultural land under threshold?

### Suitability Conclusion

Is the site suitable?

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

**Site Details**

Site Address

Land to the rear of the Old Manor, Sunningwell

Nearest  
Settlement

Sunningwell

Site size  
(Hectares)

0.80

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.



**Site Details**

Site Address

Land west of Cumnor Road, Henwood

Nearest  
Settlement

Wootton

Site size  
(Hectares)

0.89

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

## Site Details

Site Address

Land west of Eaton Road, Appleton

Nearest  
Settlement

Appleton

Site size  
(Hectares)

0.92

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land to the rear of 22 North Hinksey Village, Land to the rear of 22 North Hinksey Village, Oxford, OX2 0NA

Nearest Settlement

North Hinksey

Site size (Hectares)

0.92

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

**Site Address**

Land to north west of the A34 Chilton Interchange junction, Chilton, Oxfordshire

**Nearest Settlement**

Chilton

**Site size (Hectares)**

0.96

## Suitability

### Stage 1 Assessment

**FZ 3b Area(%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

### Stage 2 Assessment

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

Yes

**Area outside Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

### Suitability Conclusion

**Is the site suitable?**

No

## Conclusion

**Conclusion**

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address

Paddock at No. 2 Sunningwell Road, Boars Hill, Sunningwell, Abingdon, OX13 6RL

Nearest Settlement

Sunningwell

Site size (Hectares)

1.07

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land at Henwood

Nearest Settlement

Wootton

Site size (Hectares)

1.35

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

**Site Details**

Site Address

Land West of the A420, Cumnor, OX2 9PQ

Nearest  
Settlement

Cumnor

Site size  
(Hectares)

1.43

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Blagrove Lodge, Fox Lane, near Wootton

Nearest Settlement

Wootton

Site size (Hectares)

1.49

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.



## Site Details

Site Address

Starville Farm, Whitecross

Nearest Settlement

Wootton

Site size (Hectares)

1.57

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

## Site Details

Site Address

Land at Hides Copse Farm, Chawley Lane, Cumnor

Nearest  
Settlement

Botley

Site size  
(Hectares)

1.58

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

## Site Details

Site Address

Land opposite Middle Farm, Wootton

Nearest Settlement

Wootton

Site size (Hectares)

1.62

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land lying south of Appleton Road, Cumnor

Nearest  
Settlement

Cumnor

Site size  
(Hectares)

1.69

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

Yes

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is within the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant circumstances to justify the release of Green Belt Land.

**Site Details**

Site Address

Land at Harwell, Reading Road

Nearest  
Settlement

Harwell

Site size  
(Hectares)

1.86

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

Yes

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address	Land at junction of Twelve Acre Drive with Radley Road, Abingdon OX14 2LX		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	1.89

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

### Suitability Conclusion

Is the site suitable?	No
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## Conclusion

Conclusion	The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.
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## Site Details

Site Address

Land to the north of Lamborough Hill, Wootton OX13 6BS

Nearest Settlement

Wootton

Site size (Hectares)

1.99

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land west of the Parish Church of St Peter, Wootton OX1 5HP

Nearest  
Settlement

Wootton

Site size  
(Hectares)

2.04

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.



## Site Details

Site Address

Land east of Cumnor Road, Wootton

Nearest Settlement

Wootton

Site size (Hectares)

2.08

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land to the north of Colegrove Down, Cumnor Hill, Oxford OX2

Nearest Settlement

Cumnor

Site size (Hectares)

2.24

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

**Site Details**

Site Address

Land to north east of A417, West Hagbourne

Nearest  
Settlement

Upton

Site size  
(Hectares)

2.26

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

Yes

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address

Land west of Lashford Lane, Dry Sandford, Abingdon, OX13 6DZ

Nearest Settlement

Dry Sandford

Site size (Hectares)

2.35

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.3%

Registered Park/ Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

**Site Details**

Site Address

Land south of Tudor Court, Botley

Nearest Settlement

Botley

Site size (Hectares)

2.44

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Stage 2 Assessment**

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land off Lincombe Lane, Boars Hill

Nearest Settlement

Wootton

Site size (Hectares)

2.55

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

13.3%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

## Site Details

Site Address

Land opposite Wootton C &amp; E Primary School, west of Boars Hill Road

Nearest Settlement

Wootton

Site size (Hectares)

2.60

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land at West Gardens, Boars Hill

Nearest  
Settlement

Wootton

Site size  
(Hectares)

2.64

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.



## Site Details

Site Address

Land East of A420, Cumnor, Oxford, OX2 9PX

Nearest Settlement

Cumnor

Site size (Hectares)

2.81

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land at Copse View, Wootton

Nearest  
Settlement

Wootton

Site size  
(Hectares)

3.19

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

## Site Details

Site Address

Land south of Tudor Court, Botley

Nearest Settlement

Botley

Site size (Hectares)

3.30

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land east of Denman's Lane, Cumnor

Nearest  
Settlement

Cumnor

Site size  
(Hectares)

3.54

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land at Boars Hill Farm, south of Fox Lane

Nearest  
Settlement

Wootton

Site size  
(Hectares)

3.57

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Boars Hill Farm, Fox Lane, Wootton, Oxford, OX1 5DS

Nearest  
Settlement

Wootton

Site size  
(Hectares)

3.78

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

**Site Details**

Site Address

Land east of Cumnor Road, Wootton

Nearest  
Settlement

Wootton

Site size  
(Hectares)

3.97

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land west of Peachcroft Farm, Abingdon-on-Thames

Nearest Settlement

Abingdon-on-Thames

Site size (Hectares)

4.05

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.



## Site Details

Site Address

Honey Bottom, off Green Lane Field, Dry Sandford

Nearest Settlement

Dry Sandford

Site size (Hectares)

4.13

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

**Site Details**

Site Address

Land north of Honeybottom Lane , Wootton, Abingdon, N/A

Nearest Settlement

Wootton

Site size (Hectares)

4.14

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Stage 2 Assessment**

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land at Boars Hill Farm, north of Fox Lane

Nearest Settlement

Wootton

Site size (Hectares)

4.14

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

**Site Details**

Site Address

Land off Appleton Road, Cumnor

Nearest  
Settlement

Cumnor

Site size  
(Hectares)

4.21

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

College Farm, High Street, Cumnor, Oxford, OX2 9PE

Nearest  
Settlement

Cumnor

Site size  
(Hectares)

4.27

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located in the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. No landowner intention to develop.

## Site Details

Site Address

Land south of Portway, adjacent to Ham Mill

Nearest Settlement

Wantage

Site size (Hectares)

4.46

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address

North west part of Ash Tree Farm, Farrington Road, Cumnor, Oxford, OX2 9QX

Nearest Settlement

Cumnor

Site size (Hectares)

4.60

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land east of Cumnor School

Nearest Settlement

Cumnor

Site size (Hectares)

4.66

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.



**Site Details**

Site Address

Land east of Cumnor Road, near Wootton

Nearest  
Settlement

Wootton

Site size  
(Hectares)

4.70

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

## Site Details

Site Address

Land south of Hurst Lane, Cumnor, OX2 9PR

Nearest Settlement

Cumnor

Site size (Hectares)

4.71

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land south of Barrow Road, Shippon

Nearest Settlement

Shippon

Site size (Hectares)

4.85

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land adjacent to Church Lane, Dry Sandford, Abingdon, OX13 6JP

Nearest Settlement

Dry Sandford

Site size (Hectares)

4.95

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land south of Botley Interchange (west of roundabout)

Nearest Settlement

Botley

Site size (Hectares)

5.12

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land east of Cumnor Road and south of Wootton Primary School

Nearest Settlement

Wootton

Site size (Hectares)

5.16

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

**Site Details**

Site Address

Land South of Oxford Road / West of Cumnor Hill, Botley

Nearest  
Settlement

Cumnor

Site size  
(Hectares)

5.29

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

92 Whitecross, Wootton, Abingdon OX13 6BU

Nearest  
Settlement

Wootton

Site size  
(Hectares)

5.59

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.



**Site Details**

Site Address

Land west of Denman's Lane, Cumnor

Nearest  
Settlement

Cumnor

Site size  
(Hectares)

5.73

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land east of Hillview Lane, Henwood

Nearest  
Settlement

Wootton

Site size  
(Hectares)

6.58

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

**Site Details**

Site Address

Land east of Kennington Road, Radley

Nearest  
Settlement

Radley

Site size  
(Hectares)

6.71

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land to south west of Eynsham Road, Farmoor, OX2 9NS

Nearest  
Settlement

Farmoor

Site size  
(Hectares)

7.08

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

**Site Details**

Site Address

Boars Hill Farm, Boars Hill

Nearest  
Settlement

Wootton

Site size  
(Hectares)

7.11

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

## Site Details

Site Address

Land south of Cumnor

Nearest Settlement

Cumnor

Site size (Hectares)

7.18

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

**Site Details**

Site Address

Nearest  
SettlementSite size  
(Hectares)**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

Ancient Woodland  
Area (%)Special Area of  
Conservation Area (%)Scheduled  
Monument Area (%)Site of Special  
Scientific Interest  
Area (%)Registered Park/  
Garden Area (%)**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?In a National  
Landscape and not  
within or adjacent  
to settlement?Area outside Zone  
3a under threshold?Area outside BMV  
agricultural land  
under threshold?**Suitability Conclusion**

Is the site suitable?

**Conclusion**

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Sloe, Boar Hill Farm, Fox Lane, Wootton, OX1 5DS

Nearest  
Settlement

Wootton

Site size  
(Hectares)

7.71

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.



**Site Details**

Site Address

Land at Hides Copse Farm, Chawley Lane, Cumnor

Nearest  
Settlement

Botley

Site size  
(Hectares)

7.92

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land north of Brick Kiln Farm, Chawley

Nearest  
Settlement

Botley

Site size  
(Hectares)

8.04

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

4.5%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land west of Wick Hall, Audlett Drive, Abingdon, OX14 3NF

Nearest Settlement

Abingdon-on-Thames

Site size (Hectares)

9.01

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land east of Tumbledown Hill, Cumnor

Nearest  
Settlement

Cumnor

Site size  
(Hectares)

9.21

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

**Site Details**

Site Address

Land to the south east of Farmoor, Witney

Nearest Settlement

Farmoor

Site size (Hectares)

10.06

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

**Stage 2 Assessment**

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land at Neates Home Farm, Radley

Nearest  
Settlement

Radley

Site size  
(Hectares)

10.59

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land at Ridgeway Farm, near Harwell Campus

Nearest Settlement

Harwell Campus

Site size (Hectares)

10.68

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address

Land south of Kennington, west of Kennington Road

Nearest Settlement

Kennington

Site size (Hectares)

10.70

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.



## Site Details

Site Address

Land south of Huntsgrave Driving Range, Blewbury

Nearest Settlement

Blewbury

Site size (Hectares)

11.43

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address

Opera House, Boars Hill Farm, Fox Lane, Wootton, Oxford, OX1 5DS

Nearest  
Settlement

Wootton

Site size  
(Hectares)

11.82

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

## Site Details

Site Address

Land at Radley Station

Nearest Settlement

Radley

Site size (Hectares)

12.12

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land off Lamborough Hill, Wootton, Abingdon, OX13

Nearest  
Settlement

Wootton

Site size  
(Hectares)

12.53

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land at Cumnor Hill

Nearest Settlement

Botley

Site size (Hectares)

12.54

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

## Site Details

Site Address

Land adjoining Cheers Farm, Appleton, Cheers Farm, Appleton,  
Abingdon, OX13 5LA

Nearest  
Settlement

Appleton

Site size  
(Hectares)

12.70

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land off Kennington Road, Radley

Nearest Settlement

Radley

Site size (Hectares)

13.01

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land at Whitecross, Wootton Road, Abingdon, OX13 6BS

Nearest Settlement

Wootton

Site size (Hectares)

13.38

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

1.3%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.



## Site Details

Site Address

Land east of the A420, split by the B4017

Nearest  
Settlement

Cumnor

Site size  
(Hectares)

14.81

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

**Site Details**

Site Address

Land north of Church Road, Radley, OX14 2JN

Nearest  
Settlement

Radley

Site size  
(Hectares)

15.50

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

**Site Details**

Site Address

Land east of Oxford Road, Abingdon, OX14 2JD

Nearest  
Settlement

Abingdon-on-Thames

Site size  
(Hectares)

17.12

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

Yes

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

## Site Details

Site Address

Land to the west of A34, Marcham Interchange, Abingdon

Nearest Settlement

Abingdon-on-Thames

Site size (Hectares)

17.88

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

## Site Details

Site Address

Land south of A417 (Reading Road), Charlton, Wantage

Nearest Settlement

Wantage

Site size (Hectares)

18.46

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address

Land East and Land West of Denmans Lane, Land East of Tumbledown, Denmans Farm

Nearest Settlement

Cumnor

Site size (Hectares)

18.48

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land North of North Abingdon

Nearest Settlement

Abingdon-on-Thames

Site size (Hectares)

20.57

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

1.6%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

## Site Details

Site Address

Hids Copse Farm, Hids Copse Farm House, 11 Hids Copse Road,  
Cumnor Hill

Nearest  
Settlement

Cumnor

Site size  
(Hectares)

23.22

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

13.5%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

Yes

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.



## Site Details

Site Address

Land at Pages Farm, Honeybottom Lane, Dry Sandford

Nearest Settlement

Wootton

Site size (Hectares)

25.64

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land west of Stileway Road, near Harwell Campus

Nearest Settlement

Harwell Campus

Site size (Hectares)

27.51

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address

Land off Whites Lane, Abingdon

Nearest Settlement

Abingdon-on-Thames

Site size (Hectares)

28.77

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land at Wick Hall Estate Abingdon OX14 3NF

Nearest  
Settlement

Abingdon-on-Thames

Site size  
(Hectares)

29.12

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

3.9%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

**Site Details**

Site Address

Land south of Cumnor, West of A420

Nearest Settlement

Cumnor

Site size (Hectares)

29.19

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.4%

Registered Park/ Garden Area (%)

0.0%

**Stage 2 Assessment**

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land to east of Kennington Road, Land east of Kennington Road, Radley

Nearest Settlement

Kennington

Site size (Hectares)

31.37

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

1.7%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

**Site Details**

Site Address

Land east of the A420, west of Hurst Hill

Nearest  
Settlement

Cumnor

Site size  
(Hectares)

32.96

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

The majority of the site is located within the Green Belt, it is not previously developed and adjoins the settlement. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land South of Cumnor, West of A420, East of Eaton Road

Nearest Settlement

Cumnor

Site size (Hectares)

33.47

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.3%

Registered Park/ Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.



## Site Details

Site Address

Land east of the railway line, north of Lower Radley

Nearest Settlement

Radley

Site size (Hectares)

35.19

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land at Wick Hall Estate Abingdon

Nearest Settlement

Abingdon-on-Thames

Site size (Hectares)

35.22

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

3.2%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

**Site Details**

Site Address

Land east of Oxford Road, west of Radley College

Nearest  
Settlement

Abingdon-on-Thames

Site size  
(Hectares)

58.90

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within the Green Belt, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to justify development.

## Site Details

Site Address

Home Farm, Besselsleigh

Nearest  
Settlement

Besselsleigh

Site size  
(Hectares)

78.47

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.4%

Ancient Woodland  
Area (%)

0.6%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

**Site Details**

Site Address	Land south of Radley and south east of Abingdon, Thrupp Lane, Radley		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	101.12

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)	0.3%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	12.1%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

**Stage 2 Assessment**

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

**Suitability Conclusion**

Is the site suitable?	No
-----------------------	----

**Conclusion**

Conclusion	The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.
------------	---

## Site Details

Site Address	Bradley Farm Cumnor, Land to the East of Cumnor Hill / B4017, Cumnor, OX2 9RH		
Nearest Settlement	Cumnor	Site size (Hectares)	108.22

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

## Stage 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

## Suitability Conclusion

Is the site suitable?	No
-----------------------	----

## Conclusion

Conclusion	The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.
------------	---

## Site Details

Site Address

Barrow Lane, Shippon, Abingdon

Nearest Settlement

Shippon

Site size (Hectares)

135.67

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

3.1%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.1%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

## Site Details

Site Address

Land south of Cumnor

Nearest  
Settlement

Cumnor

Site size  
(Hectares)

225.53

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and adjoins the settlement so is not within the current built form. We do not consider there to be the relevant justifications for the release of land from the Green Belt.



## Site Details

Site Address

Land east of Harwell Campus, Land east of Harwell Campus, Didcot, OX11 0GD

Nearest Settlement

Harwell Campus

Site size (Hectares)

368.21

## Suitability

### Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

### Stage 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

Yes

Area outside Zone 3a under threshold?

Yes

Area outside BMV agricultural land under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within the AONB, outside of a settlement and is not previously developed land. We do not consider there to be relevant considerations to meet the exceptional circumstances that would allow development in the AONB.

## Site Details

Site Address

Wessex Mill, Mill Street, Wantage

Nearest  
Settlement

Wantage

Site size  
(Hectares)

0.23

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

Yes

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site lies within Flood Zone 3, once removed the developable area is less than 0.25ha.

**Site Details**

Site Address

Land at Manor Farm, Steventon

Nearest  
Settlement

Steventon

Site size  
(Hectares)

0.27

**Suitability****Stage 1 Assessment**

FZ 3b Area(%)

0.1%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

**Stage 2 Assessment**In the Green Belt  
and not within a  
settlement?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

Yes

Area outside BMV  
agricultural land  
under threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site lies within Flood Zone 3, once removed the developable area is less than 0.25ha.

## Site Details

Site Address

Land off Radley Road, Thrupp Lane, Radley, Abingdon, OX14 2NF

Nearest  
Settlement

Abingdon-on-Thames

Site size  
(Hectares)

15.45

## Suitability

## Stage 1 Assessment

FZ 3b Area(%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

58.1%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Stage 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Zone  
3a under threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

The site is located within the Green Belt, it is not previously developed and is outside the settlement. We do not consider there to be the relevant justifications for the release of land from the Green Belt.

**VALE**

**7. Unavailable sites (not actively  
being promoted)**

Site Details

Site Address

Land to the east of Appleton Road, Cumnor

Nearest Settlement

Cumnor

Site size (Hectares)

0.32

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

10

### Residential Development Indicative Trajectory

Years 1-5

10

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land east of Coxwell Road, Faringdon		
Nearest Settlement	Faringdon	Site size (Hectares)	0.35

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

11

### Residential Development Indicative Trajectory

Years 1-5

11

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land to east of Blackhorse Lane and south of Cothill Road, Cothill		
Nearest Settlement	Cothill	Site size (Hectares)	0.41

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

12

### Residential Development Indicative Trajectory

Years 1-5

12

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land to the west of Orchard Gardens, West Challow		
Nearest Settlement	West Challow	Site size (Hectares)	0.42

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

19

### Residential Development Indicative Trajectory

Years 1-5

19

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of Barrow Road, Shippon		
Nearest Settlement	Shippon	Site size (Hectares)	0.42

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

19

### Residential Development Indicative Trajectory

Years 1-5

19

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Cleveland Farm, near Longcot		
Nearest Settlement	Longcot	Site size (Hectares)	0.43

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.3%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

14

### Residential Development Indicative Trajectory

Years 1-5

14

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land at Tumbledowns, near Cumnor

Nearest Settlement

Cumnor

Site size (Hectares)

0.48

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

22

### Residential Development Indicative Trajectory

Years 1-5

22

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at corner of A417 & Winnaway, Harwell		
Nearest Settlement	Harwell	Site size (Hectares)	0.49

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

15

### Residential Development Indicative Trajectory

Years 1-5

15

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Christ Church, Hobbyhorse Lane, Sutton Courtenay		
Nearest Settlement	Sutton Courtenay	Site size (Hectares)	0.56

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

17

### Residential Development Indicative Trajectory

Years 1-5

17

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Priors Farm (west), Stanford-in-the-Vale		
Nearest Settlement	Stanford-in-the-Vale	Site size (Hectares)	0.58

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

17

### Residential Development Indicative Trajectory

Years 1-5

17

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Church Way, Sparsholt		
Nearest Settlement	Sparsholt	Site size (Hectares)	0.61

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

18

### Residential Development Indicative Trajectory

Years 1-5

18

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land behind The British Legion, East Hanney		
Nearest Settlement	East Hanney	Site size (Hectares)	0.62

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

19

### Residential Development Indicative Trajectory

Years 1-5

19

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Wootton Business Park, Besselseigh Road		
Nearest Settlement	Wootton	Site size (Hectares)	0.64

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

19

### Residential Development Indicative Trajectory

Years 1-5

19

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of Sparks Farm, East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	0.70

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

21

### Residential Development Indicative Trajectory

Years 1-5

21

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Frilford Golf Club		
Nearest Settlement	Frilford	Site size (Hectares)	0.72

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	5.4%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

20

### Residential Development Indicative Trajectory

Years 1-5

20

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Manor Farm, Old Moor, Milton		
Nearest Settlement	Milton	Site size (Hectares)	0.73

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

22

### Residential Development Indicative Trajectory

Years 1-5

22

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land opposite Vicarage Lane/Longcot Road Junction, Shrivenham		
Nearest Settlement	Shrivenham	Site size (Hectares)	0.74

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

22

### Residential Development Indicative Trajectory

Years 1-5

22

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Middle Farm, Rowstock		
Nearest Settlement	Rowstock	Site size (Hectares)	0.80

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

24

### Residential Development Indicative Trajectory

Years 1-5

24

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land off the Meads, West Hanney		
Nearest Settlement	West Hanney	Site size (Hectares)	0.80

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

24

### Residential Development Indicative Trajectory

Years 1-5

24

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Mather House, East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	0.81

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

24

### Residential Development Indicative Trajectory

Years 1-5

24

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land adjacent to Lady Place, Sutton Courtenay		
Nearest Settlement	Sutton Courtenay	Site size (Hectares)	0.81

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

24

### Residential Development Indicative Trajectory

Years 1-5

24

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land off Barrow Road, Harwell		
Nearest Settlement	Harwell	Site size (Hectares)	0.82

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

25

### Residential Development Indicative Trajectory

Years 1-5

25

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Abbey Manor Farm, East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	0.85

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

25

### Residential Development Indicative Trajectory

Years 1-5

25

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Sherwood Farm, Drayton		
Nearest Settlement	Drayton	Site size (Hectares)	0.86

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

26

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Oxford Abingdon Hotel, Marcham Road		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	0.87

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

26

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Priors Farm (east), Stanford-in-the-Vale		
Nearest Settlement	Stanford-in-the-Vale	Site size (Hectares)	0.87

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

26

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

1

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land off Marcham Road, Drayton

Nearest Settlement

Drayton

Site size (Hectares)

0.91

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

2

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land east of Newbury Road, East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	0.97

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

29

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

4

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Nearest  
SettlementSite size  
(Hectares)

## Suitability

## Step 1 Assessment

Flood Zone 3b  
Area (%)Ancient Woodland  
Area (%)Special Area of  
Conservation Area (%)Scheduled  
Monument Area (%)Site of Special  
Scientific Interest  
Area (%)Registered Park/  
Garden Area (%)

## Step 2 Assessment

In the Green Belt  
and not within a  
settlement?In a National  
Landscape and not  
within or adjacent  
to settlement?Area outside Flood  
Zone 3a under  
threshold?Area outside BMV  
agricultural land  
under threshold?

## Suitability Conclusion

Is the site suitable?

## Achievability

Is the proposed  
development achievable at  
this location?

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

30

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

4

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of Hendreds Primary School, East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	1.04

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

42

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

17

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land east of A417, south of Stone's Barn, Stanford-in-the-Vale		
Nearest Settlement	Stanford-in-the-Vale	Site size (Hectares)	1.05

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

28

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

3

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land east of Newmans Close, Upton		
Nearest Settlement	Upton	Site size (Hectares)	1.05

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

28

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

3

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Greenfield land at Lyford		
Nearest Settlement	Lyford	Site size (Hectares)	1.15

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

46

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

21

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at junction of Leys Road with High Street, Cumnor		
Nearest Settlement	Cumnor	Site size (Hectares)	1.16

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

47

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

21

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Marcham Nursery		
Nearest Settlement	Marcham	Site size (Hectares)	1.16

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

47

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

21

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of Priors Court, West Hanney		
Nearest Settlement	West Hanney	Site size (Hectares)	1.17

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

32

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

6

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Playing fields at Goose Acre, Radley		
Nearest Settlement	Radley	Site size (Hectares)	1.18

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

32

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

6

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land south of Frilford Road, Marcham

Nearest Settlement

Marcham

Site size (Hectares)

1.21

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.2%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

41

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

15

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	The Paddock, Lower Road, Chilton (1)		
Nearest Settlement	Chilton	Site size (Hectares)	1.22

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

33

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

7

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Horse and Harrow Public House, near West Hagbourne		
Nearest Settlement	Upton	Site size (Hectares)	1.28

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

52

### Residential Development Indicative Trajectory

Years 1-5

52

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land east of Priors Court, West Hanney

Nearest Settlement

West Hanney

Site size (Hectares)

1.29

## Suitability

## Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

35

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

9

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Hill Farm, East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	1.29

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

35

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

9

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

The Paddock Lower Road, Chilton (2)

Nearest Settlement

Chilton

Site size (Hectares)

1.30

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

35

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

9

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of Chapel Furlong, Upton		
Nearest Settlement	Upton	Site size (Hectares)	1.31

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

35

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

10

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Snells, East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	1.41

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

56

### Residential Development Indicative Trajectory

Years 1-5

56

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Plough Farm		
Nearest Settlement	East Hendred	Site size (Hectares)	1.41

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

57

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land to the end of West Street (south of track), Childrey		
Nearest Settlement	Childrey	Site size (Hectares)	1.54

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

62

### Residential Development Indicative Trajectory

Years 1-5

62

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Middle Farm, Wootton		
Nearest Settlement	Wootton	Site size (Hectares)	1.58

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

43

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

17

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land east of Abingdon Road, Steventon		
Nearest Settlement	Steventon	Site size (Hectares)	1.59

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

43

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

17

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land to the east of Blackhorse Lane, Cothill		
Nearest Settlement	Cothill	Site size (Hectares)	1.65

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

44

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

19

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Sutton Road, east of Milton		
Nearest Settlement	Milton	Site size (Hectares)	1.66

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

45

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

19

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of Pembroke Lane		
Nearest Settlement	Milton	Site size (Hectares)	1.67

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

40

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

15

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land to the end of West Street, Childrey		
Nearest Settlement	Childrey	Site size (Hectares)	1.68

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

45

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

20

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Appleton House		
Nearest Settlement	Appleton	Site size (Hectares)	1.69

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

68

### Residential Development Indicative Trajectory

Years 1-5

68

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of The Lynch, East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	1.70

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

46

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

20

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Ashdown House, Blewbury		
Nearest Settlement	Blewbury	Site size (Hectares)	1.73

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

47

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

21

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land off Regal Way, Faringdon		
Nearest Settlement	Faringdon	Site size (Hectares)	1.78

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

72

### Residential Development Indicative Trajectory

Years 1-5

72

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land adjacent to Stainswick Lane, Shrivenham		
Nearest Settlement	Shrivenham	Site size (Hectares)	1.84

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

75

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

1

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of Fordy Lane, East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	1.85

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

43

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

17

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land east of Mill Road, Marcham		
Nearest Settlement	Marcham	Site size (Hectares)	1.86

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

75

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

1

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Yarnells Hill, Botley		
Nearest Settlement	Botley	Site size (Hectares)	1.86

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

50

### Residential Development Indicative Trajectory

Years 1-5

50

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land to west of High Street (Rear of Hillyard Barns), Sutton Courtenay		
Nearest Settlement	Sutton Courtenay	Site size (Hectares)	1.87

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.4%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

44

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

18

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Westcot Farmyard and Paddock		
Nearest Settlement	Sparsholt	Site size (Hectares)	1.90

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

51

### Residential Development Indicative Trajectory

Years 1-5

51

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of The Lynch, East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	1.97

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

80

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

6

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of 70 - 78 High Street, Milton		
Nearest Settlement	Milton	Site size (Hectares)	1.99

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

52

### Residential Development Indicative Trajectory

Years 1-5

52

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land east of Faringdon Road, Shrivenham		
Nearest Settlement	Shrivenham	Site size (Hectares)	2.00

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

54

### Residential Development Indicative Trajectory

Years 1-5

54

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of Barrow Road & west of Elm Tree Walk, Shippon		
Nearest Settlement	Shippon	Site size (Hectares)	2.02

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

55

### Residential Development Indicative Trajectory

Years 1-5

55

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Allins Lane, East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	2.02

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

55

### Residential Development Indicative Trajectory

Years 1-5

55

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north west of junction of Mill Lane and High Street, Milton		
Nearest Settlement	Milton	Site size (Hectares)	2.03

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

55

### Residential Development Indicative Trajectory

Years 1-5

55

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Palmers Stables, Blewbury		
Nearest Settlement	Blewbury	Site size (Hectares)	2.03

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

82

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

8

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of the A420, near Shrivenham		
Nearest Settlement	Shrivenham	Site size (Hectares)	2.04

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

55

### Residential Development Indicative Trajectory

Years 1-5

55

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land north of Mill Lane, Sutton Courtenay

Nearest Settlement

Sutton Courtenay

Site size (Hectares)

2.06

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.2%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

47

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

21

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land east of Cross Trees Farm, Sutton Courtenay		
Nearest Settlement	Sutton Courtenay	Site size (Hectares)	2.10

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

57

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Penstones Court, Stanford-in-the-Vale		
Nearest Settlement	Stanford-in-the-Vale	Site size (Hectares)	2.10

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

75

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

1

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Old Mill Nurseries, Stanford-in-the-Vale		
Nearest Settlement	Stanford-in-the-Vale	Site size (Hectares)	2.14

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

58

### Residential Development Indicative Trajectory

Years 1-5

58

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land off the Beatlands, Rowstock

Nearest Settlement

Rowstock

Site size (Hectares)

2.14

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

58

### Residential Development Indicative Trajectory

Years 1-5

58

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of High Street, Drayton		
Nearest Settlement	Drayton	Site size (Hectares)	2.15

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

87

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

13

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land bounded by residential properties on The Green and Bernett Road, Steventon		
Nearest Settlement	Steventon	Site size (Hectares)	2.16

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

83

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

9

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land to rear of Cherry Orchard, Great Coxwell		
Nearest Settlement	Great Coxwell	Site size (Hectares)	2.25

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

61

### Residential Development Indicative Trajectory

Years 1-5

61

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land South of A417, west of East Challow		
Nearest Settlement	East Challow	Site size (Hectares)	2.33

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

94

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

20

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Denham College, Marcham		
Nearest Settlement	Marcham	Site size (Hectares)	2.45

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

90

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

16

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land behind Weir Farm, East Hanney		
Nearest Settlement	East Hanney	Site size (Hectares)	2.45

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

66

### Residential Development Indicative Trajectory

Years 1-5

66

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land north east of junction of Sutton Road and High Street, Milton

Nearest Settlement

Milton

Site size (Hectares)

2.57

## Suitability

## Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

69

### Residential Development Indicative Trajectory

Years 1-5

69

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land west of Bow Road, Stanford-in-the-Vale

Nearest Settlement

Stanford-in-the-Vale

Site size (Hectares)

2.59

## Suitability

## Step 1 Assessment

Flood Zone 3b Area (%)

0.2%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

55

### Residential Development Indicative Trajectory

Years 1-5

55

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land off Reading Road, Harwell

Nearest Settlement

Harwell

Site size (Hectares)

2.59

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

105

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

48

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Chilton Garden Centre		
Nearest Settlement	Chilton	Site size (Hectares)	2.69

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

73

### Residential Development Indicative Trajectory

Years 1-5

73

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of Stones Farm, Wootton		
Nearest Settlement	Wootton	Site size (Hectares)	2.75

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

74

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land at Elms Farm, Grove

Nearest Settlement

Grove

Site size (Hectares)

2.80

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

76

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

2

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land south of Hall Lane, East Hanney

Nearest Settlement

East Hanney

Site size (Hectares)

2.93

## Suitability

## Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

119

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

62

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Southdown Crescent, Stanford-in-the-Vale		
Nearest Settlement	Stanford-in-the-Vale	Site size (Hectares)	3.03

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.3%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

84

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

10

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of Manor Farm, Uffington		
Nearest Settlement	Uffington	Site size (Hectares)	3.10

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

126

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

68

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Uptown Farm, Sutton Courtenay		
Nearest Settlement	Sutton Courtenay	Site size (Hectares)	3.14

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

85

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

11

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land to the east of the Homestead, Kings Lane, Longcot		
Nearest Settlement	Longcot	Site size (Hectares)	3.16

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

128

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

71

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land east of Hendred House, East Hendred

Nearest Settlement

East Hendred

Site size (Hectares)

3.17

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.1%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

78

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

4

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south east of Station Road and east of Fawler Road, Uffington		
Nearest Settlement	Uffington	Site size (Hectares)	3.19

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

129

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

72

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Hill Farm, East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	3.19

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

86

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

12

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land at The Croft and Little Croft, Milton Heights

Nearest Settlement

Milton Heights

Site size (Hectares)

3.25

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

132

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

74

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of Reading Road, Harwell		
Nearest Settlement	Harwell	Site size (Hectares)	3.29

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

89

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

15

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Poughley Farm (South), East Hanney		
Nearest Settlement	East Hanney	Site size (Hectares)	3.43

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

93

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

19

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of Ashfields Lane, East Hanney		
Nearest Settlement	East Hanney	Site size (Hectares)	3.44

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

93

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

19

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Frilford Road adjacent to Kiln Copse, Marcham		
Nearest Settlement	Marcham	Site size (Hectares)	3.68

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

130

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

73

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of Old Mill Nurseries, Stanford-in-the-Vale		
Nearest Settlement	Stanford-in-the-Vale	Site size (Hectares)	3.79

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

153

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

96

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of St Peter's Church, Wootton		
Nearest Settlement	Wootton	Site size (Hectares)	3.83

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

103

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

46

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Manor Farm, Faringdon Road, Stanford-in-the-Vale		
Nearest Settlement	Stanford-in-the-Vale	Site size (Hectares)	3.84

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

124

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

67

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of Manor Farm, Garford		
Nearest Settlement	Garford	Site size (Hectares)	3.86

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

104

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

47

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Pennie Land Stud, Blewbury		
Nearest Settlement	Blewbury	Site size (Hectares)	4.01

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

108

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

51

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of the A420, Faringdon		
Nearest Settlement	Faringdon	Site size (Hectares)	4.02

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.1%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

108

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

51

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land at The Ham, south of the B4507

Nearest Settlement

Wantage

Site size (Hectares)

4.10

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

111

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

54

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land west of Eaton Road, Appleton

Nearest Settlement

Appleton

Site size (Hectares)

4.14

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

112

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

54

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of Abingdon Road, Drayton		
Nearest Settlement	Drayton	Site size (Hectares)	4.18

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

113

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

56

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land north of Monks Farm, East Hendred

Nearest Settlement

East Hendred

Site size (Hectares)

4.19

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

170

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

113

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land opposite Greensands, East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	4.26

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

115

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

58

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land adjacent to A420, Faringdon		
Nearest Settlement	Faringdon	Site size (Hectares)	4.32

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

95

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

21

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Patricks Orchard, Uffington		
Nearest Settlement	Uffington	Site size (Hectares)	4.33

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

117

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

60

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land at end of Ginge Brook/Land south of Drayton Road, Sutton Courtenay

Nearest Settlement

Sutton Courtenay

Site size (Hectares)

4.34

## Suitability

## Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

116

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

58

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Steventon Road, East Hanney (1)		
Nearest Settlement	East Hanney	Site size (Hectares)	4.41

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

179

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

121

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land east of Cozens Farm, East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	4.51

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

122

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

65

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Greensands, East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	4.57

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

123

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

66

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land south of Woolstone Road, Uffington

Nearest Settlement

Uffington

Site size (Hectares)

4.79

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

194

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

137

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Horsecraft, Stanford-in-the-Vale		
Nearest Settlement	Stanford-in-the-Vale	Site size (Hectares)	4.86

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.4%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

75

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

1

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land east of Stanford House Farm, Stanford-in-the-Vale		
Nearest Settlement	Stanford-in-the-Vale	Site size (Hectares)	4.86

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

129

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

71

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of Station Road, Uffington		
Nearest Settlement	Uffington	Site size (Hectares)	4.91

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

133

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

75

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land south west of Church Street, West Hanney

Nearest Settlement

West Hanney

Site size (Hectares)

4.97

## Suitability

## Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

134

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

77

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of Woolstone Road, Uffington		
Nearest Settlement	Uffington	Site size (Hectares)	5.03

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

115

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

58

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land off Woolstone Road, Woolstone

Nearest Settlement

Woolstone

Site size (Hectares)

5.05

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

182

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

124

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at The Potting Shed Nursery, Longworth		
Nearest Settlement	Longworth	Site size (Hectares)	5.13

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

123

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

66

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land south of Castle Street, Steventon

Nearest Settlement

Steventon

Site size (Hectares)

5.17

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

124

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

67

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of allotments, Faringdon		
Nearest Settlement	Faringdon	Site size (Hectares)	5.32

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

128

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

71

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land to the south of Childrey, west of Hollow Way

Nearest Settlement

Childrey

Site size (Hectares)

5.36

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

129

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

71

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of Highworth Road		
Nearest Settlement	Faringdon	Site size (Hectares)	5.37

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

129

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

72

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land east of Fawler Road, Uffington		
Nearest Settlement	Uffington	Site size (Hectares)	5.41

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

130

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

73

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Tulwick Farm, near Grove		
Nearest Settlement	Grove	Site size (Hectares)	5.43

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

130

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

73

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land east of Highden Farm, Faringdon		
Nearest Settlement	Faringdon	Site size (Hectares)	5.54

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

133

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

76

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land south of Sutton Road, west of Sutton Courtenay

Nearest Settlement

Sutton Courtenay

Site size (Hectares)

5.54

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

133

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

76

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Sports grounds at Faringdon Community College		
Nearest Settlement	Faringdon	Site size (Hectares)	5.63

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

135

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

78

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south west of Steventon Road, Drayton		
Nearest Settlement	Drayton	Site size (Hectares)	5.73

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

137

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

80

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of Woodway Road, Blewbury		
Nearest Settlement	Blewbury	Site size (Hectares)	5.94

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

143

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

85

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land east of Hanney Road, Kingston Bagpuize

Nearest Settlement

Kingston Bagpuize with Southmoor

Site size (Hectares)

6.04

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

145

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

88

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land north of Sutton Road, west of Sutton Courtenay

Nearest Settlement

Sutton Courtenay

Site size (Hectares)

6.10

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

146

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

89

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of Mill Cottages, East Hanney		
Nearest Settlement	East Hanney	Site size (Hectares)	6.27

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

150

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

93

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Landsdowne Road, Wootton		
Nearest Settlement	Wootton	Site size (Hectares)	6.45

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

155

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

98

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land east of Old Moor, Milton		
Nearest Settlement	Milton	Site size (Hectares)	6.53

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

234

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

177

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Church Path Farm		
Nearest Settlement	Faringdon	Site size (Hectares)	6.85

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

164

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

107

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land to rear of 128 The Causeway, Steventon

Nearest Settlement

Steventon

Site size (Hectares)

7.00

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

252

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

195

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Crown Packaging, Wantage		
Nearest Settlement	Wantage	Site size (Hectares)	7.02

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

168

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

111

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land at Orchard Farm, near Marcham

Nearest Settlement

Marcham

Site size (Hectares)

7.17

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

172

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

115

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Blenheim Farm, off Stonehill Lane, Southmoor		
Nearest Settlement	Kingston Bagpuize with Southmoor	Site size (Hectares)	7.21

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

173

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

116

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Vacant land at Harwell Campus

Nearest Settlement

Harwell Campus

Site size (Hectares)

7.43

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

178

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

121

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Kingston Bagpuize House		
Nearest Settlement	Kingston Bagpuize with Southmoor	Site size (Hectares)	7.61

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

183

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

125

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of Harwell Oxford Campus		
Nearest Settlement	Harwell Campus	Site size (Hectares)	7.89

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

284

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

7

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land adjoining Cottage Road and A417, Stanford-in-the-Vale		
Nearest Settlement	Stanford-in-the-Vale	Site size (Hectares)	7.91

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

190

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

133

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of Newbury Road, East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	7.96

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

191

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

134

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Poughley Farm (North), near East Hanney		
Nearest Settlement	East Hanney	Site size (Hectares)	8.00

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.6%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

87

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

13

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land west of Coxwell Road, near Faringdon

Nearest Settlement

Faringdon

Site size (Hectares)

8.11

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

195

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

137

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of Cottage Road, Stanford-in-the-Vale		
Nearest Settlement	Stanford-in-the-Vale	Site size (Hectares)	8.19

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

197

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

139

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of Manor House Farm and Challow House Farm		
Nearest Settlement	East Challow	Site size (Hectares)	8.36

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

201

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

143

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north east of cemetery, Shrivenham		
Nearest Settlement	Shrivenham	Site size (Hectares)	8.53

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

205

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

148

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Milton Interchange, south of the A4130		
Nearest Settlement	Milton Heights	Site size (Hectares)	8.56

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

308

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

31

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land at Tulwick Farm, near Grove

Nearest  
Settlement

Grove

Site size  
(Hectares)

8.81

## Suitability

## Step 1 Assessment

Flood Zone 3b  
Area (%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt  
and not within a  
settlement?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Flood  
Zone 3a under  
threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

211

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

154

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land to north of Curie Avenue, Harwell		
Nearest Settlement	Harwell Campus	Site size (Hectares)	9.00

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

216

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

159

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land adjacent to Palmers, Blewbury		
Nearest Settlement	Blewbury	Site size (Hectares)	9.31

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

223

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

166

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land around Blewbury School

Nearest  
Settlement

Blewbury

Site size  
(Hectares)

9.53

## Suitability

## Step 1 Assessment

Flood Zone 3b  
Area (%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt  
and not within a  
settlement?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Flood  
Zone 3a under  
threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

229

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

171

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Drayton East Way track, Drayton		
Nearest Settlement	Drayton	Site size (Hectares)	9.61

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

231

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

173

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Parkland adjoining Kingston Bagpuize House		
Nearest Settlement	Kingston Bagpuize with Southmoor	Site size (Hectares)	9.74

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

234

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

177

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of the A420, Shrivenham		
Nearest Settlement	Shrivenham	Site size (Hectares)	10.20

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

199

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

142

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of The Greenway, West Hendred		
Nearest Settlement	West Hendred	Site size (Hectares)	10.31

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

201

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

144

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Steventon Road, East Hanney (2)		
Nearest Settlement	East Hanney	Site size (Hectares)	10.62

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

207

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

150

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Poughley Farm, East Hanney		
Nearest Settlement	East Hanney	Site size (Hectares)	10.74

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

204

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

147

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land adjacent to recreation ground, Blewbury		
Nearest Settlement	Blewbury	Site size (Hectares)	10.79

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

210

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

153

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land east of Hungerford Road, Harwell Campus		
Nearest Settlement	Harwell Campus	Site size (Hectares)	10.92

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

209

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

152

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Upperton, Blewbury		
Nearest Settlement	Blewbury	Site size (Hectares)	11.83

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

231

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

173

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Highden Farm		
Nearest Settlement	Faringdon	Site size (Hectares)	12.18

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

237

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

180

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of old canal, Uffington		
Nearest Settlement	Uffington	Site size (Hectares)	12.26

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

239

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

182

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land south of Orchard Farm, Marcham

Nearest Settlement

Marcham

Site size (Hectares)

12.71

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

248

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

191

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of Fernham Road, Uffington		
Nearest Settlement	Uffington	Site size (Hectares)	13.23

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

250

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

193

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land at Harwell Field, near Harwell Campus

Nearest Settlement

Harwell Campus

Site size (Hectares)

13.24

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

258

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

201

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land south of Frilsham Street/Hobbyhorse Lane

Nearest Settlement

Sutton Courtenay

Site size (Hectares)

13.48

## Suitability

## Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

263

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

206

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Stonehill Farm, Abingdon		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	13.57

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

265

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

207

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land at Hill Farm, near Didcot

Nearest Settlement

Appleford

Site size (Hectares)

13.67

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

267

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

209

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of East Hanney and west of the A338		
Nearest Settlement	East Hanney	Site size (Hectares)	13.80

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

269

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

212

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land west of Sheepstead Road, Marcham

Nearest Settlement

Marcham

Site size (Hectares)

14.01

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

273

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

216

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of High Street, Drayton		
Nearest Settlement	Drayton	Site size (Hectares)	14.55

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

284

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

7

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

North Didcot, land east of railway line

Nearest Settlement

Didcot

Site size (Hectares)

14.82

## Suitability

## Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

287

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

10

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land east of Abingdon Road, south of Steventon community woodland		
Nearest Settlement	Steventon	Site size (Hectares)	15.13

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.7%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

123

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

65

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of Cornhill Path (south of B4507)		
Nearest Settlement	East Challow	Site size (Hectares)	16.31

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

318

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

41

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land at Lark Hill Farm, east of Lark Hill Lane, Wantage

Nearest Settlement

Wantage

Site size (Hectares)

16.33

## Suitability

## Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

319

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

41

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land at Meashill Plantation, Harwell Campus

Nearest Settlement

Harwell Campus

Site size (Hectares)

16.71

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

326

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

49

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land east of Fernham Road, near Uffington		
Nearest Settlement	Uffington	Site size (Hectares)	16.81

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.4%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

227

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

170

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land off Redlands Row		
Nearest Settlement	Harwell Campus	Site size (Hectares)	20.45

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

399

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

122

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Highworth Road, near Faringdon		
Nearest Settlement	Faringdon	Site size (Hectares)	23.93

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

467

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

189

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of London Road, Blewbury		
Nearest Settlement	Blewbury	Site size (Hectares)	24.97

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

487

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

210

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land east of Sherwood Farm, Drayton

Nearest Settlement

Drayton

Site size (Hectares)

27.26

## Suitability

## Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

532

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

167

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land east of Rowstock		
Nearest Settlement	Rowstock	Site size (Hectares)	29.03

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

566

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

201

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land north of Abingdon Road at Kingston Bagpuize

Nearest Settlement

Kingston Bagpuize with Southmoor

Site size (Hectares)

34.73

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

677

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

312

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land north of Winterbrook Farm, Blewbury

Nearest Settlement

Blewbury

Site size (Hectares)

41.87

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

816

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

452

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of Drayton Road, Abingdon-on-Thames		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	46.07

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

898

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

534

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south to the B4016 and east of Appleford		
Nearest Settlement	Appleford	Site size (Hectares)	54.14

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

1,048

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

113

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land at Didcot Power Station

Nearest Settlement

Milton

Site size (Hectares)

86.33

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

1,680

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

746

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of Ashfields Lane, East Hanney		
Nearest Settlement	East Hanney	Site size (Hectares)	3.44

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

93

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

19

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land east of Kennington Road, Radley

Nearest Settlement

Radley

Site size (Hectares)

0.26

## Suitability

## Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

11

### Residential Development Indicative Trajectory

Years 1-5

11

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Old Manor Farmhouse, Lower Bourton		
Nearest Settlement	Bourton	Site size (Hectares)	0.27

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

8

### Residential Development Indicative Trajectory

Years 1-5

8

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land to rear of horse paddocks, Pembroke Lane, Milton

Nearest  
Settlement

Milton

Site size  
(Hectares)

0.50

## Suitability

## Step 1 Assessment

Flood Zone 3b  
Area (%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt  
and not within a  
settlement?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Flood  
Zone 3a under  
threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

15

### Residential Development Indicative Trajectory

Years 1-5

15

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of Cross Trees Farm, Sutton Courtenay		
Nearest Settlement	Sutton Courtenay	Site size (Hectares)	0.84

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

25

### Residential Development Indicative Trajectory

Years 1-5

25

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land between 50 & 62 High Street, Milton		
Nearest Settlement	Milton	Site size (Hectares)	0.65

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

19

### Residential Development Indicative Trajectory

Years 1-5

19

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Frilford Golf Club		
Nearest Settlement	Tubney	Site size (Hectares)	0.74

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

22

### Residential Development Indicative Trajectory

Years 1-5

22

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land near Petwick Farm, west of A417		
Nearest Settlement	West Challow	Site size (Hectares)	1.23

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

33

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

8

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of Mill Road, Marcham		
Nearest Settlement	Marcham	Site size (Hectares)	1.28

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

34

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

9

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of Mallins Lane, Longcot		
Nearest Settlement	Longcot	Site size (Hectares)	1.35

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

36

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

11

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Uffington Trading Estate		
Nearest Settlement	Uffington	Site size (Hectares)	1.36

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

37

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

11

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at allotment site to the west of Tilbury Lane, Botley		
Nearest Settlement	Botley	Site size (Hectares)	1.39

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

37

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

12

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land north of Hazel Road, Botley		
Nearest Settlement	Botley	Site size (Hectares)	1.55

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

42

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

16

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Priors Court, Sutton Courtenay		
Nearest Settlement	Sutton Courtenay	Site size (Hectares)	1.67

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

45

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

20

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Manor Farm, Stanford-in-the-Vale		
Nearest Settlement	Stanford-in-the-Vale	Site size (Hectares)	1.86

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

50

### Residential Development Indicative Trajectory

Years 1-5

50

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land at Deans Farm, West Hanney

Nearest Settlement

West Hanney

Site size (Hectares)

2.48

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

67

### Residential Development Indicative Trajectory

Years 1-5

67

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land west of Hilliat Fields, Drayton		
Nearest Settlement	Drayton	Site size (Hectares)	7.26

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

174

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

117

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land east of the A34, near Drayton		
Nearest Settlement	Drayton	Site size (Hectares)	7.78

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

187

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

130

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

## Site Details

Site Address

Land at Tulwick Farm, near Grove

Nearest  
Settlement

Grove

Site size  
(Hectares)

8.12

## Suitability

## Step 1 Assessment

Flood Zone 3b  
Area (%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt  
and not within a  
settlement?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Flood  
Zone 3a under  
threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

195

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

138

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address

Land south of Upper Common Lane, Uffington

Nearest Settlement

Uffington

Site size (Hectares)

9.34

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

224

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

167

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land at Tulwick Farm, near Grove		
Nearest Settlement	Grove	Site size (Hectares)	9.76

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

234

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

177

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	North Didcot, east of Didcot Power Station		
Nearest Settlement	Milton	Site size (Hectares)	18.36

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

358

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

81

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of the A4130 and west of Milton Heights		
Nearest Settlement	Milton Heights	Site size (Hectares)	23.05

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

449

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

172

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

Site Details

Site Address	Land south of Abingdon, west of Drayton Road		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	5.72

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	70.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

46

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

21

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not being actively promoted.

**VALE**

**8. Sites appropriate for further  
consideration through the Joint  
Local Plan**

Site Details

Site Address	FAZE Site, Highworth Rd, Faringdon , SN7 7EG		
Nearest Settlement	Faringdon	Site size (Hectares)	0.29

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,158

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Former highways depot and youth centre, Highworth Road, Faringdon SN7 7EG		
Nearest Settlement	Faringdon	Site size (Hectares)	0.29

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

9

### Residential Development Indicative Trajectory

Years 1-5

9

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land at Townsend Road, Shrivenham

Nearest Settlement

Shrivenham

Site size (Hectares)

0.30

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

9

### Residential Development Indicative Trajectory

Years 1-5

9

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Strathfield House, Strathfield House, Chilton Road, Upton OX11 9JL		
Nearest Settlement	Upton	Site size (Hectares)	0.31

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

9

### Residential Development Indicative Trajectory

Years 1-5

9

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Former Cricket Pitch, Abingdon		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	0.32

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

9

### Residential Development Indicative Trajectory

Years 1-5

9

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Hill Farm, Faringdon Road, East Challow Wantage OX12 9PD

Nearest Settlement

West Challow

Site size (Hectares)

0.32

## Suitability

## Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

14

### Residential Development Indicative Trajectory

Years 1-5

14

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land to east of Ware Road, White Horse Business Park, Stanford In The Vale, Faringdon SN7 8NN		
<b>Nearest Settlement</b>	Stanford-in-the-Vale	<b>Site size (Hectares)</b>	0.33

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,301

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	5 Lechlade Road, Faringdon SN7 8AL		
<b>Nearest Settlement</b>	Faringdon	<b>Site size (Hectares)</b>	0.36

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

16

### Residential Development Indicative Trajectory

Years 1-5

16

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land at Fernham Road, Faringdon SN7 7LB		
<b>Nearest Settlement</b>	Faringdon	<b>Site size (Hectares)</b>	0.36

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

11

### Residential Development Indicative Trajectory

Years 1-5

11

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	45A & 45 Cumnor Hill, Oxford OX2 9EY		
Nearest Settlement	Cumnor	Site size (Hectares)	0.38

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

17

### Residential Development Indicative Trajectory

Years 1-5

17

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land at Park Road, Faringdon

Nearest Settlement

Faringdon

Site size (Hectares)

0.38

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

11

### Residential Development Indicative Trajectory

Years 1-5

11

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Chilton Fields, South Row, Chilton OX11 0RT		
Nearest Settlement	Chilton	Site size (Hectares)	0.39

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

12

### Residential Development Indicative Trajectory

Years 1-5

12

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Abbey House, Abingdon		
<b>Nearest Settlement</b>	Abingdon-on-Thames	<b>Site size (Hectares)</b>	0.40

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.1%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

12

### Residential Development Indicative Trajectory

Years 1-5

12

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land at Alma Barn, Didcot Road, Harwell OX11 6DN		
Nearest Settlement	Harwell	Site size (Hectares)	0.41

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

12

### Residential Development Indicative Trajectory

Years 1-5

12

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land adjoining the Upper Reaches Hotel, Thames Street, Abingdon		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	0.41

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

12

### Residential Development Indicative Trajectory

Years 1-5

12

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address

Land at Kiln Lane, Drayton OX14 4FE

Nearest Settlement

Drayton

Site size (Hectares)

0.43

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

13

### Residential Development Indicative Trajectory

Years 1-5

13

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Silver Copse, Oxford Road, Frilford Heath, Abingdon OX13 5NW		
Nearest Settlement	Frilford	Site size (Hectares)	0.44

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

13

### Residential Development Indicative Trajectory

Years 1-5

13

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land East of Upper Common Lane, Uffington		
Nearest Settlement	Uffington	Site size (Hectares)	0.44

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

20

### Residential Development Indicative Trajectory

Years 1-5

20

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

**Site Address**

Gibbs Yard, Didcot Road, Harwell Didcot OX11 6DW

**Nearest Settlement**

Harwell

**Site size (Hectares)**

0.46

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,848

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

**Site Address**

Land off Hobbyhorse Lane, Sutton Courtenay

**Nearest Settlement**

Sutton Courtenay

**Site size (Hectares)**

0.46

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

14

### Residential Development Indicative Trajectory

Years 1-5

14

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Cottage Farm, Stanford-in-the-Vale SN7 8HY		
Nearest Settlement	Stanford-in-the-Vale	Site size (Hectares)	0.48

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

21

### Residential Development Indicative Trajectory

Years 1-5

21

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Grazing Land, Lark Hill, Wantage, OX12 8PL

Nearest Settlement

Wantage

Site size (Hectares)

0.48

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

14

### Residential Development Indicative Trajectory

Years 1-5

14

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Back drive Colliers Farm, Faringdon SN7 7QE

Nearest Settlement

Baulking

Site size (Hectares)

0.52

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

16

### Residential Development Indicative Trajectory

Years 1-5

16

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Lindenbaum, Wantage Road, Rowstock, Didcot OX11 0JU		
Nearest Settlement	Rowstock	Site size (Hectares)	0.52

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

16

### Residential Development Indicative Trajectory

Years 1-5

16

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land North of Cleyfields, Bourton		
Nearest Settlement	Bourton	Site size (Hectares)	0.52

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

16

### Residential Development Indicative Trajectory

Years 1-5

16

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Manor Farm Buildings, High Street, Hinton Waldrist		
Nearest Settlement	Hinton Waldrist	Site size (Hectares)	0.58

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

17

### Residential Development Indicative Trajectory

Years 1-5

17

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land to the North East of Swiss Cottage, Faringdon Road, Shrivenham		
Nearest Settlement	Watchfield	Site size (Hectares)	0.59

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

1

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



## Site Details

Site Address

39 Whitecross, Abingdon, OX13 6BS

Nearest  
Settlement

Wootton

Site size  
(Hectares)

0.60

## Suitability

### Step 1 Assessment

Flood Zone 3b  
Area (%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

### Step 2 Assessment

In the Green Belt  
and not within a  
settlement?

Yes

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Flood  
Zone 3a under  
threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

### Suitability Conclusion

Is the site suitable?

Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

1

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Christmas Barn, Appleton		
Nearest Settlement	Appleton	Site size (Hectares)	0.62

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

19

### Residential Development Indicative Trajectory

Years 1-5

19

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	39 Innovation Drive, Milton Park, Didcot		
Nearest Settlement	Milton	Site size (Hectares)	0.64

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,547

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	The Pump Station, Harwell Campus		
Nearest Settlement	Harwell Campus	Site size (Hectares)	0.64

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

19

### Residential Development Indicative Trajectory

Years 1-5

19

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	Elms Farm, Grove Road, Wantage OX12 7PD		
<b>Nearest Settlement</b>	Wantage	<b>Site size (Hectares)</b>	0.65

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,587

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land to the rear of 87 High Street, Abingdon

Nearest Settlement

Milton

Site size (Hectares)

0.65

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

19

### Residential Development Indicative Trajectory

Years 1-5

19

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land east of Bullockspits Lane and west of Wood Lane, Kingston Bagpuize, OX13 5HJ		
<b>Nearest Settlement</b>	Kingston Bagpuize with Southmoor	<b>Site size (Hectares)</b>	0.68

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

20

### Residential Development Indicative Trajectory

Years 1-5

20

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land to the West of Wootton Road, Abingdon		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	0.70

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,819

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Millets Farm, Main Street, Garford		
Nearest Settlement	Garford	Site size (Hectares)	0.71

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,856

Residential  
Development Capacity  
(Dwellings)

21

### Residential Development Indicative Trajectory

Years 1-5

21

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Westcot Paddock, Wantage, OX129QA		
Nearest Settlement	Sparsholt	Site size (Hectares)	0.71

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

21

### Residential Development Indicative Trajectory

Years 1-5

21

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land adjacent to Old School House, Baulking Lane, Baulking, Faringdon, SN7 7QF		
Nearest Settlement	Baulking	Site size (Hectares)	0.73

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

33

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

7

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land at Middle Farm, north of Reading Road, Rowstock		
<b>Nearest Settlement</b>	Rowstock	<b>Site size (Hectares)</b>	0.73

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

33

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

7

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land at Junction of Buckland Rd and New Road, Charney Bassett, OX12 0ER		
Nearest Settlement	Charney Bassett	Site size (Hectares)	0.74

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

33

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

8

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

**Site Address**

Land to the south of Appleford Road, Sutton Courtenay

**Nearest Settlement**

Sutton Courtenay

**Site size (Hectares)**

0.75

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

34

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

8

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	1 The Quadrant, Abingdon OX14 3YS		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	0.80

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

3,210

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Wayside, Townsend Road, Shrivenham SN6 8HR		
<b>Nearest Settlement</b>	Shrivenham	<b>Site size (Hectares)</b>	0.80

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

24

### Residential Development Indicative Trajectory

Years 1-5

24

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Eastfield Farm, Woodway Road, Blewbury		
Nearest Settlement	Blewbury	Site size (Hectares)	0.84

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

25

### Residential Development Indicative Trajectory

Years 1-5

25

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Barnett Road, Steventon, Abingdon, OX13 6AJ		
Nearest Settlement	Steventon	Site size (Hectares)	0.84

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

25

### Residential Development Indicative Trajectory

Years 1-5

25

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land east of Chain Hill Road, Chain Hill Road, Wantage, OX12 8HS		
Nearest Settlement	Wantage	Site size (Hectares)	0.85

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

38

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

13

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

**Site Address**

Long Reach Didcot Road Harwell DIDCOT OX11 6DW

**Nearest Settlement**

Harwell

**Site size (Hectares)**

0.89

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

1

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	The Charter, Abingdon		
<b>Nearest Settlement</b>	Abingdon-on-Thames	<b>Site size (Hectares)</b>	0.89

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

40

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

14

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land off Marcham Road, west of Fisher Close, Drayton		
Nearest Settlement	Drayton	Site size (Hectares)	0.91

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

27

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

2

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	New Farm, Milton, Abingdon OX14 4HD		
Nearest Settlement	Milton	Site size (Hectares)	0.92

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

36

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

11

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Station Yard, Shrivenham SN6 8JL		
<b>Nearest Settlement</b>	Shrivenham	<b>Site size (Hectares)</b>	0.94

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

3,775

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	Townsend Road, Shrivenham, SN6 8HR		
<b>Nearest Settlement</b>	Shrivenham	<b>Site size (Hectares)</b>	0.96

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

29

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

3

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land At Fernham Road, Faringdon		
Nearest Settlement	Faringdon	Site size (Hectares)	0.97

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

29

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

3

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land at Former Breaker’s Yard and Storage, East Hanney		
Nearest Settlement	East Hanney	Site size (Hectares)	0.97

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

29

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

3

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Home Farm, Bishopstone Road, Bourton SN6 8JF		
Nearest Settlement	Bourton	Site size (Hectares)	0.99

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

30

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

4

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	Wicklesham Farm		
<b>Nearest Settlement</b>	Faringdon	<b>Site size (Hectares)</b>	1.01

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

4,028

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	The Old Telephone Exchange, Littleworth		
Nearest Settlement	Littleworth	Site size (Hectares)	1.05

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

42

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

17

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	The Old Coal Yard, Thrupp Lane, Radley, Abingdon, OX14 3NG		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	1.09

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	32.8%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

22

### Residential Development Indicative Trajectory

Years 1-5

22

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land to rear of Lady Place, Sutton Courtenay, OX14 4FB

Nearest Settlement

Sutton Courtenay

Site size (Hectares)

1.11

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

30

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

4

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	Land north west of Gloucester Street Car Park, Faringdon		
<b>Nearest Settlement</b>	Faringdon	<b>Site size (Hectares)</b>	1.17

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

4,696

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land at Grove Road, Grove		
Nearest Settlement	Wantage	Site size (Hectares)	1.19

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

4,750

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land South of The Causeway, East Hanney, OX12 0JJ		
<b>Nearest Settlement</b>	East Hanney	<b>Site size (Hectares)</b>	1.19

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

32

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

7

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land at Challow Station, Challow, Wantage, SN7 8NU		
<b>Nearest Settlement</b>	West Challow	<b>Site size (Hectares)</b>	1.21

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

33

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

7

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	Allotment Land, Lark Hill, Wantage, OX12 8HA		
<b>Nearest Settlement</b>	Wantage	<b>Site size (Hectares)</b>	1.21

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

49

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

23

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Ram Paddock Westcot, Wantage, OX12 9QA

Nearest Settlement

Sparsholt

Site size (Hectares)

1.25

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

34

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

8

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

**Site Address**

Land at Alden Farm, Upton, Didcot, OX11 9HS

**Nearest Settlement**

Upton

**Site size (Hectares)**

1.25

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

34

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

8

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Kings Lane, Longcot		
Nearest Settlement	Longcot	Site size (Hectares)	1.26

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

34

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

8

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	91-95 Milton Park, Milton		
Nearest Settlement	Milton	Site size (Hectares)	1.26

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

5,057

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land at Station Road, Uffington		
Nearest Settlement	Uffington	Site size (Hectares)	1.30

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

35

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

9

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land at Brewer Close, Steventon, Abingdon, OX13 6SA

Nearest Settlement

Steventon

Site size (Hectares)

1.32

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.1%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

51

### Residential Development Indicative Trajectory

Years 1-5

51

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land west of Road 6 Rutherford Appleton Laboratory, Harwell Campus, OX11 0QX		
Nearest Settlement	Harwell Campus	Site size (Hectares)	1.35

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

5,381

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Canal Piece, East of A338, Grove, Wantage		
Nearest Settlement	Grove	Site size (Hectares)	1.35

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

36

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

11

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land east of Fernham Road, Uffington, Uffington, SN7 7RR (nearest)		
Nearest Settlement	Uffington	Site size (Hectares)	1.42

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

56

### Residential Development Indicative Trajectory

Years 1-5

56

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

**Site Address**

Long Furlong House, near Wootton

**Nearest Settlement**

Wootton

**Site size (Hectares)**

1.42

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

Yes

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

38

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

13

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land at Park Road, Henry Blake Way, Faringdon		
Nearest Settlement	Faringdon	Site size (Hectares)	1.43

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

47

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

22

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land to rear of 128 The Causeway (near railway line)		
Nearest Settlement	Steventon	Site size (Hectares)	1.55

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.7%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

14

### Residential Development Indicative Trajectory

Years 1-5

14

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land to the North of the A420, Radcombe Field, Pennyhooks Farm, Shrivenham SN6 8EX		
Nearest Settlement	Watchfield	Site size (Hectares)	1.56

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

6,239

Residential  
Development Capacity  
(Dwellings)

42

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

17

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Millaway Farm, Goosey Faringdon SN7 8PA

Nearest Settlement

Goosey

Site size (Hectares)

1.58

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

6,316

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land at the Orchids, Chilton, Didcot OX11 0QP		
Nearest Settlement	Chilton	Site size (Hectares)	1.62

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

6,465

Residential  
Development Capacity  
(Dwellings)

44

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

18

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Little Croft, Milton Hill		
Nearest Settlement	Milton Heights	Site size (Hectares)	1.64

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

44

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

19

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land to the North of the A420, Little Bypass Field, Pennyhooks Farm, Shrivenham, SN6 8EX

Nearest Settlement

Watchfield

Site size (Hectares)

1.67

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

6,668

Residential  
Development Capacity  
(Dwellings)

68

### Residential Development Indicative Trajectory

Years 1-5

68

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	School Close, Longworth		
Nearest Settlement	Longworth	Site size (Hectares)	1.69

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

68

### Residential Development Indicative Trajectory

Years 1-5

68

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land at High Street (south of railway line & west of Steventon Hill), Steventon OX13 6RY		
Nearest Settlement	Steventon	Site size (Hectares)	1.79

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

48

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

23

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land to north east of Letcombe Regis		
Nearest Settlement	Letcombe Regis	Site size (Hectares)	1.98

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

80

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

6

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	North of Dunmore Road, Abingdon OX14		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	1.98

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

54

### Residential Development Indicative Trajectory

Years 1-5

54

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land to the north of the A420, Long Acre Field, Pennyhooks Farm, Shrevenham SN6 8EX		
Nearest Settlement	Watchfield	Site size (Hectares)	2.00

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

8,018

Residential  
Development Capacity  
(Dwellings)

54

### Residential Development Indicative Trajectory

Years 1-5

54

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Wootton Business Park, Wootton, Abingdon OX13 6FD		
<b>Nearest Settlement</b>	Wootton	<b>Site size (Hectares)</b>	2.01

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

54

### Residential Development Indicative Trajectory

Years 1-5

54

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Ingleside, Beatlands and land rear of Lindenbaum, Rowstock		
Nearest Settlement	Rowstock	Site size (Hectares)	2.02

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

82

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

8

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Brook House, Brook Street, Sutton Courtenay, Abingdon, OX14 4AH		
Nearest Settlement	Sutton Courtenay	Site size (Hectares)	2.08

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.1%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

47

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

22

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land at Main Street, West Hanney, Wantage, OX12 0LJ		
Nearest Settlement	West Hanney	Site size (Hectares)	2.09

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

56

### Residential Development Indicative Trajectory

Years 1-5

56

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land north of Longcot Road, Shrivenham

Nearest Settlement

Shrivenham

Site size (Hectares)

2.11

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

85

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

11

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land to the west of Bath House, Snuggs Lane, East Hanney, Wantage, OX12 0HU		
Nearest Settlement	East Hanney	Site size (Hectares)	2.12

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

86

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

12

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land east of Steventon House Hotel, Milton Hill, Milton Heights, Didcot, OX14 4DP		
<b>Nearest Settlement</b>	Milton Heights	<b>Site size (Hectares)</b>	2.20

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

59

### Residential Development Indicative Trajectory

Years 1-5

59

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land at Wises Farm, Faringdon Road, East Challow, OX12 9SS		
<b>Nearest Settlement</b>	East Challow	<b>Site size (Hectares)</b>	2.24

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

60

### Residential Development Indicative Trajectory

Years 1-5

60

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Bayworth Manor, Abingdon, OX13 6QS		
Nearest Settlement	Sunningwell	Site size (Hectares)	2.24

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes, the site is located within the Green Belt and not within a settlement. However, it is in part or wholly previously developed land.

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

91

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

17

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	Land adjacent to Woolstone Road, High Street, Uffington		
<b>Nearest Settlement</b>	Uffington	<b>Site size (Hectares)</b>	2.25

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

61

### Residential Development Indicative Trajectory

Years 1-5

61

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Church Street, West Hanney, Wantage, OX12 0LW		
Nearest Settlement	West Hanney	Site size (Hectares)	2.26

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

61

### Residential Development Indicative Trajectory

Years 1-5

61

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Gramps Field, Faringdon Road, East Challow		
Nearest Settlement	East Hanney	Site size (Hectares)	2.28

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

62

### Residential Development Indicative Trajectory

Years 1-5

62

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land east of Church Road, Hinton Waldrist, SN7 8SE		
<b>Nearest Settlement</b>	Hinton Waldrist	<b>Site size (Hectares)</b>	2.37

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

64

### Residential Development Indicative Trajectory

Years 1-5

64

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address

Longworth Road, Charney Bassett

Nearest Settlement

Charney Bassett

Site size (Hectares)

2.37

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

64

### Residential Development Indicative Trajectory

Years 1-5

64

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land north of Faringdon Road, Southmoor, Abingdon

Nearest Settlement

Kingston Bagpuize with Southmoor

Site size (Hectares)

2.38

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

64

### Residential Development Indicative Trajectory

Years 1-5

64

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Oakley Equestrian Centre, Faringdon Road (opposite Goosey Lane), Faringdon SN7 8PE		
<b>Nearest Settlement</b>	Goosey	<b>Site size (Hectares)</b>	2.42

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.1%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

8,944

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land north and south of Willow Lane, Wantage		
Nearest Settlement	Wantage	Site size (Hectares)	2.44

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

66

### Residential Development Indicative Trajectory

Years 1-5

66

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address

Land at Lower Road, Chilton

Nearest Settlement

Chilton

Site size (Hectares)

2.52

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

68

### Residential Development Indicative Trajectory

Years 1-5

68

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land at Bishops Manor Farm, Harwell

Nearest  
Settlement

Harwell Campus

Site size  
(Hectares)

2.53

## Suitability

## Step 1 Assessment

Flood Zone 3b  
Area (%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt  
and not within a  
settlement?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Flood  
Zone 3a under  
threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

68

### Residential Development Indicative Trajectory

Years 1-5

68

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land to the south of Scotlands Ash, near West Hagbourne		
<b>Nearest Settlement</b>	Upton	<b>Site size (Hectares)</b>	2.54

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

103

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

46

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land north of Sutton Road, Milton		
Nearest Settlement	Milton	Site size (Hectares)	2.54

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

103

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

46

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land at Little Smiths Farm, Milton Road, Drayton, OX14 4EZ		
Nearest Settlement	Drayton	Site size (Hectares)	2.54

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

103

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

46

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Netherton Road, Appleton (2)		
<b>Nearest Settlement</b>	Appleton	<b>Site size (Hectares)</b>	2.75

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.2%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

63

### Residential Development Indicative Trajectory

Years 1-5

63

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land south of Faringdon Road, Southmoor, Abingdon, OX13 5FG		
Nearest Settlement	Kingston Bagpuize with Southmoor	Site size (Hectares)	2.82

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

76

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

2

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land north of Fermi Avenue Harwell Campus, OX11 0QX		
Nearest Settlement	Harwell Campus	Site size (Hectares)	3.02

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

12,082

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land north of Didcot Road (Bishops Manor Farm), Harwell		
Nearest Settlement	Harwell	Site size (Hectares)	3.07

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

83

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

9

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Plot A2 Signia Park, Didcot

Nearest Settlement

Sutton Courtenay

Site size (Hectares)

3.13

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

12,528

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land at Old Mill Nurseries, Upper Green, Stanford-in-the-Vale		
<b>Nearest Settlement</b>	Stanford-in-the-Vale	<b>Site size (Hectares)</b>	3.18

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

126

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

69

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

**Site Address**

Land at Upper Farm Road, Chilton, OX11 0PQ

**Nearest Settlement**

Chilton

**Site size (Hectares)**

3.22

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

87

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

13

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land South of A417 (Reading Road) and North of Allins Lane, East Hendred, Wantage, OX12 8JR		
Nearest Settlement	East Hendred	Site size (Hectares)	3.24

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

87

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

13

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land off Hagbourne Hill, Hagbourne Hill, Chilton

Nearest Settlement

Chilton

Site size (Hectares)

3.38

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

91

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

17

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land south of Curie Avenue and west of Eighth Street, Harwell Campus, Didcot OX11 0DF		
<b>Nearest Settlement</b>	Harwell Campus	<b>Site size (Hectares)</b>	3.43

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

13,719

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land adjacent to Highden Farm, Highworth Road, Faringdon		
<b>Nearest Settlement</b>	Faringdon	<b>Site size (Hectares)</b>	3.48

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

94

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

20

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



## Site Details

Site Address

Former Seven Acres Nursery Site, Faringdon Road, Stanford in the Vale

Nearest Settlement

Stanford-in-the-Vale

Site size (Hectares)

3.49

## Suitability

## Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

94

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

20

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Haynes of Challow, Roadside Farm		
Nearest Settlement	East Challow	Site size (Hectares)	3.52

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

143

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

85

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Grove Road, Wantage OX12 7BZ		
Nearest Settlement	Wantage	Site size (Hectares)	3.64

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

147

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

90

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Former Rogers Concrete site, Sandshill, Faringdon, SN7 7PQ		
Nearest Settlement	Faringdon	Site size (Hectares)	3.69

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

150

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

92

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Andersey Farm, Grove Park Drive, Lockinge, Wantage OX12 8SG		
Nearest Settlement	Grove	Site size (Hectares)	3.74

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

14,976

Residential  
Development Capacity  
(Dwellings)

101

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

44

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land adjacent to Peewit Farm, 95 Drayton Road, Drayton		
Nearest Settlement	Drayton	Site size (Hectares)	3.76

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

152

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

95

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

**Site Address**

Land east of A338, East Hanney, OX12 0FA

**Nearest Settlement**

East Hanney

**Site size (Hectares)**

3.82

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

155

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

98

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	The Old Farm Buildings, Home Farm, Dog Kennel Lane, Shellingford, Faringdon, SN7 7PU		
<b>Nearest Settlement</b>	Shellingford	<b>Site size (Hectares)</b>	3.98

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

108

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

50

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Carswell Home Farm, Carswell Golf Club, Buckland, Faringdon SN7 8PU		
Nearest Settlement	Buckland	Site size (Hectares)	3.99

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

15,941

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land to the north of A420, Faringdon		
Nearest Settlement	Faringdon	Site size (Hectares)	4.01

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.1%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

108

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

51

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

**Site Address**

Land east of Canal Way, East Challow, OX12 9SU

**Nearest Settlement**

East Challow

**Site size (Hectares)**

4.01

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

163

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

105

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land at High Street, East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	4.03

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

163

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

106

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

**Site Address**

Monks Farm, Grove OX12 0AH

**Nearest Settlement**

Grove

**Site size (Hectares)**

4.13

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

112

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

54

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Eaton Road, Appleton, Abingdon, OX13 5JJ		
Nearest Settlement	Appleton	Site size (Hectares)	4.15

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

112

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

55

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land South of Drayton Road, Sutton Courtenay		
<b>Nearest Settlement</b>	Sutton Courtenay	<b>Site size (Hectares)</b>	4.16

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

168

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

111

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land at 'By the Meadow' Farm, Steventon, Abingdon		
Nearest Settlement	Steventon	Site size (Hectares)	4.19

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

141

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

84

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land north west of Dunmore Road, Abingdon		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	4.22

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

106

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

49

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land adjacent to Church Farm, School Road, West Hanney, Wantage		
<b>Nearest Settlement</b>	West Hanney	<b>Site size (Hectares)</b>	4.24

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

16,955

Residential  
Development Capacity  
(Dwellings)

172

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

114

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land North of Townsend Road, Shrivenham, SN6 8BN		
<b>Nearest Settlement</b>	Shrivenham	<b>Site size (Hectares)</b>	4.27

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

115

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

58

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land at Ware Road, Stanford-in-the-Vale		
<b>Nearest Settlement</b>	Stanford-in-the-Vale	<b>Site size (Hectares)</b>	4.36

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

118

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

61

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	Land at Peach Croft Farm, Twelve Acre Drive , Abingdon, OX14 2HP		
<b>Nearest Settlement</b>	Abingdon-on-Thames	<b>Site size (Hectares)</b>	4.40

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	Yes	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

**Is the site suitable?**

Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

17,584

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land adjacent to High Street, Uffington		
Nearest Settlement	Uffington	Site size (Hectares)	4.47

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

121

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

64

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land north of Fernham Road, Shellingford, Faringdon, SN7 7PU		
<b>Nearest Settlement</b>	Shellingford	<b>Site size (Hectares)</b>	4.54

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.1%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

115

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

57

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land east of Steventon House Hotel, Milton Heights		
Nearest Settlement	Milton Heights	Site size (Hectares)	4.55

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

123

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

66

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	Greensands, Reading Road, East Hendred, Wantage OX12 8JE		
<b>Nearest Settlement</b>	East Hendred	<b>Site size (Hectares)</b>	4.56

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

123

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

66

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Plough Farm, Old Road, East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	4.58

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

18,336

Residential  
Development Capacity  
(Dwellings)

124

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

67

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land south of Curie Avenue and west of Second Street, Harwell Campus, Didcot OX11 0QG		
<b>Nearest Settlement</b>	Harwell Campus	<b>Site size (Hectares)</b>	4.71

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

18,835

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Windmill Field, Ickleton Road, East Challow, Wantage, OX12 9RR		
<b>Nearest Settlement</b>	East Challow	<b>Site size (Hectares)</b>	4.73

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

192

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

134

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land at Harwell Road, Sutton Courtenay, OX14 4BN		
Nearest Settlement	Sutton Courtenay	Site size (Hectares)	4.81

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

130

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

73

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Netherton Road, Appleton (1)		
Nearest Settlement	Appleton	Site size (Hectares)	4.86

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

131

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

74

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land off Station Road, Ashbury, SN6 8LN

Nearest Settlement

Ashbury

Site size (Hectares)

5.07

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

122

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

65

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Castle Street, Steventon, Abingdon , OX13 6SR		
Nearest Settlement	Steventon	Site size (Hectares)	5.18

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

187

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

129

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land to the north of Highworth Road, Faringdon		
Nearest Settlement	Faringdon	Site size (Hectares)	5.53

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

133

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

76

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land to the west of Steventon Road, Drayton		
Nearest Settlement	Drayton	Site size (Hectares)	5.73

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

206

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

149

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Former Grove Airfield (Parcel P4)		
Nearest Settlement	Grove	Site size (Hectares)	5.98

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

143

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

86

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land west of B4016, Bessels Way, Blewbury, OX11 9NH		
Nearest Settlement	Blewbury	Site size (Hectares)	6.09

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

219

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

162

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	Foxcombe Hall, Boars Hill, Oxford OX1 5HR		
<b>Nearest Settlement</b>	Wootton	<b>Site size (Hectares)</b>	6.16

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	Yes	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

**Is the site suitable?**

Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

222

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

164

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Mary Lyon Centre, Harwell Science And Innovation Campus, Harwell, Didcot OX11 0RD		
<b>Nearest Settlement</b>	Harwell Campus	<b>Site size (Hectares)</b>	6.18

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

24,712

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land to the south of Summertown & east of A338, East Hanney		
Nearest Settlement	East Hanney	Site size (Hectares)	6.21

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

149

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

92

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land to the south of the A420 at Big Bypass Field, Pennyhooks Farm, Shrivenham, SN6 8EX		
Nearest Settlement	Watchfield	Site size (Hectares)	6.30

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

25,219

Residential  
Development Capacity  
(Dwellings)

151

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

94

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address

Land west of Westbrook Farm, London Road, Blewbury

Nearest Settlement

Blewbury

Site size (Hectares)

6.60

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

159

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

101

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land behind Larkdown Road, Wantage		
<b>Nearest Settlement</b>	Wantage	<b>Site size (Hectares)</b>	6.95

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

167

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

110

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land to north of Mill Lane, Milton, Abingdon , OX14 4EP		
<b>Nearest Settlement</b>	Milton	<b>Site size (Hectares)</b>	7.14

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

171

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

114

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land west of Abingdon Road, Milton Hill		
Nearest Settlement	Milton Heights	Site size (Hectares)	7.23

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

260

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

203

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	Land north of Hobbyhorse Lane, Sutton Courtenay		
<b>Nearest Settlement</b>	Sutton Courtenay	<b>Site size (Hectares)</b>	7.27

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

175

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

117

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

**Site Address**

Land north of Appleford Road, Sutton Courtenay, Abingdon, OX14 4NG

**Nearest Settlement**

Sutton Courtenay

**Site size (Hectares)**

7.28

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.1%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

160

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

103

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	The Causeway, Steventon, Abingdon, OX13 6SQ		
Nearest Settlement	Steventon	Site size (Hectares)	7.41

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

178

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

120

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Phase 1 Valley Park, Didcot

Nearest  
Settlement

Milton

Site size  
(Hectares)

7.46

## Suitability

## Step 1 Assessment

Flood Zone 3b  
Area (%)

0.1%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt  
and not within a  
settlement?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Flood  
Zone 3a under  
threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

169

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

111

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	Land south of Hanney Road, Steventon, OX13		
<b>Nearest Settlement</b>	Steventon	<b>Site size (Hectares)</b>	7.99

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

288

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

11

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land north of Longfields, Leas Lane, Marcham, OX13 6FS

Nearest Settlement

Marcham

Site size (Hectares)

8.18

## Suitability

## Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

196

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

139

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land north of East Hanney		
Nearest Settlement	East Hanney	Site size (Hectares)	8.52

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.9%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

32

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

6

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land south of Castle Street, Steventon, Abingdon, OX13 6SR		
<b>Nearest Settlement</b>	Steventon	<b>Site size (Hectares)</b>	8.54

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

205

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

148

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land at Abingdon Road, Steventon		
Nearest Settlement	Steventon	Site size (Hectares)	8.61

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

207

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

149

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land east of Hanney Road, Kingston Bagpuize, Abingdon, OX13 5HT		
<b>Nearest Settlement</b>	Kingston Bagpuize with Southmoor	<b>Site size (Hectares)</b>	8.62

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

207

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

150

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land north of Hanney Road, Steventon, Abingdon, OX13 6AP		
<b>Nearest Settlement</b>	Steventon	<b>Site size (Hectares)</b>	8.76

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

35,057

Residential  
Development Capacity  
(Dwellings)

210

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

153

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

**Site Address**

Land north of Station Road, Upton, Didcot, OX11 9HX

**Nearest Settlement**

Upton

**Site size (Hectares)**

9.21

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

221

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

164

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land north of Didcot Road, Harwell		
Nearest Settlement	Harwell	Site size (Hectares)	9.61

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

231

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

174

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land at the White Horse Business Park, Ware Road, Stanford in the Vale SN7 8NN		
Nearest Settlement	Stanford-in-the-Vale	Site size (Hectares)	9.78

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

39,110

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land south of Reading Road, West Hendred, Wantage		
<b>Nearest Settlement</b>	West Hendred	<b>Site size (Hectares)</b>	9.94

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

238

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

181

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Grove Wick Farm, Station Road, Grove, Wantage OX12 0DG		
Nearest Settlement	Grove	Site size (Hectares)	10.47

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

204

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

147

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land adjacent to Harwell Campus		
Nearest Settlement	Harwell Campus	Site size (Hectares)	10.91

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

210

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

153

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Former Esso Research Centre, Milton Hill, Abingdon, OX13 6BD		
Nearest Settlement	Milton Heights	Site size (Hectares)	11.01

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

44,055

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land off Chainhill Road, Wantage,		
Nearest Settlement	Wantage	Site size (Hectares)	11.07

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

216

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

159

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land Adjoining The Firs, Ardington, Wantage, OX12 8PT		
<b>Nearest Settlement</b>	Ardington	<b>Site size (Hectares)</b>	11.90

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

232

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

175

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land at Cross Trees Farm, Sutton Courtenay		
Nearest Settlement	Sutton Courtenay	Site size (Hectares)	12.03

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

235

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

177

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land north east of Marcham		
Nearest Settlement	Marcham	Site size (Hectares)	12.82

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

250

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

193

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Blewbury Centre, Bessels Way, Blewbury Didcot OX11 9NH		
<b>Nearest Settlement</b>	Blewbury	<b>Site size (Hectares)</b>	12.83

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

246

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

188

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land at Woodhouse Fruit Farm, Digging Lane, Kingston Bagpuize, Abingdon, OX13 5LY		
<b>Nearest Settlement</b>	Kingston Bagpuize with Southmoor	<b>Site size (Hectares)</b>	13.25

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

258

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

201

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Cottage Road, Stanford-in-the-Vale, Faringdon, SN7 8HY		
Nearest Settlement	Stanford-in-the-Vale	Site size (Hectares)	13.55

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

52,554

Residential  
Development Capacity  
(Dwellings)

256

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

199

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Egrove Park, Kennington Road, Kennington

Nearest Settlement

Kennington

Site size (Hectares)

15.45

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.1%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

57,418

Residential  
Development Capacity  
(Dwellings)

280

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

3

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land south of Shrivenham, Shrivenham		
Nearest Settlement	Shrivenham	Site size (Hectares)	15.47

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

61,880

Residential  
Development Capacity  
(Dwellings)

302

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

24

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land north of Reading Road, Harwell		
Nearest Settlement	Harwell	Site size (Hectares)	15.53

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

303

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

26

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land at Harwell Road, Sutton Courtenay, OX14 4BN		
Nearest Settlement	Sutton Courtenay	Site size (Hectares)	15.74

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

460

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

183

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land between A417 and B4507, East Challow,		
Nearest Settlement	Wantage	Site size (Hectares)	15.82

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

308

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

31

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land known as 'Fermi Gate' bounded by Dido Road, Harwell Science and Innovation Campus, Harwell, Didcot		
Nearest Settlement	Harwell Campus	Site size (Hectares)	16.38

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

65,525

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land West of Fyfield Wick, Kingston Bagpuize

Nearest Settlement

Kingston Bagpuize with Southmoor

Site size (Hectares)

16.69

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

325

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

48

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land south of Spring Hill, Southmoor, OX13 5HL		
Nearest Settlement	Kingston Bagpuize with Southmoor	Site size (Hectares)	16.93

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

330

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

53

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land north of Shrivenham, Highworth Road, Shrivenham		
Nearest Settlement	Shrivenham	Site size (Hectares)	17.17

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

335

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

58

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land west of Abingdon Road, Steventon, Abingdon, OX13 6RW		
Nearest Settlement	Steventon	Site size (Hectares)	17.42

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

340

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

62

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land east of Harwell, Reading Road, Harwell OX11 0LU		
Nearest Settlement	Harwell	Site size (Hectares)	17.69

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

70,765

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	Harwell Campus, Harwell, Didcot, OX11 0QQ		
<b>Nearest Settlement</b>	Harwell	<b>Site size (Hectares)</b>	18.72

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

74,873

Residential  
Development Capacity  
(Dwellings)

365

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

88

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land east of Appleford , Manor Farm, Appleford		
Nearest Settlement	Appleford	Site size (Hectares)	21.29

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	27.7%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

450

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

173

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land South of Shrivenham and East of Station Road Shrivenham		
<b>Nearest Settlement</b>	Shrivenham	<b>Site size (Hectares)</b>	21.50

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

86,012

Residential  
Development Capacity  
(Dwellings)

419

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

142

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land north of Abingdon		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	21.63

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	1.5%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

415

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

138

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

**Site Address**

Land south of Denchworth Road, Grove

**Nearest Settlement**

Grove

**Site size (Hectares)**

28.35

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

553

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

188

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

**Site Address**

Shrivenham Park Golf Club, Pennyhooks Lane, Shrivenham, SN6 8EX

**Nearest Settlement**

Watchfield

**Site size (Hectares)**

28.70

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

1.3%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

552

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

187

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land to the East of the A34 at Chilton		
Nearest Settlement	Chilton	Site size (Hectares)	28.83

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

115,305

Residential  
Development Capacity  
(Dwellings)

562

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

197

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land north of Reading Road and Grove Road, Harwell OX11 0HT		
<b>Nearest Settlement</b>	Harwell	<b>Site size (Hectares)</b>	29.81

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

581

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

216

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



## Site Details

Site Address

Land South of Majors Road, Watchfield, SN7 7TR, Majors Road,  
Watchfield, SN7 7TR

Nearest  
Settlement

Watchfield

Site size  
(Hectares)

33.17

## Suitability

## Step 1 Assessment

Flood Zone 3b  
Area (%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt  
and not within a  
settlement?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Flood  
Zone 3a under  
threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

647

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

282

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land East of Radley, Land North and South of Lower Radley Road		
Nearest Settlement	Radley	Site size (Hectares)	34.17

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

666

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

301

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land at Drayton East Way, Drayton		
Nearest Settlement	Drayton	Site size (Hectares)	37.22

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

702

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

337

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land at Drayton East Way and Land South of Drayton Road, Land at Drayton East Way and Land South of Drayton Road, Drayton		
<b>Nearest Settlement</b>	Drayton	<b>Site size (Hectares)</b>	37.50

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

1,060

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

126

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land off Mill Road, Abingdon		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	39.25

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	7.7%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

637

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

272

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

**Site Address**

Land at Bow Farm, Bow Road, Stanford in the Vale

**Nearest Settlement**

Stanford-in-the-Vale

**Site size (Hectares)**

42.31

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

824

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

459

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land to the south of East Hanney		
Nearest Settlement	East Hanney	Site size (Hectares)	43.50

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

848

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

483

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land at former Didcot A Power Station Purchas Road Didcot		
Nearest Settlement	Milton	Site size (Hectares)	46.85

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

911

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

546

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land to the South of Marcham		
Nearest Settlement	Marcham	Site size (Hectares)	47.25

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

701

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

336

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Rowstock Innovation Village (land north of the A417 Rowstock and west of Abingdon road), Abingdon Road , Rowstock		
<b>Nearest Settlement</b>	Rowstock	<b>Site size (Hectares)</b>	47.90

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

191,608

Residential  
Development Capacity  
(Dwellings)

934

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

569

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Tulwick Park, Grove

Nearest Settlement

Grove

Site size (Hectares)

47.91

## Suitability

## Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

934

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

569

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land adjoining Blaise Park at Milton Hill		
Nearest Settlement	Milton Heights	Site size (Hectares)	50.69

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

202,753

Residential  
Development Capacity  
(Dwellings)

988

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

54

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land north east of Watchfield, Majors Road, Watchfield		
Nearest Settlement	Watchfield	Site size (Hectares)	51.53

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

1,005

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

70

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Draycott Moor Farm, Longworth Road, Longworth		
Nearest Settlement	Longworth	Site size (Hectares)	58.24

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

232,974

Residential  
Development Capacity  
(Dwellings)

1,136

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

201

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land west of The Steeds, Coxwell Road, Coxwell		
Nearest Settlement	Faringdon	Site size (Hectares)	60.61

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

242,446

Residential  
Development Capacity  
(Dwellings)

1,182

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

247

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land to the East of Kingston Bagpuize, Fyfield		
Nearest Settlement	Fyfield	Site size (Hectares)	67.73

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

1,321

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

386

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land to the North of Grove and to the East and West of the A338		
Nearest Settlement	Grove	Site size (Hectares)	69.73

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

278,931

Residential  
Development Capacity  
(Dwellings)

2,040

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

1,105

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land north of Grove		
<b>Nearest Settlement</b>	Denchworth	<b>Site size (Hectares)</b>	71.43

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

1,393

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

458

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Tulwick Park, Station Road, Grove, Wantage		
<b>Nearest Settlement</b>	Grove	<b>Site size (Hectares)</b>	73.38

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

1,431

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

496

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

**Site Address**

Land West of Wantage, North East of East Challow, Wantage/East Challow

**Nearest Settlement**

Wantage

**Site size (Hectares)**

78.68

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.1%

**Ancient Woodland Area (%)**

0.6%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

2,142

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

1,207

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land North of West Hanney		
Nearest Settlement	West Hanney	Site size (Hectares)	83.42

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

258,816

Residential  
Development Capacity  
(Dwellings)

1,262

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

327

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land South of Kingston Bagpuize at Swannybrook Farm, Kingston Bagpuize, Abingdon		
<b>Nearest Settlement</b>	Kingston Bagpuize with Southmoor	<b>Site size (Hectares)</b>	86.28

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

345,118

Residential  
Development Capacity  
(Dwellings)

1,682

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

748

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land at South Abingdon, Drayton road, Abingdon		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	87.93

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	8.3%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

1,501

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

566

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Garford, Abingdon, OX13 5PB		
Nearest Settlement	Garford	Site size (Hectares)	95.14

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

339,908

Residential  
Development Capacity  
(Dwellings)

1,657

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

722

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address

Land at Crab Hill, North A417 east of A338, Wantage

Nearest Settlement

Wantage

Site size (Hectares)

95.31

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

1,858

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

924

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land north of A417/East Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	101.83

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

1,951

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

1,016

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land north of A417, East Hendred		
<b>Nearest Settlement</b>	East Hendred	<b>Site size (Hectares)</b>	116.12

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

2,234

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

1,299

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land to the south of Harwell Campus		
Nearest Settlement	Harwell Campus	Site size (Hectares)	122.26

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

2,384

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

1,449

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land east of Hendred		
Nearest Settlement	East Hendred	Site size (Hectares)	124.57

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

2,397

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

1,462

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land North and South of Grove Park Drive, Grove Park Drive, Grove, Wantage, N/A		
<b>Nearest Settlement</b>	Grove	<b>Site size (Hectares)</b>	135.97

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

543,862

Residential  
Development Capacity  
(Dwellings)

2,651

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

1,717

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land at Wicklesham Lodge Farm, Land at Wicklesham Lodge Farm, South of the A420, , Faringdon, SN7 7PN		
Nearest Settlement	Faringdon	Site size (Hectares)	146.87

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	2.3%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.2%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

553,901

Residential  
Development Capacity  
(Dwellings)

2,700

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

1,765

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land to the West of Great Western Park (Valley Park) Didcot (in the parishes of Harwell and Milton)		
<b>Nearest Settlement</b>	Harwell	<b>Site size (Hectares)</b>	184.32

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.1%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

3,400

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

2,465

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



## Site Details

Site Address

Land north of Crab Hill, Grove, Wantage

Nearest  
Settlement

Grove

Site size  
(Hectares)

191.83

## Suitability

## Step 1 Assessment

Flood Zone 3b  
Area (%)

0.0%

Ancient Woodland  
Area (%)

0.4%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt  
and not within a  
settlement?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Flood  
Zone 3a under  
threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

763,974

Residential  
Development Capacity  
(Dwellings)

3,724

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

2,790

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land North of the A420 at Shrivenham, Sandhill Farm, Shrivenham, SN6 8BH		
Nearest Settlement	Shrivenham	Site size (Hectares)	220.82

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

883,295

Residential  
Development Capacity  
(Dwellings)

4,306

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

3,371

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Rutherford Appleton Laboratory (RAL), Harwell Campus, Harwell, Didcot, OX11 0QQ		
<b>Nearest Settlement</b>	Harwell Campus	<b>Site size (Hectares)</b>	282.03

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,128,134

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Dalton Barracks, Abingdon, Oxfordshire, OX13 6JB		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	288.09

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,150,955

Residential  
Development Capacity  
(Dwellings)

5,611

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

4,676

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Radcot Green, FCC Sutton Courtenay site, AbingdononThames, OX14 4PW		
Nearest Settlement	Sutton Courtenay	Site size (Hectares)	292.05

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,167,494

Residential  
Development Capacity  
(Dwellings)

5,692

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

4,757

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land to the West of A34 near to Drayton

Nearest Settlement

Drayton

Site size (Hectares)

330.67

## Suitability

## Step 1 Assessment

Flood Zone 3b Area (%)

0.3%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

4,310

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

3,375

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land to the North of Grove and to the East and West of the A338 Wider Opportunity, n/a, Grove, n/a		
<b>Nearest Settlement</b>	East Hanney	<b>Site size (Hectares)</b>	332.83

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.1%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,250,456

Residential  
Development Capacity  
(Dwellings)

6,096

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

5,161

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land north of Grove		
Nearest Settlement	Grove	Site size (Hectares)	408.97

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

7,975

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

7,040

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	Challow Station garden Community, north and south of Challow station		
<b>Nearest Settlement</b>	West Challow	<b>Site size (Hectares)</b>	619.38

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.1%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,309,829

Residential  
Development Capacity  
(Dwellings)

16,891

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

15,956

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	South-East of Marcham		
Nearest Settlement	Marcham	Site size (Hectares)	3.46

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	9.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

93

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

19

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Barton Mill in Audlett Drive, Abingdon		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	1.53

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

6,112

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Grove Technology Park		
Nearest Settlement	Grove	Site size (Hectares)	13.22

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

52,864

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Station Road, Grove (Williams F1)		
Nearest Settlement	Grove	Site size (Hectares)	7.68

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

30,725

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Milton Park		
Nearest Settlement	Milton	Site size (Hectares)	83.05

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

332,188

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Abingdon Business Park at Wyndyke Furlong

Nearest  
Settlement

Abingdon-on-Thames

Site size  
(Hectares)

36.61

## Suitability

## Step 1 Assessment

Flood Zone 3b  
Area (%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt  
and not within a  
settlement?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Flood  
Zone 3a under  
threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

146,452

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Kingston Business Park		
<b>Nearest Settlement</b>	Kingston Bagpuize with Southmoor	<b>Site size (Hectares)</b>	6.25

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

24,984

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Whitehorse Business Park		
Nearest Settlement	Stanford-in-the-Vale	Site size (Hectares)	8.59

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

34,379

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Shrivenham Hundred Business Park

Nearest  
Settlement

Watchfield

Site size  
(Hectares)

5.33

## Suitability

## Step 1 Assessment

Flood Zone 3b  
Area (%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt  
and not within a  
settlement?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Flood  
Zone 3a under  
threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

21,334

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Ardington - Home Farm		
Nearest Settlement	Ardington	Site size (Hectares)	0.91

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.3%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

3,659

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Sandford Lane Industrial Estate		
Nearest Settlement	Kennington	Site size (Hectares)	1.33

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

5,303

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Abingdon Science Park at Barton Lane		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	13.17

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

52,675

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Milton Hill Business and Technology Centre		
Nearest Settlement	Milton Heights	Site size (Hectares)	16.77

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

67,074

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Tubney Wood - Oxford Instruments		
Nearest Settlement	Tubney	Site size (Hectares)	6.31

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

25,250

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Didcot A Power Station		
Nearest Settlement	Didcot	Site size (Hectares)	44.25

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

177,006

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address

Farmoor Court

Nearest Settlement

Farmoor

Site size (Hectares)

0.39

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,548

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Manor Farm, Manor Road, Wantage		
<b>Nearest Settlement</b>	Wantage	<b>Site size (Hectares)</b>	1.10

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

Is the site suitable?

Yes

**Achievability**

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

4,415

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Radley Road Industrial Estate		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	2.68

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

10,708

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Fitzharris Trading Estate		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	0.63

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,506

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Hinksey Busines Centre and Industrial Estate		
Nearest Settlement	Botley	Site size (Hectares)	2.29

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

9,164

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Botley - north of West Way		
<b>Nearest Settlement</b>	Botley	<b>Site size (Hectares)</b>	1.73

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
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**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

6,909

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Horticulture House		
Nearest Settlement	Chilton	Site size (Hectares)	0.69

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,750

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	South Kennington, Kennington		
Nearest Settlement	Kennington	Site size (Hectares)	11.80

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.4%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

221

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

164

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	North West Radley, Radley		
Nearest Settlement	Radley	Site size (Hectares)	12.15

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

237

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

180

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Milton Heights		
Nearest Settlement	Milton Heights	Site size (Hectares)	25.01

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

732

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

367

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Monks Farm, Grove		
Nearest Settlement	Grove	Site size (Hectares)	56.71

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

1,659

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

724

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	West Stanford in the Vale		
Nearest Settlement	Stanford-in-the-Vale	Site size (Hectares)	11.62

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

340

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

63

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land South of Park Road		
Nearest Settlement	Faringdon	Site size (Hectares)	27.85

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

815

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

450

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	North Shrivenham		
Nearest Settlement	Shrivenham	Site size (Hectares)	31.47

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

921

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

556

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Grove Airfield		
Nearest Settlement	Grove	Site size (Hectares)	107.18

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

3,135

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

2,200

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	22-26 The Clock House Ock Street Abingdon OX14 5SW		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	0.26

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

8

### Residential Development Indicative Trajectory

Years 1-5

8

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land North of Hale Farm, Kingston Lisle OX12 9QZ		
Nearest Settlement	Baulking	Site size (Hectares)	0.27

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,062

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land behind No 21 Oxford Square, Watchfield, Swindon, SN6 8TB		
Nearest Settlement	Watchfield	Site size (Hectares)	0.26

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

8

### Residential Development Indicative Trajectory

Years 1-5

8

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	North West Valley Park		
Nearest Settlement	Didcot	Site size (Hectares)	33.29

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.1%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

564

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

200

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Abbey Shopping Centre and the Charter		
Nearest Settlement	Abingdon	Site size (Hectares)	2.51

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

10,033

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	North-East of East Hanney		
Nearest Settlement	East Hanney	Site size (Hectares)	2.39

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

64

### Residential Development Indicative Trajectory

Years 1-5

64

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Cumnor Hill (Chawley Park)		
Nearest Settlement	Cumnor	Site size (Hectares)	0.60

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,400

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Faringdon - existing Park Road sites

Nearest Settlement

Faringdon

Site size (Hectares)

6.63

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

26,527

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Ardington - The Bakers Yard		
Nearest Settlement	Ardington	Site size (Hectares)	1.09

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

4,371

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Wessex Mill, Mill Street, Wantage		
Nearest Settlement	Wantage	Site size (Hectares)	0.23

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

904

Residential  
Development Capacity  
(Dwellings)

7

### Residential Development Indicative Trajectory

Years 1-5

7

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	South Faringdon		
Nearest Settlement	Faringdon	Site size (Hectares)	18.35

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

358

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

81

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Faringdon - existing Park Road sites		
Nearest Settlement	Faringdon	Site size (Hectares)	0.44

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,432

Residential  
Development Capacity  
(Dwellings)

11

### Residential Development Indicative Trajectory

Years 1-5

11

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	North of Abingdon, Abingdon		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	50.65

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

988

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

53

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address

North West Abingdon, Abingdon

Nearest Settlement

Abingdon-on-Thames

Site size (Hectares)

12.60

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

246

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

189

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

**Site Address**

Barcote Garden Village, Land south of the A420, Barcote Lane, Littleworth, Faringdon, SN7 8PW

**Nearest Settlement**

Littleworth

**Site size (Hectares)**

98.86

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses



Affordable Housing



Renewable Energy



Self and Custom Build Housing



Housing



Traveller



Employment



### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

395,450

Residential  
Development Capacity  
(Dwellings)

1,928

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

570

Years 16+

993

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land south of Shrivenham		
Nearest Settlement	Shrivenham	Site size (Hectares)	31.60

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

616

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

251

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Harcourt Hill Campus		
Nearest Settlement	Botley	Site size (Hectares)	22.72

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	Yes	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?

Yes, the site is within the Green Belt and not located within a settlement. However, it is (in part or wholly) previously developed land.

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

443

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

166

Years 16+

0

## Conclusion

Conclusion

This site is being promoted for residential uses in relation to its use as a university/residential college. The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land West of Orchard Gardens, Wantage		
Nearest Settlement	West Challow	Site size (Hectares)	0.45

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

13

### Residential Development Indicative Trajectory

Years 1-5

13

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Stonehill House, Stonehill, near Abingdon, OX14 4AA		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	0.45

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

13

### Residential Development Indicative Trajectory

Years 1-5

13

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Harwell Science and Innovation Campus, South of Thomson Avenue, Didcot OX11 0QG		
Nearest Settlement	Harwell Campus	Site size (Hectares)	0.54

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,175

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land to the east of Stonehill Lane, Drayton		
Nearest Settlement	Drayton	Site size (Hectares)	0.98

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

29

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

4

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	Ickleton Road, Wantage		
<b>Nearest Settlement</b>	Wantage	<b>Site size (Hectares)</b>	0.98

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

30

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

4

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land to Rear of 10 Halls Close, Drayton OX14 4LU

Nearest Settlement

Drayton

Site size (Hectares)

1.09

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

29

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

4

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land north of Droveaway, Kingston Lisle, Wantage		
Nearest Settlement	Kingston Lisle	Site size (Hectares)	0.57

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

17

### Residential Development Indicative Trajectory

Years 1-5

17

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land North of Maple Gardens, Milton		
Nearest Settlement	Milton	Site size (Hectares)	0.77

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

23

### Residential Development Indicative Trajectory

Years 1-5

23

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	Part of Stockham Park allotments, off Saxon Way, Wantage		
<b>Nearest Settlement</b>	Wantage	<b>Site size (Hectares)</b>	0.51

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

15

### Residential Development Indicative Trajectory

Years 1-5

15

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Back Drive, Colliers Farm, Baulking Road, Baulking		
Nearest Settlement	Baulking	Site size (Hectares)	1.48

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

40

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

14

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land at Harwell, Reading Road

Nearest Settlement

Harwell

Site size (Hectares)

1.86

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

50

### Residential Development Indicative Trajectory

Years 1-5

50

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land South of Circourt Road, Denchworth, Wantage OX12 0DZ		
<b>Nearest Settlement</b>	Denchworth	<b>Site size (Hectares)</b>	1.62

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

44

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

18

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land at Danefield, Kings Lane, Longcot, Faringdon SN7 7SS		
Nearest Settlement	Longcot	Site size (Hectares)	1.72

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

46

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

21

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land north of Dunmore Road, Abingdon OX14 1PU

Nearest Settlement

Abingdon-on-Thames

Site size (Hectares)

3.39

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

92

### Residential Development Indicative Trajectory

Years 1-5

74

Year 6-10

18

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

<b>Site Address</b>	Land off A4130, Didcot		
<b>Nearest Settlement</b>	Sutton Courtenay	<b>Site size (Hectares)</b>	7.95

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

191

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

133

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

**Site Address**

Land west of Hanney Road, Southmoor, Abingdon, OX13 5HT

**Nearest Settlement**

Kingston Bagpuize with Southmoor

**Site size (Hectares)**

8.00

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

192

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

135

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



Site Details

Site Address	Land off Kiln Lane and Marcham Road, Drayton, OX14 4LG		
Nearest Settlement	Drayton	Site size (Hectares)	8.78

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
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Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

211

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

154

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land on the eastern edge of Upton, London Road, Didcot, OX11 9JR		
Nearest Settlement	Upton	Site size (Hectares)	9.21

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

36,837

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land to the north of Spring Hill (south of A420), Kingston Bagpuize and Southmoor		
Nearest Settlement	Kingston Bagpuize with Southmoor	Site size (Hectares)	11.36

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

222

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

164

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Land at Frilford Heath Golf Club, Oxford Road, Frilford Heath, Abingdon, OX13 5NW		
Nearest Settlement	Tubney	Site size (Hectares)	12.97

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	47.7%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

27,155

Residential  
Development Capacity  
(Dwellings)

163

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

106

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	Land to the north of Challow Road, Challow Road, Wantage, OX12 9XY		
<b>Nearest Settlement</b>	Wantage	<b>Site size (Hectares)</b>	13.38

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

261

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

204

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land to the West of Station Road, Shrivenham

Nearest  
Settlement

Shrivenham

Site size  
(Hectares)

15.83

## Suitability

## Step 1 Assessment

Flood Zone 3b  
Area (%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

0.0%

Scheduled  
Monument Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt  
and not within a  
settlement?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Flood  
Zone 3a under  
threshold?

No

Area outside BMV  
agricultural land  
under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

309

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

31

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address

Land North of Abingdon Road, Drayton

Nearest Settlement

Drayton

Site size (Hectares)

18.89

## Suitability

## Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

368

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

91

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land north of Twelve Acre Drive Abingdon

Nearest Settlement

Abingdon-on-Thames

Site size (Hectares)

22.20

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Area outside BMV agricultural land under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

433

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

156

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	Land North of Dunmore Road and Twelve Acre Drive Abingdon		
<b>Nearest Settlement</b>	Abingdon-on-Thames	<b>Site size (Hectares)</b>	22.69

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	0.0%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	No	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
---	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

432

### Residential Development Indicative Trajectory

Years 1-5

57

Year 6-10

220

Year 11-15

154

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Site Details**

**Site Address**

Steventon - Station Yard Industrial Estate

**Nearest Settlement**

Steventon

**Site size (Hectares)**

0.25

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

0.0%

**Special Area of Conservation Area (%)**

0.0%

**Scheduled Monument Area (%)**

0.0%

**Site of Special Scientific Interest Area (%)**

0.0%

**Registered Park/ Garden Area (%)**

0.0%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Area outside BMV agricultural land under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

985

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Drayton Road Industrial Estate		
Nearest Settlement	Abingdon-on-Thames	Site size (Hectares)	1.21

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.2%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

3,955

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Hazel Road, Botley		
Nearest Settlement	Botley	Site size (Hectares)	1.53

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

41

### Residential Development Indicative Trajectory

Years 1-5

26

Year 6-10

16

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.



**Site Details**

<b>Site Address</b>	Hinksey Hill, Kennington, Oxford, OX1 5BG		
<b>Nearest Settlement</b>	South Hinksey	<b>Site size (Hectares)</b>	1.20

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	0.0%	<b>Ancient Woodland Area (%)</b>	60.6%
<b>Special Area of Conservation Area (%)</b>	0.0%	<b>Scheduled Monument Area (%)</b>	0.0%
<b>Site of Special Scientific Interest Area (%)</b>	0.0%	<b>Registered Park/ Garden Area (%)</b>	0.0%

**Step 2 Assessment**

<b>In the Green Belt and not within a settlement?</b>	Yes	<b>In a National Landscape and not within or adjacent to settlement?</b>	No
<b>Area outside Flood Zone 3a under threshold?</b>	No	<b>Area outside BMV agricultural land under threshold?</b>	No

**Suitability Conclusion**

<b>Is the site suitable?</b>	Yes
------------------------------	-----

**Achievability**

<b>Is the proposed development achievable at this location?</b>	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
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## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

14

### Residential Development Indicative Trajectory

Years 1-5

14

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address	Wicklesham Quarry		
Nearest Settlement	Faringdon	Site size (Hectares)	11.94

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)	0.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	97.1%	Registered Park/ Garden Area (%)	0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No	Area outside BMV agricultural land under threshold?	No

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

1,394

Residential  
Development Capacity  
(Dwellings)

0

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

0

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**Alternative formats of this publication, a summary of its contents or specific sections, are available on request.**

**These include large print, Braille, audio, email, easy read and alternative languages.**

**Please contact customer services to discuss your requirements on 01235 422422.**

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